

**OFFICIALS**

Joe Stear, Mayor  
 Greg McPherson, Council President  
 Chris Bruce, Council Member  
 Matt Biggs, Council Member to be sworn in  
 John Laraway, Council Member

**CITY OF KUNA**  
**Kuna City Hall Council Chamber, 751 W 4th Street, Kuna, Idaho 83634**

**City Council Meeting**  
**AGENDA**  
**Tuesday, October 18, 2022**

**6:00 P.M. REGULAR CITY COUNCIL**

*For questions, please call the Kuna City Clerk's Office at (208) 387-7726.*

ALL ITEMS ON THE KUNA CITY COUNCIL AGENDA ARE CONSIDERED ACTION ITEMS UNLESS OTHERWISE INSTRUCTED BY THE CITY COUNCIL.

**1. Call to Order and Roll Call**

**2. Invocation**

**3. Pledge of Allegiance: Mayor Stear**

**4. Consent Agenda: ACTION ITEMS**

*All items listed under the Consent Agenda are considered to be routine and are acted on with one motion by the City Council. There will be no separate discussion on these items unless the Mayor, Council Member, or City Staff requests an item to be removed from the Consent Agenda for discussion. Items removed from the Consent Agenda will be placed on the Regular Agenda under Business or as instructed by the City Council.*

**A. Regular City Council Meeting Minutes Dated October 4, 2022**

**B. Accounts Payable Dated October 13, 2022, in the amount of \$2,186,751.40**

**C. Findings of Facts and Conclusions of Law**

1. Case No. 21-15-AN (Annexation) 2500 S Rock Falls Lane.

**D. Resolutions**

1. Resolution R76-2022

**A RESOLUTION OF THE CITY COUNCIL FOR KUNA, IDAHO APPROVING A PERFORMANCE BOND BY TOLL BROTHERS, FOR PALOMA RIDGE SUBDIVISION NO. 1 FOR UNCOMPLETED WORK INCLUDING FENCING PURSUANT TO THE TERMS OF THIS RESOLUTION.**

2. Resolution R77-2022

A RESOLUTION OF THE CITY COUNCIL FOR KUNA, IDAHO APPROVING A PERFORMANCE BOND BY TOLL BROTHERS, FOR PALOMA RIDGE SUBDIVISION NO. 1 FOR UNCOMPLETED WORK INCLUDING LANDSCAPING PURSUANT TO THE TERMS OF THIS RESOLUTION.

3. Resolution R78-2022

A RESOLUTION OF THE CITY COUNCIL FOR KUNA, IDAHO APPROVING A PERFORMANCE BOND BY TOLL BROTHERS, FOR PALOMA RIDGE SUBDIVISION NO. 1 FOR UNCOMPLETED WORK INCLUDING STREET LIGHTING PURSUANT TO THE TERMS OF THIS RESOLUTION.

4. Resolution R79-2022

A RESOLUTION OF THE CITY COUNCIL FOR KUNA, IDAHO APPROVING THE “*SERVICES AGREEMENT*” WITH CRIME STOPPERS OF SOUTHWEST IDAHO, AN IDAHO NON-PROFIT CORPORATION. AUTHORIZING THE MAYOR TO EXECUTE THE AGREEMENT AND THE CITY CLERK TO ATTEST TO SAID SIGNATURE.

5. Resolution R81-2022

A RESOLUTION OF THE CITY COUNCIL OF KUNA, IDAHO:

- MAKING CERTAIN FINDINGS OF AUTHORITY AND PURPOSE; AND
- ESTABLISHING THE KUNA MUNICIPAL IRRIGATION SYSTEM POLICIES WHICH INCLUDE:
  - ESTABLISHING THE KUNA MUNICIPAL IRRIGATION SYSTEM CONNECTION, SERVICE, AND IRRIGATION SUPPLY FEES POLICY; AND
  - ESTABLISHING THE KUNA MUNICIPAL IRRIGATION SYSTEM UNIFORM IRRIGATION WATER SUPPLY ASSESSMENT METHOD POLICY; AND
  - ESTABLISHING THE KUNA MUNICIPAL IRRIGATION SYSTEM CUSTOMER BILLING AND PAYMENT POLICY; AND
  - ESTABLISHING THE KUNA MUNICIPAL IRRIGATION SYSTEM CUSTOMER SERVICE CHARGES POLICY; AND
  - ESTABLISHING THE KUNA MUNICIPAL IRRIGATION SYSTEM LOT AND PARCEL WATER ALLOTMENT POLICY; AND
  - ESTABLISHING THE KUNA MUNICIPAL IRRIGATION SYSTEM IRRIGATION WATER USE AND ENFORCEMENT POLICY; AND
  - REPEALING PRIOR CITY AND/OR KUNA MUNICIPAL IRRIGATION SYSTEM RESOLUTIONS R72-2016, R44-2021 AND THE APPLICABLE IRRIGATION PORTIONS OF R57-2021; AND
  - PROVIDING A SEVERABILITY CLAUSE; AND
  - PROVIDING AN EFFECTIVE DATE.

## 6. Resolution R44-2022A

A RESOLUTION OF THE CITY COUNCIL OF KUNA AMENDING R44-2022, IDAHO AUTHORIZING THE MAYOR TO EXECUTE AND THE CLERK TO ATTEST TO THE PRECONSTRUCTION SEWER EXTENSION REIMBURSEMENT COSTS AGREEMENT WITH THE WESTPARK COMPANY INC., AND SELECT DEVELOPMENT AND CONTRACTING LLC., IN THE AMOUNT OF THREE MILLION FIVE HUNDRED FIFTY THOUSAND FOUR HUNDRED NINETY-NINE DOLLARS AND THIRTY CENTS (\$3,550,499.30). THE ITEMS LISTED IN BID ARE REIMBURSEABLE WHICH CITY WILL PAY ONE MILLION SEVEN HUNDRED SEVENTY-FIVE THOUSAND TWO HUNDRED FORTY-NINE DOLLARS AND SIXTY-FIVE CENTS OF WHICH IS FIFTY PERCENT (50%) UPFRONT AND THE REMAINING FIFTY PERCENT (50%) OVER A TEN (10) YEAR PERIOD IN ACCORDANCE TO PARAGRAPH 10 OF AGREEMENT.

<http://kunacity.id.gov/DocumentCenter/View/8225/R44-2022A-Reimbursement-Extention-Amendment--Clean-PDF>

### 5. External Reports:

### 6. Public Hearings:

*Public Hearing Process: Items begin with the presentation of the project by staff for up to 15 minutes. The applicant is then allowed 10 minutes to present their project. Members of the public are allowed up to 3 minutes each, to address City Council with testimony restricted to the matter at hand. After all public testimony, the applicant is allowed 5 minutes for rebuttal.*

*City Council members may ask questions throughout the public hearing process.*

*Once the public hearing is closed, no further testimony or comments are heard.*

*City Council may move to continue the application to a future meeting or approve or deny the application.*

- A.** Case Nos. 22-02-AN (Annexation), 22-01-ZC (Rezone) & 22-02-DA (Development Agreement) for the Lamp District: Riley Planning Services, on behalf of Miriam LLC and Japheth LLC, requests approval to Annex four (4) parcels (APNs: R8528532000, R8528531500, R8528531000, R8528530500) totaling approximately 24.65 acres, into Kuna City Limits with a C-2 (Area Commercial) zone; and to Rezone two (2) parcels (APNs: S1418336401, S1418336332) already within Kuna City Limits, totaling approximately 10.18 acres, to a C-2 (Area Commercial) zone. The subject sites are located on the northeast corner of the N Meridian Road and E Deer Flat Road intersection; Section 18, Township 2 North, Range 1 East. There is no development associated with this application, however, the Applicant has provided a Preliminary Concept Plan on which a future development application(s) will be in substantial compliance with, as ensured by a Development Agreement. Jessica Reid, Planner II **ACTION ITEM** *Staff requests this item be tabled to a date certain of November 15, 2022, due to a noticing error.*
- B.** Consideration to approve, Case Nos. 22-01-An (Annexation), 22-01-PUD (Planned Unit Development), 22-01-S (Preliminary Plat), 22-01-DA (Development Agreement) Patagonia

East, Ridge, Lakes Subdivision (s) – Westpark Companies, Inc., requests Annexation for approximately 175.07 acres into the City of Kuna with the R-4, (Medium Density Residential), R-6, (Medium Density Residential) and R-8 (Medium/High Density Residential) zoning districts; and requests Preliminary Plat approval to subdivide the same land into 561 single-family lots, 53 common lots, and 1 School Lot. A Development Agreement accompanies this request. The site is on the northwest corner, the northeast corner and near the southeast corner of the intersection of Locust Grove Road and Hubbard Roads, in Sections 7, 8 & 17, all in Township 2 North, Range 1 East. Parcels Proposed with this application are listed in Section 4.3 of Staffs Memo. – Troy Behunin, Planner III **ACTION ITEM** *Staff requests City Council to table this case to November 1, 2022.*

## **8. Business Items:**

- A.1-** Consideration to direct staff to issue Request for Proposal for the Kuna Police Station build after Design Review approval and receiving biddable plans from ADP Architects. Update on Kuna Police Station design and timeline. Chris Engels, City Clerk **ACTION ITEM**
- A.2 -** Consideration to approve Resolution R80-2022, request for \$2,500 for change order for ADP Architects for changes to design, changes to include secure shop, generator, additional shell and core design and additional electrical engineering. Chris Engels, City Clerk **ACTION ITEM**
- A RESOLUTION OF THE CITY COUNCIL OF KUNA, IDAHO AUTHORIZING THE MAYOR TO SIGN; AND AUTHORIZING THE MAYOR TO EXECUTE THE CHANGE ORDER FOR ADP ARCHITECTS AND THE CITY CLERK TO ATTEST TO SAID SIGNATURE.
- B.** Consideration to approve Case No. 21-06-LS (Lot Split) 2500 E Rock Falls Lane. Arthur Sidney (Sid) and Laura Anderson request approval for Lot Split, in order to turn two (2) lots into six (6) total lots. The subject site is located at 2500 e Rock Falls Lane, Kuna ID 83634, (APN's: R0615250410 and R0615250402) within Section 30, Township 2 North, Range 1 East. Troy Behunin, Planner III **ACTION ITEM**
- C.** Consideration to approve additional funds request from General and Public Works Contingency for Backhoe purchase. Bobby Withrow, Parks / Facilities Director **ACTION ITEM**
- D.** Consideration to approve Resolution R82-2022 Authorizing the Mayor to sign for the Contingency Request – Water and Wastewater Master Plan Renewals. Paul Stevens, Public Works Director. **ACTION ITEM**
- E.** Consideration to approve Resolution R83-2022 Authorizing Resolution for Grant and Loan Wastewater Department of Environmental Quality. Paul Stevens, Public Works Director **ACTION ITEM**

- F. Consideration to approve Resolution R84-2022 Authorizing Resolution for Grant and Loan Water, Department of Environmental Quality. Paul Stevens, Public Works Director  
**ACTION ITEM**

## **9. Ordinances:**

- A. Consideration to approve Ordinance 2022-29 **ACTION ITEM**

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF KUNA:

- MAKING CERTAIN FINDINGS; and
- ENLARGING THE BOUNDARIES OF THE KUNA MUNICIPAL IRRIGATION SYSTEM BY THE INCLUSION OF ADA COUNTY ASSESSOR'S DB DEVELOPMENT INC.; AND
- DECLARING WATER RIGHTS APPURTENANT THERETO ARE POOLED FOR DELIVERY PURPOSES; and
- DIRECTING THE CITY CLERK TO RECORD THIS ORDINANCE AS PROVIDED BY LAW; and
- DIRECTING THE CITY ENGINEER TO PROVIDE NOTICE OF THIS ORDINANCE TO THE BOISE~KUNA IRRIGATION DISTRICT, THE OWNERS AND UPDATE THE IRRIGATION SYSTEM MAP; and
- PROVIDING AN EFFECTIVE DATE.

*Consideration to waive three readings*  
*Consideration to approve Ordinance*

- B. Consideration to approve Ordinance 2022-30 **ACTION ITEM**

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF KUNA:

- MAKING CERTAIN FINDINGS; and
- ENLARGING THE BOUNDARIES OF THE KUNA MUNICIPAL IRRIGATION SYSTEM BY THE INCLUSION OF ADA COUNTY ASSESSOR'S RENASCENCE FARM LLC.; AND
- DECLARING WATER RIGHTS APPURTENANT THERETO ARE POOLED FOR DELIVERY PURPOSES; and
- DIRECTING THE CITY CLERK TO RECORD THIS ORDINANCE AS PROVIDED BY LAW; and
- DIRECTING THE CITY ENGINEER TO PROVIDE NOTICE OF THIS ORDINANCE TO THE NAMPA~MERIDIAN IRRIGATION DISTRICT, THE OWNERS AND UPDATE THE IRRIGATION SYSTEM MAP; and
- PROVIDING AN EFFECTIVE DATE.

*Consideration to waive three readings*  
*Consideration to approve Ordinance*

**C. Consideration to approve Ordinance 2022-31 ACTION ITEM**

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF KUNA:

- MAKING CERTAIN FINDINGS; and
- ENLARGING THE BOUNDARIES OF THE KUNA MUNICIPAL IRRIGATION SYSTEM BY THE INCLUSION OF ADA COUNTY ASSESSOR'S 3 VALLEY DEVELOPMENT LLC.; AND
- DECLARING WATER RIGHTS APPURTENANT THERETO ARE POOLED FOR DELIVERY PURPOSES; and
- DIRECTING THE CITY CLERK TO RECORD THIS ORDINANCE AS PROVIDED BY LAW; and
- DIRECTING THE CITY ENGINEER TO PROVIDE NOTICE OF THIS ORDINANCE TO THE BOISE~KUNA IRRIGATION DISTRICT, THE OWNERS AND UPDATE THE IRRIGATION SYSTEM MAP; and
- PROVIDING AN EFFECTIVE DATE.

*Consideration to waive three readings*

*Consideration to approve Ordinance*

**D. Consideration to approve Ordinance 2022-32 ACTION ITEM**

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF KUNA:

- MAKING CERTAIN FINDINGS; and
- ENLARGING THE BOUNDARIES OF THE KUNA MUNICIPAL IRRIGATION SYSTEM BY THE INCLUSION OF ADA COUNTY ASSESSOR'S BLACK CREEK LP.; AND
- DECLARING WATER RIGHTS APPURTENANT THERETO ARE POOLED FOR DELIVERY PURPOSES; and
- DIRECTING THE CITY CLERK TO RECORD THIS ORDINANCE AS PROVIDED BY LAW; and
- DIRECTING THE CITY ENGINEER TO PROVIDE NOTICE OF THIS ORDINANCE TO THE BOISE~KUNA IRRIGATION DISTRICT, THE OWNERS AND UPDATE THE IRRIGATION SYSTEM MAP; and
- PROVIDING AN EFFECTIVE DATE.

*Consideration to waive three readings*

*Consideration to approve Ordinance*

**E. Consideration to approve Ordinance 2022-33 ACTION ITEM**

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF KUNA:

- MAKING CERTAIN FINDINGS; and

- ENLARGING THE BOUNDARIES OF THE KUNA MUNICIPAL IRRIGATION SYSTEM BY THE INCLUSION OF ADA COUNTY ASSESSOR’S COREY D BARTON.; AND
- DECLARING WATER RIGHTS APPURTENANT THERETO ARE POOLED FOR DELIVERY PURPOSES; and
- DIRECTING THE CITY CLERK TO RECORD THIS ORDINANCE AS PROVIDED BY LAW; and
- DIRECTING THE CITY ENGINEER TO PROVIDE NOTICE OF THIS ORDINANCE TO THE BOISE~KUNA IRRIGATION DISTRICT, THE OWNERS AND UPDATE THE IRRIGATION SYSTEM MAP; and
- PROVIDING AN EFFECTIVE DATE.

*Consideration to waive three readings*  
*Consideration to approve Ordinance*

**10. Executive Session:**

**10. Mayor/Council Announcements:**

**11. Adjournment:**

**OFFICIALS**

Joe Stear, Mayor  
 Greg McPherson, Council President  
 Chris Bruce, Council Member  
 Matt Biggs, Council Member to be sworn in  
 John Laraway, Council Member

**CITY OF KUNA**  
**Kuna City Hall Council Chamber, 751 W 4th Street, Kuna, Idaho 83634**

**City Council Meeting**  
**MINUTES**  
**Tuesday, October 4, 2022**

**6:00 P.M. REGULAR CITY COUNCIL**

*For questions, please call the Kuna City Clerk's Office at (208) 387-7726.*

ALL ITEMS ON THE KUNA CITY COUNCIL AGENDA ARE CONSIDERED ACTION ITEMS UNLESS OTHERWISE INSTRUCTED BY THE CITY COUNCIL.

### **1. Call to Order and Roll Call**

*(Timestamp 00:00:04)*

#### **COUNCIL MEMBERS PRESENT:**

Mayor Joe Stear  
 Council President McPherson  
 Council Member Chris Bruce  
 Council Member Matt Briggs  
 Council Member John Laraway - Absent

#### **CITY STAFF PRESENT:**

Marc Bybee, City Attorney  
 Chris Engels, City Clerk  
 Jared Empey, City Treasurer  
 Mike Fratusco, Kuna Police Chief  
 Doug Hanson, P & Z Director  
 Nancy Stauffer, HR Director  
 Bobby Withrow, Parks Director  
 Morgan Treasure, Economic Development Director

### **2. Invocation**

### **3. Pledge of Allegiance: Mayor Stear**

*(Timestamp 00:00:18)*

### **4. Consent Agenda: ACTION ITEMS**

*All items listed under the Consent Agenda are considered to be routine and are acted on with one motion by the City Council. There will be no separate discussion on these items unless the Mayor, Council Member, or City Staff requests an item to be removed from the Consent Agenda for discussion. Items removed from the Consent Agenda will be placed on the Regular Agenda under Business or as instructed by the City Council.*

*(Timestamp 00:00:43)*

#### **A. Regular City Council Meeting Minutes Dated September 20, 2022**

NOTICE: Copies of all agenda materials are available for public review in the Office of the City Clerk. Persons who have questions concerning any agenda item may call the City Clerk's Office at (208) 387-7726. In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please contact the City Clerk at 387-7726 at least forty-eight (48) hours prior to the meeting to allow the City to make reasonable arrangements to ensure accessibility to this meeting.

**B.** Accounts Payable Dated September 29, 2022, in the amount of \$417,752.15

**C.** Findings of Facts and Conclusions of Law

1. Case Nos. 21-04-AN (Annexation), 21-03-ZC (Rezone), 21-01-PUD (Planned Unit Development), 21-03-S (Preliminary Plat), 21-01-DA (Development Agreement) Sabino's Rocky Ridge Subdivision.
2. Case No. 22-06-AN (Annexation) 14375 S Cole Road Findings of Fact and Conclusions of Law
3. Case No. 22-04-AN (Annexation) 300 S Stroebel

**D.** Plats

1. Case No. 22-08-FP (Final Plat) Paloma Ridge No. 1

<http://kunacity.id.gov/DocumentCenter/View/8190/22-08-FP-Paloma-Ridge-No-1-Packet-PDF>

2. Case No. 22-09-FP (Final Plat) Paloma Ridge No. 2

<http://kunacity.id.gov/DocumentCenter/View/8191/22-09-FP-Paloma-Ridge-No-2-Packet-PDF>

**E.** Resolutions

1. Resolution R74-2022

A RESOLUTION OF THE CITY COUNCIL OF KUNA, IDAHO APPROVING THE COST-OF-LIVING INCREASE OF EIGHT AND THIRTY-FIVE ONE HUNDRETH PERCENT (8.35%) FOR ALL FULL-TIME CITY EMPLOYEES; ADOPTING THE FISCAL YEAR 2023 STEP AND GRADE CHART FOR ALL FULL-TIME EMPLOYEES AS ATTACHED HERETO AS EXHIBIT A; AND DECLARING THE EFFECTIVE DATE.

**Motion To:** Approve the Consent Agenda

**Motion By:** Council President McPherson

**Motion Seconded:** Council Member Bruce

**Further Discussion:** None

**Approved by the Following Roll Call Vote:**

**Voting Aye:** Council Members Bruce, McPherson, Mayor Stear

**Voting No:** None

**Absent:** Laraway

**Motion Passed:** 3-0-1

## AA. Kuna City Council Seat

(Timestamp 00:01:20)

1. Swearing in of Matt Biggs to the Kuna City Council **ACTION ITEM**

Chris Engels, City Clerk swears in Council Member Matt Biggs.

## 5. External Reports:

(Timestamp 00:02:49)

- A. Kuna Police Department – Ada County Sheriff’s Office – Award Presentation

Chief Fratusco, Kuna Police Department, explained the award being presented.

## 6. Public Hearings:

*Public Hearing Process: Items begin with the presentation of the project by staff for up to 15 minutes. The applicant is then allowed 10 minutes to present their project. Members of the public are allowed up to 3 minutes each, to address City Council with testimony restricted to the matter at hand. After all public testimony, the applicant is allowed 5 minutes for rebuttal.*

*City Council members may ask questions throughout the public hearing process.*

*Once the public hearing is closed, no further testimony or comments are heard.*

*City Council may move to continue the application to a future meeting or approve or deny the application.*

(Timestamp 00:07:37)

- A. Consideration to approve Case No. 21-15-AN (Annexation) 2500 S Rock Falls Lane. Applicants request Annexation of two (2) lots (Lots 2 and 3, Block 3) within the Amended Avalon Orchard Tracts Subdivision, totaling approximately 8.43 total acres zoned RR (Rural Residential). Applicants propose to zone 7.4 acres R-2 (Low Density Residential), and one (1) acre as R-4 (Medium Density Residential), and request for a Lot Split in order to turn two (2) lots into six (6) total lots – Troy Behunin, Planner III **ACTION ITEM**  
<http://kunacity.id.gov/DocumentCenter/View/8188/21-15-AN-CC-PACKET-Rockfalls-Annex-and-Lot-Split-PDF>

Troy Behunin, Planning and Zoning reviewed the application and stood for questions.

Correction stated by Troy on what lots were to be annexed.

Sid Anderson, Owner, answered questions through representative over the phone.

**Motion To:** Close Evidence presentation and proceed to deliberation

**Motion By:** Council President McPherson

**Motion Seconded:** Council Member Bruce

**Voting Aye:** McPherson, Biggs, Bruce, Laraway

**Voting No:** None

**Absent:** Laraway

**Motion Passed:** 3-0-1

**Motion To:** Approve Case No. 21-15-AN (Annexation) with staff recommendations

**Motion By:** Council President McPherson

**Motion Seconded:** Council Member Bruce

**Voting Aye:** McPherson, Biggs, Bruce,

**Voting No:** None

**Absent:** Laraway

**Motion Passed:** 3-0-1

*Open Public Hearing*

*Receive evidence*

*Consideration to close evidence presentation and proceed to deliberation*

## **8. Business Items:**

*(Timestamp 00:14:40)*

- A. Case No. 22-01-LS 300 S Stoebel: Alvina Unser requests approval to split her approximately 9.22-acre property into three (3) parcels, each with an R-4 zoning district classification. The subject site is located at 300 S Stroebele Road (APN: R0615250160); Section 30, Township 2 North, Range 1 East. Jessica Reid, Planner II **ACTION ITEM**

Jessica Reid, Planner II, reviewed the application and stood for questions.

<http://kunacity.id.gov/DocumentCenter/View/8189/22-01-LS-300-S-Stroebele-Packet-PDF>

**Motion To:** Approve Case No. 22-01-LS (Lot Split) 300 S Stroebele

**Motion By:** Council President McPherson

**Motion Seconded:** Council Member Biggs

**Voting No:** None

**Absent:** Laraway

**Motion Passed:** 3-0-1

- B. Idaho State Code 67-6513 Subdivision Ordinance – Chris Bruce **DISCUSSION ITEM**  
*(Timestamp 00:20:33)*

City Council, Mayor Stear and Marc Bybee, City Attorney discuss the state code.

- C. Consideration to approve Resolution R75-2022 – General Fund Contingency Request \$3,750 – Chris Engels, City Clerk **ACTION ITEM**  
*(Timestamp 00:43:38)*

A RESOLUTION OF THE CITY COUNCIL OF KUNA, IDAHO AUTHORIZING THE MAYOR TO SIGN; AND AUTHORIZING THE MAYOR TO EXECUTE THE AMENDMENT REQUEST FOR THE ADDITIONAL GEOTECHNICAL SERVICES;

AVALON AND ORCHARD CROSSING PROJECT AND THE CITY CLERK TO ATTEST TO SAID SIGNATURE.

Chris Engels, City Clerk, reviewed the Resolution and contingency request and stood for questions.

**Motion To:** Approve Resolution R75-2022

**Motion By:** Council President McPherson

**Motion Seconded:** Council Member Bruce

**Voting No:** None

**Absent:** Laraway

**Motion Passed:** 3-0-1

D. Domestic Violence Awareness Month Proclamation. Mayor Stear  
(Timestamp 00:46:08)

## 9. Ordinances:

(Timestamp 00:49:22)

A. Consideration to approve Ordinance 2022-27 ACTION ITEM

A MUNICIPAL ANNEXATION AND ZONING ORDINANCE OF THE CITY COUNCIL OF THE CITY OF KUNA:

- MAKING CERTAIN FINDINGS AND DECLARATIONS OF AUTHORITY; AND ANNEXING CERTAIN REAL PROPERTIES, TO WIT: ADA COUNTY ASSESSOR'S PARCEL NO. S1531222400 OWNED BY KC GARDNER LC WITHIN THE UNINCORPORATED AREA OF ADA COUNTY, IDAHO AND CONTIGUOUS TO THE CORPORATE LIMITS OF THE CITY OF KUNA, INTO THE CITY OF KUNA, IDAHO; AND
- ESTABLISHING THE ZONING CLASSIFICATIONS OF SAID REAL PROPERTIES; AND
- DIRECTING THE CITY ENGINEER AND THE CITY CLERK; AND
- PROVIDING AN EFFECTIVE DATE.

*Consideration to waive three readings*

*Consideration to approve Ordinance*

**Motion To:** Waive three readings of Ordinance 2022-27

**Motion By:** Council President McPherson

**Motion Seconded:** Council Member Bruce

**Voting Aye:** McPherson, Biggs, Bruce

**Voting No:** None

**Absent:** Laraway

**Motion Passed:** 3-0-1

**Motion To:** Approve Ordinance 2022-27  
**Motion By:** Council President McPherson  
**Motion Seconded:** Council Member Bruce  
**Voting Aye:** McPherson, Biggs, Bruce  
**Voting No:** None  
**Absent:** Laraway  
**Motion Passed:** 3-0-1

**B. Consideration to approve Ordinance 2022-28 ACTION ITEM**  
*(Timestamp 00:51:01)*

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF KUNA:

- MAKING CERTAIN FINDINGS; and
- ENLARGING THE BOUNDARIES OF THE KUNA MUNICIPAL IRRIGATION SYSTEM BY THE INCLUSION OF ADA COUNTY ASSESSOR’S M3 ID RISING SUN LLC.; AND
- DECLARING WATER RIGHTS APPURTENANT THERETO ARE POOLED FOR DELIVERY PURPOSES; and
- DIRECTING THE CITY CLERK TO RECORD THIS ORDINANCE AS PROVIDED BY LAW; and
- DIRECTING THE CITY ENGINEER TO PROVIDE NOTICE OF THIS ORDINANCE TO THE BOISE~KUNA IRRIGATION DISTRICT, THE OWNERS AND UPDATE THE IRRIGATION SYSTEM MAP; and
- PROVIDING AN EFFECTIVE DATE.

*Consideration to waive three readings*  
*Consideration to approve Ordinance*

**Motion To:** Waive three readings of Ordinance 2022-28  
**Motion By:** Council President McPherson  
**Motion Seconded:** Council Member Biggs  
**Voting Aye:** McPherson, Biggs, Bruce  
**Voting No:** None  
**Absent:** Laraway  
**Motion Passed:** 3-0-1

**Motion To:** Approve Ordinance 2022-28  
**Motion By:** Council President McPherson  
**Motion Seconded:** Council Member Biggs  
**Voting Aye:** McPherson, Biggs, Bruce  
**Voting No:** None  
**Absent:** Laraway  
**Motion Passed:** 3-0-1

**10. Executive Session:**

**10. Mayor/Council Announcements:**

**11. Adjournment: 6:54 pm**

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Joe L. Stear, Mayor

ATTEST:

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Chris Engels, City Clerk

*Minutes prepared by Nathan Stanley, Deputy City Clerk  
Date Approved: CCM 10.18.2022*

Report Criteria:

- Detail report.
- Invoices with totals above \$0.00 included.
- Paid and unpaid invoices included.

Vendor #	Vendor Name	Invoice Number	PO #	Description	Invoice Date	Net Invoice Amount	Amount Paid	GL Account and Title	GL Activity #	GL Period	Date Paid	Voided
<b>2M COMPANY, INC.</b>												
1461	2M COMPANY, INC.	204018511-00	14468	<u>4 INCH PVC PIPE AND COUPLING PARTS FOR BERNIE FISHER, D. ABBOTT, SEPT. '22</u>	09/28/2022	177.36	.00	<u>01-6150 MAINTENANCE &amp; REPAIRS - SYSTEM</u>	1004	10/22		
Total 204018511-00:						177.36	.00					
1461	2M COMPANY, INC.	204018626-00	14491	<u>SPRINKLER PARTS, R.WARWICK, OCT.'22</u>	10/04/2022	184.33	.00	<u>01-6150 MAINTENANCE &amp; REPAIRS - SYSTEM</u>	1004	10/22		
Total 204018626-00:						184.33	.00					
Total 2M COMPANY, INC.:						361.69	.00					
<b>ACEM</b>												
839	ACEM	60123.00		<u>1ST QUARTER MEMBERSHIP CONTRIBUTION DUES, FY 2023</u>	10/04/2022	2,267.00	.00	<u>01-6075 DUES &amp; MEMBERSHIPS</u>	0	10/22		
Total 60123.00:						2,267.00	.00					
Total ACEM:						2,267.00	.00					
<b>ADA COUNTY HIGHWAY DISTRICT (IMPACT)</b>												
5	ADA COUNTY HIGHWAY DISTRICT (IMPACT)	09302022ACH		<u>ACHD IMPACT FEE, SEPTEMBER, '22</u>	09/30/2022	62,659.00	62,659.00	<u>30-2081 ACHD IMPACT FEE</u>	0	10/22	10/07/2022	
Total 09302022ACHDI:						62,659.00	62,659.00					
Total ADA COUNTY HIGHWAY DISTRICT (IMPACT):						62,659.00	62,659.00					
<b>ADA COUNTY HIGHWAY DISTRICT (RENT)</b>												
1037	ADA COUNTY HIGHWAY DISTRICT (RENT)	17344		<u>SHOP RENT FOR AUGUST 2022 -PARKS</u>	09/23/2022	148.50	148.50	<u>01-6211 RENT-BUILDINGS &amp; LAND</u>	1004	10/22	10/03/2022	

City of Kuna

Payment Approval Report - City Council Approval  
Report dates: 9/30/2022-10/13/2022

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1037	ADA COUNTY HIGHWAY DISTRICT (RENT)	17344		<u>SHOP RENT FOR AUGUST 2022 -WATER</u>	09/23/2022	126.00	126.00	<u>20-6211 RENT-BUILDINGS &amp; LAND</u>	0	10/22	10/03/2022	
1037	ADA COUNTY HIGHWAY DISTRICT (RENT)	17344		<u>SHOP RENT FOR AUGUST 2022 -SEWER</u>	09/23/2022	121.50	121.50	<u>21-6211 RENT - BUILDINGS &amp; LAND</u>	0	10/22	10/03/2022	
1037	ADA COUNTY HIGHWAY DISTRICT (RENT)	17344		<u>SHOP RENT FOR AUGUST 2022 -PI</u>	09/23/2022	54.00	54.00	<u>25-6211 RENT - BUILDINGS &amp; LAND</u>	0	10/22	10/03/2022	
Total 17344:						450.00	450.00					
Total ADA COUNTY HIGHWAY DISTRICT (RENT):						450.00	450.00					
<b>ADA COUNTY PROSECUTING ATTORNE</b>												
176	ADA COUNTY PROSECUTING ATTORNE	09232022ACP		<u>PROSECUTORIAL SERVICES FOR OCTOBER. '22</u>	09/23/2022	4,500.00	4,500.00	<u>01-6203 PROSECUTORIAL SERVICES</u>	0	10/22	10/03/2022	
Total 09232022ACPA:						4,500.00	4,500.00					
Total ADA COUNTY PROSECUTING ATTORNE:						4,500.00	4,500.00					
<b>ADVANCED COMMUNICATIONS, INC.</b>												
1566	ADVANCED COMMUNICATIONS, INC.	33759		<u>QUARTERLY MAINTENANCE CHARGE FOR 10/01-12/31/2022-ADMIN</u>	09/01/2022	94.08	94.08	<u>01-6255 TELEPHONE</u>	0	10/22	10/03/2022	
1566	ADVANCED COMMUNICATIONS, INC.	33759		<u>QUARTERLY MAINTENANCE CHARGE FOR 10/01-12/31/2022-WATER</u>	09/01/2022	87.36	87.36	<u>20-6255 TELEPHONE EXPENSE</u>	0	10/22	10/03/2022	
1566	ADVANCED COMMUNICATIONS, INC.	33759		<u>QUARTERLY MAINTENANCE CHARGE FOR 10/01-12/31/2022-SEWER</u>	09/01/2022	87.36	87.36	<u>21-6255 TELEPHONE EXPENSE</u>	0	10/22	10/03/2022	
1566	ADVANCED COMMUNICATIONS, INC.	33759		<u>QUARTERLY MAINTENANCE CHARGE FOR 10/01-12/31/2022-PI</u>	09/01/2022	33.60	33.60	<u>25-6255 TELEPHONE EXPENSE</u>	0	10/22	10/03/2022	
1566	ADVANCED COMMUNICATIONS, INC.	33759		<u>QUARTERLY MAINTENANCE CHARGE FOR 10/01-12/31/2022-P&amp;Z</u>	09/01/2022	33.60	33.60	<u>01-6255 TELEPHONE</u>	1003	10/22	10/03/2022	

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Total 33759:						336.00	336.00					
1566	ADVANCED COMMUNICATIONS, INC.	IN-8001081242		<u>INTERNET SERVICES FOR PARKS OFFICE, 10/01-10/31/2022</u>	10/02/2022	189.46	189.46	<u>01-6290 UTILITIES</u>	1004	10/22	10/07/2022	
Total IN-800108124283:						189.46	189.46					
Total ADVANCED COMMUNICATIONS, INC.:						525.46	525.46					
<b>AGRI-LINES IRRIGATION, INC.</b>												
1066	AGRI-LINES IRRIGATION, INC.	INV86663	14480	<u>PARTS AND LABOR TO REPLUMB (2) BOOSTER PUMPS, T. FLEMING, SEPT.'22</u>	09/30/2022	16,950.00	16,950.00	<u>21-6166 PP&amp;E PURCHASES - OPERATIONS</u>	1272	10/22	10/07/2022	
Total INV86663:						16,950.00	16,950.00					
1066	AGRI-LINES IRRIGATION, INC.	INV87129	14554	<u>3" IRRIGATION PLUGS FOR MAIN LINE, T.FLEMING, OCT.'22</u>	10/11/2022	26.05	26.05	<u>21-6090 FARM EXPENDITURES</u>	0	10/22	10/13/2022	
Total INV87129:						26.05	26.05					
Total AGRI-LINES IRRIGATION, INC.:						16,976.05	16,976.05					
<b>AKK INVESTMENTS LLC</b>												
2074	AKK INVESTMENTS LLC	33	14459	<u>COPYING AND BINDING UR DOCUMENT, M.TREASURE, SEPT.'22</u>	09/28/2022	928.00	.00	<u>01-6165 OFFICE SUPPLIES</u>	4000	10/22		
Total 33:						928.00	.00					
2074	AKK INVESTMENTS LLC	606	14364	<u>FINAL PLUMBING INSPECTION TAGS &amp; ROUGH PLUMBING TAGS, A. WELKER, SEPT. '22</u>	09/15/2022	165.00	.00	<u>01-6165 OFFICE SUPPLIES</u>	1005	10/22		
Total 606:						165.00	.00					

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Total AKK INVESTMENTS LLC:						1,093.00	.00					
<b>ALLIANCE MEDICAL GROUP LLC</b>												
2072	ALLIANCE MEDICAL GROUP LLC	8773-093022		<u>EMPLOYEE DRUG SCREEN, D. ABBOTT, AUG. '22</u>	08/17/2022	25.00	.00	01-5950 TEAM BUILDING, ONBOARDING	0	10/22		
Total 8773-093022:						25.00	.00					
Total ALLIANCE MEDICAL GROUP LLC:						25.00	.00					
<b>ALLSTREAM BUSINESS US, INC</b>												
1411	ALLSTREAM BUSINESS US, INC	18830158		<u>TELEPHONE, DATA &amp; NETWORK SERVICES, 10-01-10/31/2022-ADMIN</u>	10/01/2022	383.07	.00	01-6255 TELEPHONE	0	10/22		
1411	ALLSTREAM BUSINESS US, INC	18830158		<u>TELEPHONE, DATA &amp; NETWORK SERVICES, 10-01-10/31/2022-WATER</u>	10/01/2022	355.71	.00	20-6255 TELEPHONE EXPENSE	0	10/22		
1411	ALLSTREAM BUSINESS US, INC	18830158		<u>TELEPHONE, DATA &amp; NETWORK SERVICES, 10-01-10/31/2022-SEWER</u>	10/01/2022	355.71	.00	21-6255 TELEPHONE EXPENSE	0	10/22		
1411	ALLSTREAM BUSINESS US, INC	18830158		<u>TELEPHONE, DATA &amp; NETWORK SERVICES, 10-01-10/31/2022-PI</u>	10/01/2022	136.81	.00	25-6255 TELEPHONE EXPENSE	0	10/22		
1411	ALLSTREAM BUSINESS US, INC	18830158		<u>TELEPHONE, DATA &amp; NETWORK SERVICES, 10-01-10/31/2022-P&amp;Z</u>	10/01/2022	136.82	.00	01-6255 TELEPHONE	1003	10/22		
Total 18830158:						1,368.12	.00					
Total ALLSTREAM BUSINESS US, INC:						1,368.12	.00					
<b>ALPHA HOME PEST CONTROL, LLC</b>												
1804	ALPHA HOME PEST CONTROL, LLC	85711		<u>QUARTERLY PEST CONTROL FOR CITY HALL-ADMIN</u>	10/04/2022	26.60	.00	01-6140 MAINT. & REPAIR BUILDING	0	10/22		
1804	ALPHA HOME PEST CONTROL, LLC	85711		<u>QUARTERLY PEST CONTROL FOR CITY HALL-WATER</u>	10/04/2022	24.70	.00	20-6140 MAINT. & REPAIR BUILDING	0	10/22		

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1804	ALPHA HOME PEST CONTROL, LLC	85711		<u>QUARTERLY PEST CONTROL FOR CITY HALL-SEWER</u>	10/04/2022	24.70	.00	21-6140 MAINT. & REPAIR BUILDING	0	10/22		
1804	ALPHA HOME PEST CONTROL, LLC	85711		<u>QUARTERLY PEST CONTROL FOR CITY HALL-PI</u>	10/04/2022	9.50	.00	25-6140 MAINT. & REPAIR BUILDING	0	10/22		
1804	ALPHA HOME PEST CONTROL, LLC	85711		<u>QUARTERLY PEST CONTROL FOR CITY HALL-P&amp;Z</u>	10/04/2022	9.50	.00	01-6140 MAINT. & REPAIR BUILDING	1003	10/22		
Total 85711:						95.00	.00					
1804	ALPHA HOME PEST CONTROL, LLC	85714		<u>QUARTERLY PEST CONTROL FOR PARKS DEPARTMENT</u>	10/04/2022	95.00	.00	01-6140 MAINT. & REPAIR BUILDING	1004	10/22		
Total 85714:						95.00	.00					
1804	ALPHA HOME PEST CONTROL, LLC	85715		<u>QUARTERLY PEST CONTROL FOR FLEET-ADMIN</u>	10/04/2022	47.50	.00	01-6140 MAINT. & REPAIR BUILDING	0	10/22		
1804	ALPHA HOME PEST CONTROL, LLC	85715		<u>QUARTERLY PEST CONTROL FOR FLEET-WATER</u>	10/04/2022	19.00	.00	20-6140 MAINT. & REPAIR BUILDING	0	10/22		
1804	ALPHA HOME PEST CONTROL, LLC	85715		<u>QUARTERLY PEST CONTROL FOR FLEET-SEWER</u>	10/04/2022	19.00	.00	21-6140 MAINT. & REPAIR BUILDING	0	10/22		
1804	ALPHA HOME PEST CONTROL, LLC	85715		<u>QUARTERLY PEST CONTROL FOR FLEET-PI</u>	10/04/2022	9.50	.00	25-6140 MAINT. & REPAIR BUILDING	0	10/22		
Total 85715:						95.00	.00					
1804	ALPHA HOME PEST CONTROL, LLC	85810		<u>QUARTERLY PEST CONTROL FOR SENIOR CENTER</u>	10/10/2022	95.00	.00	01-6140 MAINT. & REPAIR BUILDING	1001	10/22		
Total 85810:						95.00	.00					
Total ALPHA HOME PEST CONTROL, LLC:						380.00	.00					
<b>ALPINE OFFICE PRODUCTS</b>												
2118	ALPINE OFFICE PRODUCTS	OE-16039-1		<u>2 CASES PAPERTOWELS FOR TREATMENT PLANT. OCT. '22- WATER</u>	08/11/2022	50.97	.00	20-6025 JANITORIAL	0	10/22		

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2118	ALPINE OFFICE PRODUCTS	OE-16039-1		<u>2 CASES PAPERTOWELS FOR TREATMENT PLANT, OCT. '22-SEWER</u>	08/11/2022	50.97	.00	<u>21-6025 JANITORIAL</u>	0	10/22		
2118	ALPINE OFFICE PRODUCTS	OE-16039-1		<u>2 CASES PAPERTOWELS FOR TREATMENT PLANT, OCT. '22-PI</u>	08/11/2022	19.42	.00	<u>25-6025 JANITORIAL</u>	0	10/22		
Total OE-16039-1:						121.36	.00					
2118	ALPINE OFFICE PRODUCTS	WO-12180-1	14465	<u>4 COMPACT DESK PADS, 6 DAILY APPOINTMENT BOOKS, PENS, AND ONE WALL CALENDAR, M. WEBB, SEPT. '22 - WATER</u>	09/29/2022	105.79	.00	<u>20-6165 OFFICE SUPPLIES</u>	0	10/22		
2118	ALPINE OFFICE PRODUCTS	WO-12180-1	14465	<u>4 COMPACT DESK PADS, 6 DAILY APPOINTMENT BOOKS, PENS, AND ONE WALL CALENDAR, M. WEBB, SEPT. '22 - SEWER</u>	09/29/2022	105.79	.00	<u>21-6165 OFFICE SUPPLIES</u>	0	10/22		
2118	ALPINE OFFICE PRODUCTS	WO-12180-1	14465	<u>4 COMPACT DESK PADS, 6 DAILY APPOINTMENT BOOKS, PENS, AND ONE WALL CALENDAR, M. WEBB, SEPT. '22 - PI</u>	09/29/2022	40.31	.00	<u>25-6165 OFFICE SUPPLIES</u>	0	10/22		
Total WO-12180-1:						251.89	.00					
2118	ALPINE OFFICE PRODUCTS	WO-12273-1	14507	<u>OFFICE SUPPLIES FOR CITY HALL, 2 CASES PAPER FOR P&amp;Z, C. MERRITT, OCT. '22</u>	10/06/2022	95.02	.00	<u>01-6165 OFFICE SUPPLIES</u>	0	10/22		
2118	ALPINE OFFICE PRODUCTS	WO-12273-1	14507	<u>OFFICE SUPPLIES FOR CITY HALL, 2 CASES PAPER FOR P&amp;Z, C. MERRITT, OCT. '22</u>	10/06/2022	65.01	.00	<u>20-6165 OFFICE SUPPLIES</u>	0	10/22		
2118	ALPINE OFFICE PRODUCTS	WO-12273-1	14507	<u>OFFICE SUPPLIES FOR CITY HALL, 2 CASES PAPER FOR P&amp;Z, C. MERRITT, OCT. '22</u>	10/06/2022	65.01	.00	<u>21-6165 OFFICE SUPPLIES</u>	0	10/22		
2118	ALPINE OFFICE PRODUCTS	WO-12273-1	14507	<u>OFFICE SUPPLIES FOR CITY HALL, 2 CASES PAPER FOR P&amp;Z, C. MERRITT, OCT. '22</u>	10/06/2022	25.00	.00	<u>25-6165 OFFICE SUPPLIES</u>	0	10/22		

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2118	ALPINE OFFICE PRODUCTS	WO-12273-1	14507	<u>OFFICE SUPPLIES FOR CITY HALL, 2 CASES PAPER FOR P&amp;Z, C. MERRITT, OCT. '22</u>	10/06/2022	132.16	.00	<u>01-6165 OFFICE SUPPLIES</u>	1003	10/22		
Total WO-12273-1:						382.20	.00					
2118	ALPINE OFFICE PRODUCTS	WO-12273-2	14507	<u>OFFICE SUPPLIES FOR CITY HALL, C. MERRITT, SEPT. '22 - ADMIN</u>	10/12/2022	14.35	.00	<u>01-6165 OFFICE SUPPLIES</u>	0	10/22		
2118	ALPINE OFFICE PRODUCTS	WO-12273-2	14507	<u>OFFICE SUPPLIES FOR CITY HALL, C. MERRITT, SEPT. '22 - WATER</u>	10/12/2022	9.81	.00	<u>20-6165 OFFICE SUPPLIES</u>	0	10/22		
2118	ALPINE OFFICE PRODUCTS	WO-12273-2	14507	<u>OFFICE SUPPLIES FOR CITY HALL, C. MERRITT, SEPT. '22 - SEWER</u>	10/12/2022	9.81	.00	<u>21-6165 OFFICE SUPPLIES</u>	0	10/22		
2118	ALPINE OFFICE PRODUCTS	WO-12273-2	14507	<u>OFFICE SUPPLIES FOR CITY HALL, C. MERRITT, SEPT. '22 - P.I</u>	10/12/2022	3.78	.00	<u>25-6165 OFFICE SUPPLIES</u>	0	10/22		
Total WO-12273-2:						37.75	.00					
Total ALPINE OFFICE PRODUCTS:						793.20	.00					
<b>AMERICAN TRAILER SALES CO</b>												
1852	AMERICAN TRAILER SALES CO	10132022AT	14563	<u>BIG TEX 22PH TANDEM AXEL TRAILER, 16V2F3121P4234633, J. LORENTZ, OCT. '22</u>	10/13/2022	16,849.00	16,849.00	<u>40-6166 PP&amp;E PURCHASES OPERATIONS</u>	1302	10/22	10/13/2022	
Total 10132022AT:						16,849.00	16,849.00					
Total AMERICAN TRAILER SALES CO:						16,849.00	16,849.00					
<b>ANALYTICAL LABORATORIES</b>												
1	ANALYTICAL LABORATORIES	94112		<u>MONTHLY BACTERIA SAMPLES , SEPT. '22</u>	09/30/2022	3,202.45	.00	<u>20-6152 M &amp; R - LABORATORY COSTS</u>	0	10/22		

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Total 94112:						3,202.45	.00					
1	ANALYTICAL LABORATORIES	94113		<u>MONTHLY BACTERIA SAMPLES ,SEPT. '22</u>	09/30/2022	2,274.30	.00	21-6152 M & R - LABORATORY COSTS	0	10/22		
Total 94113:						2,274.30	.00					
Total ANALYTICAL LABORATORIES:						5,476.75	.00					
<b>CASELLE INC</b>												
1239	CASELLE INC	120140		<u>CONTRACT SUPPORT AND MAINTENANCE FOR 11/01-11/30/2022-ADMIN</u>	10/01/2022	700.72	.00	01-6052 CONTRACT SERVICES	0	10/22		
1239	CASELLE INC	120140		<u>CONTRACT SUPPORT AND MAINTENANCE FOR 11/01-11/30/2022-WATER</u>	10/01/2022	479.44	.00	20-6052 CONTRACT SERVICES	0	10/22		
1239	CASELLE INC	120140		<u>CONTRACT SUPPORT AND MAINTENANCE FOR 11/01-11/30/2022-SEWER</u>	10/01/2022	479.44	.00	21-6052 CONTRACT SERVICES	0	10/22		
1239	CASELLE INC	120140		<u>CONTRACT SUPPORT AND MAINTENANCE FOR 11/01-11/30/2022-PI</u>	10/01/2022	184.40	.00	25-6052 CONTRACT SERVICES	0	10/22		
Total 120140:						1,844.00	.00					
Total CASELLE INC:						1,844.00	.00					
<b>CENTURYLINK</b>												
62	CENTURYLINK	208922113658		<u>DEDICATED LANDLINE TO SCADA, 09/25-10/04/2022-WATER</u>	09/25/2022	25.55	25.55	20-6255 TELEPHONE EXPENSE	0	10/22	10/07/2022	
62	CENTURYLINK	208922113658		<u>DEDICATED LANDLINE TO SCADA, 09/25-10/04/2022-SEWER</u>	09/25/2022	25.55	25.55	21-6255 TELEPHONE EXPENSE	0	10/22	10/07/2022	
62	CENTURYLINK	208922113658		<u>DEDICATED LANDLINE TO SCADA, 09/25-10/04/2022-PI</u>	09/25/2022	9.75	9.75	25-6255 TELEPHONE EXPENSE	0	10/22	10/07/2022	



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				<u>09/01-09/30/2022-SEWER</u>	10/03/2022	187.10	.00	<u>21-6020 CAPITAL IMPROVEMENTS</u>	1274	10/22		
23	CIVIL SURVEY CONSULTANTS INC	21030-06		<u>CIP BUDGET LINDER REDESIGN, 09/01-09/30/2022-PI</u>	10/03/2022	2,993.60	.00	<u>25-6020 CAPITAL IMPROVEMENTS</u>	1274	10/22		
Total 21030-06:						3,742.00	.00					
Total CIVIL SURVEY CONSULTANTS INC:						3,742.00	.00					
<b>COMPASS</b>												
4	COMPASS	223010		<u>FY 2023 ANNUAL MEMBERSHIP DUES, FIRST QUARTER, 10/01-12/31/2022</u>	10/03/2022	3,029.00	.00	<u>01-6075 DUES &amp; MEMBERSHIPS</u>	0	10/22		
Total 223010:						3,029.00	.00					
Total COMPASS:						3,029.00	.00					
<b>CONRAD &amp; BISCHOFF INC</b>												
2020	CONRAD & BISCHOFF INC	IN-80071-22	14438	<u>1500 GALLONS OF UNLEADED, T. SHAFFER, SEPT. '22</u>	09/28/2022	6,360.21	.00	<u>21-6300 FUEL</u>	0	10/22		
Total IN-80071-22:						6,360.21	.00					
Total CONRAD & BISCHOFF INC:						6,360.21	.00					
<b>CORE &amp; MAIN LP</b>												
63	CORE & MAIN LP	R298183	14427	<u>100 METERS AND 200 METER GASKETS, J. OSBORN, SEPT. '22</u>	09/23/2022	38,413.00	.00	<u>20-6020 CAPITAL IMPROVEMENTS</u>	1089	10/22		
Total R298183:						38,413.00	.00					
63	CORE & MAIN LP	R539556	14333	<u>24 REGISTERS AND ANTENNAS, SEPT. '22, J OSBORN</u>	09/08/2022	7,326.48	7,326.48	<u>20-6020 CAPITAL IMPROVEMENTS</u>	1089	9/22	09/30/2022	

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Total R539556:						7,326.48	7,326.48					
Total CORE & MAIN LP:						45,739.48	7,326.48					
<b>CROOKED 8 EVENTS LLC</b>												
2145	CROOKED 8 EVENTS LLC	001		MUTTON BUSTING SHEEP & VIP DRINKS, RODEO, C. ENGELS, FY 2022	10/06/2022	5,762.00	5,762.00	01-6135 PUBLIC ENTERTAINMENT	0	10/22	10/13/2022	
Total 001:						5,762.00	5,762.00					
Total CROOKED 8 EVENTS LLC:						5,762.00	5,762.00					
<b>CUSTOM ELECTRIC, INC.</b>												
147	CUSTOM ELECTRIC, INC.	8983	14532	INSTALLED OUTLET FOR METER READING STATION AT THE PATAGONIA LIFT STATION, D. CROSSLEY, OCT. '22	10/07/2022	427.24	.00	20-6150 M & R - SYSTEM	0	10/22		
Total 8983:						427.24	.00					
147	CUSTOM ELECTRIC, INC.	8984	14533	NEW YORK CANAL BOOSTER STATION ALARM CHECK, D. CROSSLEY, OCT. '22	10/07/2022	630.00	.00	20-6150 M & R - SYSTEM	0	10/22		
Total 8984:						630.00	.00					
147	CUSTOM ELECTRIC, INC.	8985	14531	DANSKIN LIFT STATION LOW LEVEL FLOAT CONTROLS, D. CROSSLEY, OCT. '22	10/07/2022	105.00	.00	21-6150 M & R - SYSTEM	0	10/22		
Total 8985:						105.00	.00					
Total CUSTOM ELECTRIC, INC.:						1,162.24	.00					
<b>D &amp; B SUPPLY</b>												
75	D & B SUPPLY	40039	14534	TRAILER HITCH FOR NEW TRUCK, R.DAVILA, OCT.'22	10/07/2022	119.99	.00	21-6305 VEHICLE MAINTENANCE & REPAIRS	0	10/22		

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Vendor #	Vendor Name	Invoice Number	PO #	Description	Invoice Date	Net Invoice Amount	Amount Paid	GL Account and Title	GL Activity #	GL Period	Date Paid	Voided
Total 40039:						119.99	.00					
75	D & B SUPPLY	45220	14460	<u>HIP BOOTS FOR J. STEWART, SEPT.'22</u>	09/28/2022	149.99	.00	<u>21-6285 UNIFORMS EXPENSE</u>	0	10/22		
Total 45220:						149.99	.00					
75	D & B SUPPLY	57509	14469	<u>BOAT FLOAT FOR POND ONE, R.DAVILA, SEPT.'22</u>	09/28/2022	12.99	.00	<u>21-6150 M &amp; R - SYSTEM</u>	0	10/22		
Total 57509:						12.99	.00					
75	D & B SUPPLY	58493	14505	<u>HOSE, CAM LOCK &amp; TUBING, J.MORFIN, OCT.'22</u>	10/05/2022	54.89	.00	<u>01-6142 MAINT. &amp; REPAIR - EQUIPMENT</u>	1004	10/22		
Total 58493:						54.89	.00					
75	D & B SUPPLY	60143A		<u>SPRINKLER VALVE, D. ABBOTT, AUG. '22</u>	08/22/2022	21.99	21.99	<u>01-6150 MAINTENANCE &amp; REPAIRS - SYSTEM</u>	1004	9/22	09/30/2022	
Total 60143A:						21.99	21.99					
75	D & B SUPPLY	65345	14478	<u>STEEL HEDGE TRIMMER, B. VILLANEUVA, SEPT. '22</u>	09/20/2022	579.99	.00	<u>01-6175 SMALL TOOLS</u>	1004	10/22		
Total 65345:						579.99	.00					
75	D & B SUPPLY	65875	14489	<u>NUTS AND BOLTS FOR METERS AT PATAGONIA, J. OSBORN, OCT. '22</u>	10/03/2022	.78	.00	<u>01-6150 MAINTENANCE &amp; REPAIRS - SYSTEM</u>	0	10/22		
Total 65875:						.78	.00					
75	D & B SUPPLY	66020	14497	<u>WEED EATER STRING, B. VILLANUEVA, OCT. '22</u>	10/04/2022	84.99	.00	<u>01-6150 MAINTENANCE &amp; REPAIRS - SYSTEM</u>	1004	10/22		

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Total 66020:						84.99	.00					
Total D & B SUPPLY:						1,025.61	21.99					
<b>DIGLINE</b>												
25	DIGLINE	0069083-IN		<u>DIG FEES, SEPT. '22</u>	09/30/2022	280.38	.00	20-6065 DIG LINE EXPENSE	0	10/22		
25	DIGLINE	0069083-IN		<u>DIG FEES, SEPT. '22-SEWER</u>	09/30/2022	280.38	.00	21-6065 DIG LINE EXPENSE	0	10/22		
25	DIGLINE	0069083-IN		<u>DIG FEES, SEPT. '22-PI</u>	09/30/2022	106.83	.00	25-6065 DIG LINE EXPENSE	0	10/22		
Total 0069083-IN:						667.59	.00					
Total DIGLINE:						667.59	.00					
<b>DMH ENTERPRISES</b>												
1745	DMH ENTERPRISES	09302022DMH		<u>PLUMBING PERMITS, SEPT. '22</u>	09/30/2022	8,335.05	8,335.05	01-6052 CONTRACT SERVICES	1005	10/22	10/07/2022	
Total 09302022DMH:						8,335.05	8,335.05					
Total DMH ENTERPRISES:						8,335.05	8,335.05					
<b>DUBOIS CHEMICALS INC</b>												
512	DUBOIS CHEMICALS INC	IN-30036746	14443	<u>1 TOTE CHLORINE, D. CROSSLEY, SEPT. '22</u>	10/03/2022	751.06	.00	20-6151 M & R - PROCESS CHEMICALS	0	10/22		
Total IN-30036746:						751.06	.00					
Total DUBOIS CHEMICALS INC:						751.06	.00					

**DYNA PARTS LLC**

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2115	DYNA PARTS LLC	265500	14441	<u>GEAR OIL FOR PARKS RANGER TRUCK # 42, J. DURHAM, SEPT. '22</u>	09/26/2022	42.96	.00	<u>01-6305 VEHICLE MAINTENANCE &amp; REPAIRS</u>	1004	10/22		
Total 265500:						42.96	.00					
2115	DYNA PARTS LLC	265501	14440	<u>SPARK PLUGS AND MOTOR TUNE UP FOR TRUCK 96, J. DURHAM, SEPT. '22-ADMIN</u>	09/26/2022	46.88	.00	<u>01-6305 VEHICLE MAINTENANCE &amp; REPAIRS</u>	0	10/22		
2115	DYNA PARTS LLC	265501	14440	<u>SPARK PLUGS AND MOTOR TUNE UP FOR TRUCK 96, J. DURHAM, SEPT. '22- WATER</u>	09/26/2022	18.75	.00	<u>20-6305 VEHICLE MAINTENANCE &amp; REPAIRS</u>	0	10/22		
2115	DYNA PARTS LLC	265501	14440	<u>SPARK PLUGS AND MOTOR TUNE UP FOR TRUCK 96, J. DURHAM, SEPT. '22-SEWER</u>	09/26/2022	18.75	.00	<u>21-6305 VEHICLE MAINTENANCE &amp; REPAIRS</u>	0	10/22		
2115	DYNA PARTS LLC	265501	14440	<u>SPARK PLUGS AND MOTOR TUNE UP FOR TRUCK 96, J. DURHAM, SEPT. '22-P.I</u>	09/26/2022	9.38	.00	<u>25-6305 VEHICLE MAINTENANCE &amp; REPAIR</u>	0	10/22		
Total 265501:						93.76	.00					
2115	DYNA PARTS LLC	265797	14484	<u>SEAT COVER FOR WATER DEPT GMC 3500 TRUCK #23, J. DURHAM, SEPT. '22</u>	09/30/2022	29.13	.00	<u>20-6305 VEHICLE MAINTENANCE &amp; REPAIRS</u>	0	10/22		
2115	DYNA PARTS LLC	265797	14484	<u>SEAT COVER FOR WATER DEPT GMC 3500 TRUCK #23, J. DURHAM, SEPT. '22</u>	09/30/2022	7.28	.00	<u>25-6305 VEHICLE MAINTENANCE &amp; REPAIR</u>	0	10/22		
Total 265797:						36.41	.00					
2115	DYNA PARTS LLC	266210	14526	<u>PARKS KABOTA SPRAY RIG COOLING SYSTEM LEAK STOP, S. HOWELL, OCT. '22</u>	10/07/2022	14.49	.00	<u>01-6142 MAINT. &amp; REPAIR - EQUIPMENT</u>	1004	10/22		
Total 266210:						14.49	.00					
2115	DYNA PARTS LLC	266225	14530	<u>RADIATOR CAPS FOR PARKS KABOTA, S. HOWELL, OCT. '22</u>	10/07/2022	11.69	.00	<u>01-6142 MAINT. &amp; REPAIR - EQUIPMENT</u>	1004	10/22		

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Total 266225:						11.69	.00					
Total DYNA PARTS LLC:						199.31	.00					
<b>ELAM &amp; BURKE</b>												
796	ELAM & BURKE	198455		PROFESSIONAL SERVICES FOR URBAN RENEWAL WEST KUNA PLAN. 09/01/2022-09/30/2022-BUDGET ITEM 2022	09/30/2022	145.00	.00	52-6202 PROFESSIONAL SERVICES	0	10/22		
Total 198455:						145.00	.00					
796	ELAM & BURKE	198456		PROFESSIONAL SERVICES. URBAN RENEWAL. EAST KUNA PLAN. 09/01/2022-09/30/2022-BUDGET ITEM 2022	09/30/2022	6,238.00	.00	01-6045 CONTINGENCY	1283	10/22		
Total 198456:						6,238.00	.00					
Total ELAM & BURKE:						6,383.00	.00					
<b>ELECTRICAL CONTROLS &amp; INSTRUMENTATION</b>												
1744	ELECTRICAL CONTROLS & INSTRUMENTATION	09302022ECI		ELECTRICAL PERMITS. SEPT. '22	09/30/2022	21,098.69	21,098.69	01-6052 CONTRACT SERVICES	1005	10/22	10/07/2022	
Total 09302022ECI:						21,098.69	21,098.69					
Total ELECTRICAL CONTROLS & INSTRUMENTATION:						21,098.69	21,098.69					
<b>FATBEAM LLC</b>												
1831	FATBEAM LLC	29018		MONTHLY RECURRING CHARGE FOR INTERNET SERVICES FOR OCT. '22-ADMIN	10/01/2022	95.00	95.00	01-6052 CONTRACT SERVICES	0	10/22	10/03/2022	
1831	FATBEAM LLC	29018		MONTHLY RECURRING CHARGE FOR INTERNET SERVICES FOR OCT. '22-WATER	10/01/2022	65.00	65.00	20-6052 CONTRACT SERVICES	0	10/22	10/03/2022	

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1831	FATBEAM LLC	29018		<u>MONTHLY RECURRING CHARGE FOR INTERNET SERVICES FOR OCT. '22-SEWER</u>	10/01/2022	65.00	65.00	<u>21-6052 CONTRACT SERVICES</u>	0	10/22	10/03/2022	
1831	FATBEAM LLC	29018		<u>MONTHLY RECURRING CHARGE FOR INTERNET SERVICES FOR OCT '22-PI</u>	10/01/2022	25.00	25.00	<u>25-6052 CONTRACT SERVICES</u>	0	10/22	10/03/2022	
Total 29018:						250.00	250.00					
Total FATBEAM LLC:						250.00	250.00					
<b>FERGUSON ENTERPRISES INC</b>												
219	FERGUSON ENTERPRISES INC	0830224	14401	<u>AIR RELEASE VALVES, C. DEYOUNG, SEPT.'22</u>	09/22/2022	357.00	.00	<u>25-6150 MAINT. &amp; REPAIRS - SYSTEM (PI)</u>	0	10/22		
Total 0830224:						357.00	.00					
219	FERGUSON ENTERPRISES INC	0831983	14253	<u>REPLACEMENT FOR SPLASH PAD PUMP, R. WARWICK, AUG. '22</u>	09/20/2022	440.00	.00	<u>01-6150 MAINTENANCE &amp; REPAIRS - SYSTEM</u>	1004	10/22		
Total 0831983:						440.00	.00					
219	FERGUSON ENTERPRISES INC	0834556	14401	<u>HOT SAW BLADES &amp; HAND WRENCH, C DEYOUNG, SEPT.'22</u>	09/22/2022	613.43	.00	<u>20-6175 SMALL TOOLS</u>	0	10/22		
Total 0834556:						613.43	.00					
219	FERGUSON ENTERPRISES INC	0835507	14457	<u>REPAIR PARTS FOR FARM MAIN LINE BREAK &amp; STOCK PARTS, T. FLEMING, SEPT. '22</u>	09/27/2022	1,533.77	.00	<u>21-6090 FARM EXPENDITURES</u>	0	10/22		
Total 0835507:						1,533.77	.00					
Total FERGUSON ENTERPRISES INC:						2,944.20	.00					

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<b>FLUID CONNECTOR PRODUCTS, INC.</b>												
1083	FLUID CONNECTOR PRODUCTS, INC.	8476333	14464	<u>4 HOSE CLAMPS. M. NADEAU, SEPT. '22</u>	09/28/2022	25.93	.00	<u>21-6150 M &amp; R - SYSTEM</u>	0	10/22		
Total 8476333:						25.93	.00					
Total FLUID CONNECTOR PRODUCTS, INC.:						25.93	.00					
<b>GLENN WALKER</b>												
2161	GLENN WALKER	22160-03		<u>KUNA POLICE STATION ARCHITECTURAL AND DESIGN FEES. PROJECT NO: 22160</u>	10/08/2022	25,814.50	.00	<u>01-6045 CONTINGENCY</u>	1278	10/22		
Total 22160-03:						25,814.50	.00					
Total GLENN WALKER:						25,814.50	.00					
<b>HDR ENGINEERING INC</b>												
1646	HDR ENGINEERING INC	1200466082		<u>PROFESSIONAL SERVICES FROM 04/24-09/24/2022, WELL CONSTRUCTION SUPPORT, D. CROSSELY</u>	10/03/2022	437.50	.00	<u>20-6150 M &amp; R - SYSTEM</u>	0	10/22		
Total 1200466082:						437.50	.00					
Total HDR ENGINEERING INC:						437.50	.00					
<b>HUBER TECHNOLOGY, INC.</b>												
1611	HUBER TECHNOLOGY, INC.	CD10023737	14474	<u>20 BOXES OF LONG BAG TO CONTAIN ODOR AT TREATMENT PLANT. S. SHAFFER, SEPT. 22</u>	10/05/2022	2,270.00	.00	<u>21-6150 M &amp; R - SYSTEM</u>	0	10/22		
Total CD10023737:						2,270.00	.00					
Total HUBER TECHNOLOGY, INC.:						2,270.00	.00					
<b>ICON ENTERPRISES, INC.</b>												

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1631	ICON ENTERPRISES, INC.	235589		<u>MUNICODE ADMINISTRATIVE SUPPORT FEE, C. ENGELS</u>	09/01/2022	350.00	350.00	<u>01-6202 PROFESSIONAL SERVICES</u>	0	10/22	10/07/2022	
Total 235589:						350.00	350.00					
Total ICON ENTERPRISES, INC.:						350.00	350.00					
<b>IDAHO DEPT. OF WATER RESOURCES</b>												
186	IDAHO DEPT. OF WATER RESOURCES	09302022IDW		<u>FILING FEE FOR WATER RIGHTS APPLICATION FOR LAGOON 3</u>	09/30/2022	450.00	450.00	<u>21-6150 M &amp; R - SYSTEM</u>	0	9/22	09/30/2022	
Total 09302022IDWR:						450.00	450.00					
Total IDAHO DEPT. OF WATER RESOURCES:						450.00	450.00					
<b>IDAHO HUMANE SOCIETY</b>												
833	IDAHO HUMANE SOCIETY	10/2022		<u>ANIMAL CONTROL CONTRACT SERVICES FOR OCTOBER, '22</u>	10/01/2022	11,965.58	.00	<u>01-6005 ANIMAL CONTROL SERVICES</u>	0	10/22		
Total 10/2022:						11,965.58	.00					
Total IDAHO HUMANE SOCIETY:						11,965.58	.00					
<b>IDAHO POWER CO</b>												
38	IDAHO POWER CO	09192022IP		<u>ELECTRIC SERVICE 08/16-09/15/2022-ADMIN</u>	09/19/2022	536.45	536.45	<u>01-6290 UTILITIES</u>	0	9/22	09/30/2022	
38	IDAHO POWER CO	09192022IP		<u>ELECTRIC SERVICE 08/13-09/13/2022-SENIOR CENTER</u>	09/19/2022	402.29	402.29	<u>01-6290 UTILITIES</u>	1001	9/22	09/30/2022	
38	IDAHO POWER CO	09192022IP		<u>ELECTRIC SERVICE 08/16-09/15/2022-STREETS</u>	09/19/2022	10.20	10.20	<u>01-6290 UTILITIES</u>	1002	9/22	09/30/2022	
38	IDAHO POWER CO	09192022IP		<u>ELECTRIC SERVICE 08/16-09/15/2022-PARKS</u>	09/19/2022	1,794.04	1,794.04	<u>01-6290 UTILITIES</u>	1004	9/22	09/30/2022	
38	IDAHO POWER CO	09192022IP		<u>ELECTRIC SERVICE 08/16-09/15/2022-WATER</u>	09/19/2022	13,225.28	13,225.28	<u>20-6290 UTILITIES EXPENSE</u>	0	9/22	09/30/2022	

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38	IDAHO POWER CO	09192022IP		<u>ELECTRIC SERVICE 08/16-09/15/2022-SEWER</u>	09/19/2022	28,222.38	28,222.38	<u>21-6290 UTILITIES EXPENSE</u>	0	9/22	09/30/2022	
38	IDAHO POWER CO	09192022IP		<u>ELECTRIC SERVICE 08/16-09/15/2022-FARMS</u>	09/19/2022	14,238.48	14,238.48	<u>21-6090 FARM EXPENDITURES</u>	0	9/22	09/30/2022	
38	IDAHO POWER CO	09192022IP		<u>ELECTRIC SERVICE 08/16-09/15/2022-PI</u>	09/19/2022	30,733.28	30,733.28	<u>25-6290 UTILITIES EXPENSE</u>	0	9/22	09/30/2022	
Total 09192022IP:						89,162.40	89,162.40					
38	IDAHO POWER CO	09282022IP		<u>ELECTRIC SERVICE 08/05-09/23/2022-STREETS, FY 2022</u>	09/28/2022	4,647.58	4,647.58	<u>01-6290 UTILITIES</u>	1002	10/22	10/13/2022	
Total 09282022IP:						4,647.58	4,647.58					
Total IDAHO POWER CO:						93,809.98	93,809.98					
<b>IDAHO POWER COMPANY (FIBER OPTIC)</b>												
1867	IDAHO POWER COMPANY (FIBER OPTIC)	CB-D50		<u>INSPECTION AND CORRECTIONS FOR FIBER OPTICS INSTALLATION, FY 2022</u>	07/13/2022	480.77	480.77	<u>20-6160 MISCELLANEOUS EXPENSES</u>	0	10/22	10/13/2022	
Total CB-D50:						480.77	480.77					
1867	IDAHO POWER COMPANY (FIBER OPTIC)	CK-D50		<u>INSPECTION AND CORRECTIONS FOR FIBER OPTIC INSTALLATION</u>	06/17/2022	95.69	95.69	<u>20-6160 MISCELLANEOUS EXPENSES</u>	0	10/22	10/07/2022	
Total CK-D50:						95.69	95.69					
Total IDAHO POWER COMPANY (FIBER OPTIC):						576.46	576.46					
<b>IDAHO PRESS TRIBUNE, LLC</b>												
1802	IDAHO PRESS TRIBUNE, LLC	26452	14357	<u>AD# 282514, LEGAL PUBLIC NOTICE, ADVERTISEMENT FOR BIDS, KUNA SEWER POND 3 RELINING, N. STANLEY, SEPT. '22</u>	09/28/2022	328.00	.00	<u>21-6125 LEGAL PUBLICATIONS EXPENSE</u>	0	10/22		

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Total 26452:						328.00	.00					
1802	IDAHO PRESS TRIBUNE, LLC	26453	14435	<u>AD# 286030, LEGAL PUBLIC NOTICE, CASE NO. 22-01-AN, 22-01-PUD &amp; 22-01-DA FOR PATAGONIA EAST RIDGE &amp; LAKES SUBDIVISIONS, D. HANSON, SEPT. '22</u>	09/28/2022	58.10	.00	<u>01-6125 LEGAL PUBLICATIONS</u>	1003	10/22		
Total 26453:						58.10	.00					
1802	IDAHO PRESS TRIBUNE, LLC	26454	14442	<u>AD# 286932, LEGAL PUBLIC NOTICE, KUNA CITY ORDINANCE, 2022-26, N. STANLEY, SEPT. 22</u>	09/28/2022	457.60	.00	<u>01-6125 LEGAL PUBLICATIONS</u>	0	10/22		
Total 26454:						457.60	.00					
1802	IDAHO PRESS TRIBUNE, LLC	26755	14425	<u>AD#286029, LEGAL PUBLIC NOTICE, CASE, NO.-22-13-SUP, BOWMONT TO HUBBARD TRANSMISSION LINE UPGRADE, D. HANSON, SEPT. '22</u>	10/05/2022	81.76	.00	<u>01-6125 LEGAL PUBLICATIONS</u>	1003	10/22		
Total 26755:						81.76	.00					
1802	IDAHO PRESS TRIBUNE, LLC	26948	14436	<u>AD# 286035, URBAN RENEWAL LEGAL NOTICE FOR KUNA EAST PLAN, Z. MONTENEGRO SEPT. '22</u>	10/12/2022	2,059.20	.00	<u>01-6125 LEGAL PUBLICATIONS</u>	4000	10/22		
Total 26948:						2,059.20	.00					
1802	IDAHO PRESS TRIBUNE, LLC	26950	14516	<u>AD# 291884, LEGAL PUBLIC NOTICE, ORD 2022-27, N. STANLEY, OCT. '22</u>	10/12/2022	456.56	.00	<u>01-6125 LEGAL PUBLICATIONS</u>	0	10/22		
Total 26950:						456.56	.00					

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1802	IDAHO PRESS TRIBUNE, LLC	26951	14516	<u>AD# 291944, LEGAL PUBLIC NOTICE, ORD 2022-28, N.,STANLEY, OCT. '22</u>	10/12/2022	475.18	.00	<u>25-6125 LEGAL PUBLICATIONS</u>	0	10/22		
Total 26951:						475.18	.00					
Total IDAHO PRESS TRIBUNE, LLC:						3,916.40	.00					
<b>IDAHO STATE POLICE</b>												
1509	IDAHO STATE POLICE	09262022IDSP		<u>NEW EMPLOYEE FINGERPRINTING, J. STEWART, #S23029630</u>	09/26/2022	10.00	.00	<u>21-5950 TEAM BUILDING, ONBOARDING</u>	0	10/22		
1509	IDAHO STATE POLICE	09262022IDSP		<u>SOLICITOR BACKGROUND CHECK, J. CORRAL, #S23016809,</u>	09/26/2022	33.25	.00	<u>01-2075 UNEARNED REVENUE</u>	0	10/22		
Total 09262022IDSP:						43.25	.00					
Total IDAHO STATE POLICE:						43.25	.00					
<b>INTEGRITY PUMP SOLUTIONS INC</b>												
2032	INTEGRITY PUMP SOLUTIONS INC	Y22M9-1311	13650	<u>NEW PUMPS FOR MEMORY RANCH LIFT STATION, T. FLEMING, MAY, '22</u>	09/30/2022	65,408.00	.00	<u>21-6166 PP&amp;E PURCHASES - OPERATIONS</u>	1057	10/22		
Total Y22M9-1311:						65,408.00	.00					
Total INTEGRITY PUMP SOLUTIONS INC:						65,408.00	.00					
<b>INTERMOUNTAIN GAS CO</b>												
37	INTERMOUNTAIN GAS CO	482135196092		<u>NATURAL GAS CONSUMPTION AT CITY HALL, 08/27-09/27/2022- SENIOR CENTER</u>	09/28/2022	61.20	61.20	<u>01-6290 UTILITIES</u>	1001	10/22	10/07/2022	
Total 48213519609282022:						61.20	61.20					
37	INTERMOUNTAIN GAS CO	482195000100		<u>NATURAL GAS CONSUMPTION AT WASTEWATER TREATMENT PLANT, 09/07-10/04/2022- SEPT/OCT BUDGET, WATER</u>	10/05/2022	7.84	7.84	<u>20-6290 UTILITIES EXPENSE</u>	0	10/22	10/13/2022	

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37	INTERMOUNTAIN GAS CO	482195000100		<u>NATURAL GAS CONSUMPTION AT WASTEWATER TREATMENT PLANT, 09/07-10/04/2022- SEPT/OCT BUDGET, SEWER</u>	10/05/2022	7.84	7.84	<u>21-6290 UTILITIES EXPENSE</u>	0	10/22	10/13/2022	
37	INTERMOUNTAIN GAS CO	482195000100		<u>NATURAL GAS CONSUMPTION AT WASTEWATER TREATMENT PLANT, 09/07-10/04/2022- SEPT/OCT BUDGET, PI</u>	10/05/2022	3.01	3.01	<u>25-6290 UTILITIES EXPENSE</u>	0	10/22	10/13/2022	
Total 48219500010052022:						18.69	18.69					
37	INTERMOUNTAIN GAS CO	482327707092		<u>NATURAL GAS CONSUMPTION AT PARKS DEPARTMENT, 08/27-09/27/2022</u>	09/28/2022	6.45	6.45	<u>01-6290 UTILITIES</u>	1004	10/22	10/07/2022	
Total 48232770709282022:						6.45	6.45					
37	INTERMOUNTAIN GAS CO	482634665092		<u>NATURAL GAS CONSUMPTION AT CITY HALL, 08/27-09/27/2022- ADMIN</u>	09/28/2022	8.52	8.52	<u>01-6290 UTILITIES</u>	0	10/22	10/07/2022	
37	INTERMOUNTAIN GAS CO	482634665092		<u>NATURAL GAS CONSUMPTION AT CITY HALL, 08/27-09/27/2022- WATER</u>	09/28/2022	5.83	5.83	<u>20-6290 UTILITIES EXPENSE</u>	0	10/22	10/07/2022	
37	INTERMOUNTAIN GAS CO	482634665092		<u>NATURAL GAS CONSUMPTION AT CITY HALL, 08/27-09/27/2022- SEWER</u>	09/28/2022	5.83	5.83	<u>21-6290 UTILITIES EXPENSE</u>	0	10/22	10/07/2022	
37	INTERMOUNTAIN GAS CO	482634665092		<u>NATURAL GAS CONSUMPTION AT CITY HALL, 08/27-09/27/2022- PI</u>	09/28/2022	2.25	2.25	<u>25-6290 UTILITIES EXPENSE</u>	0	10/22	10/07/2022	
Total 48263466509282022:						22.43	22.43					
Total INTERMOUNTAIN GAS CO:						108.77	108.77					
<b>J &amp; M SANITATION, INC.</b>												
230	J & M SANITATION, INC.	09232022-092		<u>SANITATION RECEIPT TRANSFER, 09/23-09/29/22</u>	09/30/2022	13,815.82	13,815.82	<u>26-7000 SOLID WASTE SERVICE FEES</u>	0	9/22	09/30/2022	

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230	J & M SANITATION, INC.	09232022-092		<u>SANITATION RECEIPT TRANSFER, LESS FRANCHISE FEES. 09/23-09/29/22</u>	09/30/2022	-1,365.00	-1,365.00	01-4170 <u>FRANCHISE FEES</u>	0	9/22	09/30/2022	
Total 09232022-09292022:						12,450.82	12,450.82					
230	J & M SANITATION, INC.	09302022-100		<u>SANITATION RECEIPT TRANSFER, 09/30-10/06/2022</u>	10/07/2022	44,740.97	44,740.97	26-7000 <u>SOLID WASTE SERVICE FEES</u>	0	10/22	10/07/2022	
230	J & M SANITATION, INC.	09302022-100		<u>SANITATION RECEIPT TRANSFER, LESS FRANCHISE FEES. 09/30-10/06/2022</u>	10/07/2022	-4,420.40	-4,420.40	01-4170 <u>FRANCHISE FEES</u>	0	10/22	10/07/2022	
Total 09302022-10062022:						40,320.57	40,320.57					
230	J & M SANITATION, INC.	09302022JM		<u>ACCT #560, SLUDGE REMOVAL FOR SEPT. '22</u>	09/30/2022	13,097.90	.00	21-6153 <u>M &amp; R - SLUDGE DISPOSAL</u>	0	10/22		
230	J & M SANITATION, INC.	09302022JM		<u>ACCT# 560 3999 SWAN FALLS 20 YD RENTAL</u>	09/30/2022	28.30	.00	21-6212 <u>RENT-EQUIPMENT</u>	0	10/22		
230	J & M SANITATION, INC.	09302022JM		<u>ACCT # 599, MAINTENANCE YARD ROLL OFF-ADMIN</u>	09/30/2022	274.89	.00	01-6212 <u>RENT-EQUIPMENT</u>	0	10/22		
230	J & M SANITATION, INC.	09302022JM		<u>ACCT # 599, MAINTENANCE YARD ROLL OFF-WATER</u>	09/30/2022	109.95	.00	20-6212 <u>RENT - EQUIPMENT</u>	0	10/22		
230	J & M SANITATION, INC.	09302022JM		<u>ACCT # 599, MAINTENANCE YARD ROLL OFF-SEWER</u>	09/30/2022	109.95	.00	21-6212 <u>RENT-EQUIPMENT</u>	0	10/22		
230	J & M SANITATION, INC.	09302022JM		<u>ACCT # 599, MAINTENANCE YARD ROLL OFF-PI</u>	09/30/2022	54.99	.00	25-6212 <u>RENT - EQUIPMENT</u>	0	10/22		
Total 09302022JM:						13,675.98	.00					
230	J & M SANITATION, INC.	10072022-101		<u>SANITATION RECEIPT TRANSFER, 10/07/-10/12/2022</u>	10/13/2022	69,696.84	69,696.84	26-7000 <u>SOLID WASTE SERVICE FEES</u>	0	10/22	10/13/2022	
230	J & M SANITATION, INC.	10072022-101		<u>SANITATION RECEIPT TRANSFER, LESS FRANCHISE FEES. 10/07-10/12/2022</u>	10/13/2022	-6,886.04	-6,886.04	01-4170 <u>FRANCHISE FEES</u>	0	10/22	10/13/2022	

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Total 10072022-10122022:						62,810.80	62,810.80					
Total J & M SANITATION, INC.:						129,258.17	115,582.19					
<b>JONATHAN STRICKLAND</b>												
1976	JONATHAN STRICKLAND	770		MONTHLY JANITORIAL SERVICES CITY HALL, SEPT. '22 - ADMIN	09/01/2022	276.64	276.64	01-6025 JANITORIAL	0	9/22	09/30/2022	
1976	JONATHAN STRICKLAND	770		MONTHLY JANITORIAL SERVICES CITY HALL, SEPT. '22 - WATER	09/01/2022	189.28	189.28	20-6025 JANITORIAL	0	9/22	09/30/2022	
1976	JONATHAN STRICKLAND	770		MONTHLY JANITORIAL SERVICES CITY HALL, SEPT. '22 - SEWER	09/01/2022	189.28	189.28	21-6025 JANITORIAL	0	9/22	09/30/2022	
1976	JONATHAN STRICKLAND	770		MONTHLY JANITORIAL SERVICES CITY HALL, SEPT. '22 - P.I	09/01/2022	72.80	72.80	25-6025 JANITORIAL	0	9/22	09/30/2022	
Total 770:						728.00	728.00					
1976	JONATHAN STRICKLAND	771		MONTHLY JANITORIAL SERVICES FOR SENIOR CENTER, SEPT. '22	09/01/2022	446.00	446.00	01-6025 JANITORIAL	1001	9/22	09/30/2022	
Total 771:						446.00	446.00					
1976	JONATHAN STRICKLAND	783		MONTHLY JANITORIAL SERVICES CITY HALL, OCT. '22- ADMIN	10/05/2022	276.64	.00	01-6025 JANITORIAL	0	10/22		
1976	JONATHAN STRICKLAND	783		MONTHLY JANITORIAL SERVICES CITY HALL, OCT. '22- WATER	10/05/2022	189.28	.00	20-6025 JANITORIAL	0	10/22		
1976	JONATHAN STRICKLAND	783		MONTHLY JANITORIAL SERVICES CITY HALL, OCT. '22- SEWER	10/05/2022	189.28	.00	21-6025 JANITORIAL	0	10/22		

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1976	JONATHAN STRICKLAND	783		<u>MONTHLY JANITORIAL SERVICES CITY HALL, OCT. '22- P.I</u>	10/05/2022	72.80	.00	<u>25-6025 JANITORIAL</u>	0	10/22		
Total 783:						728.00	.00					
1976	JONATHAN STRICKLAND	784		<u>MONTHLY JANITORIAL SERVICES SENIOR CENTER, OCT. '22</u>	10/05/2022	446.00	.00	<u>01-6025 JANITORIAL</u>	1001	10/22		
Total 784:						446.00	.00					
1976	JONATHAN STRICKLAND	785		<u>MONTHLY JANITORIAL SERVICES, TREATMENT PLANT, OCT. '22- WATER</u>	10/05/2022	168.00	.00	<u>20-6025 JANITORIAL</u>	0	10/22		
1976	JONATHAN STRICKLAND	785		<u>MONTHLY JANITORIAL SERVICES, TREATMENT PLANT, OCT. '22- SEWER</u>	10/05/2022	168.00	.00	<u>21-6025 JANITORIAL</u>	0	10/22		
1976	JONATHAN STRICKLAND	785		<u>MONTHLY JANITORIAL SERVICES, TREATMENT PLANT, OCT. '22- P.I</u>	10/05/2022	64.00	.00	<u>25-6025 JANITORIAL</u>	0	10/22		
Total 785:						400.00	.00					
Total JONATHAN STRICKLAND:						2,748.00	1,174.00					
<b>KELLER ASSOCIATES, INC.</b>												
429	KELLER ASSOCIATES, INC.	0222657		<u>PROFESSIONAL SERVICES FROM 06/01-08/31/2022-KUNA-AVALON &amp; ORCHARD PEDESTRIAN PATHWAY</u>	09/16/2022	1,395.00	1,395.00	<u>40-6020 CAPITAL IMPROVEMENTS</u>	1010	9/22	09/30/2022	
Total 0222657:						1,395.00	1,395.00					
Total KELLER ASSOCIATES, INC.:						1,395.00	1,395.00					
<b>KENDALL FORD OF MERIDIAN LLC</b>												
1616	KENDALL FORD OF MERIDIAN LLC	RN26070	14556	<u>2022 FORD F350 SRW, 1FD8W3BT2NEE69512, J. LORENTZ, OCT. '22-ADMIN</u>	10/10/2022	32,662.00	32,662.00	<u>40-6166 PP&amp;E PURCHASES OPERATIONS</u>	1303	10/22	10/13/2022	

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1616	KENDALL FORD OF MERIDIAN LLC	RN26070	14556	<u>2022 FORD F350 SRW, 1FD8W3BT2NEE69512, J. LORENTZ, OCT. '22-WATER</u>	10/10/2022	13,718.04	13,718.04	<u>20-6166 PP&amp;E PURCHASES OPERATIONS</u>	1303	10/22	10/13/2022	
1616	KENDALL FORD OF MERIDIAN LLC	RN26070	14556	<u>2022 FORD F350 SRW, 1FD8W3BT2NEE69512, J. LORENTZ, OCT. '22-SEWER</u>	10/10/2022	13,718.04	13,718.04	<u>21-6166 PP&amp;E PURCHASES - OPERATIONS</u>	1303	10/22	10/13/2022	
1616	KENDALL FORD OF MERIDIAN LLC	RN26070	14556	<u>2022 FORD F350 SRW, 1FD8W3BT2NEE69512, J. LORENTZ, OCT. '22-PI</u>	10/10/2022	5,225.92	5,225.92	<u>25-6166 PP&amp;E PURCHASES - OPERATIONS</u>	1303	10/22	10/13/2022	
Total RN26070:						65,324.00	65,324.00					
1616	KENDALL FORD OF MERIDIAN LLC	RN26318	14488	<u>2022 FORD RANGER REPLACEMENT FOR TRUCK #42, FOR PARKS OFFICE, VIN#1FTR1FH2NLD43574, J. LORENTZ, OCT. '22</u>	09/19/2022	31,219.00	31,219.00	<u>40-6166 PP&amp;E PURCHASES OPERATIONS</u>	0	10/22	10/07/2022	
Total RN26318:						31,219.00	31,219.00					
Total KENDALL FORD OF MERIDIAN LLC:						96,543.00	96,543.00					
<b>KUNA JT. SCHOOL DISTRICT NO. 3</b>												
199	KUNA JT. SCHOOL DISTRICT NO. 3	10122		<u>FIBER OPTIC LEASE FOR SEPTEMBER 2022-ADMIN</u>	09/29/2022	114.00	.00	<u>01-6255 TELEPHONE</u>	0	10/22		
199	KUNA JT. SCHOOL DISTRICT NO. 3	10122		<u>FIBER OPTIC LEASE FOR SEPTEMBER 2022-WATER</u>	09/29/2022	78.00	.00	<u>20-6255 TELEPHONE EXPENSE</u>	0	10/22		
199	KUNA JT. SCHOOL DISTRICT NO. 3	10122		<u>FIBER OPTIC LEASE FOR SEPTEMBER 2022-SEWER</u>	09/29/2022	78.00	.00	<u>21-6255 TELEPHONE EXPENSE</u>	0	10/22		
199	KUNA JT. SCHOOL DISTRICT NO. 3	10122		<u>FIBER OPTIC LEASE FOR SEPTEMBER 2022-PI</u>	09/29/2022	30.00	.00	<u>25-6255 TELEPHONE EXPENSE</u>	0	10/22		
Total 10122:						300.00	.00					

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199	KUNA JT. SCHOOL DISTRICT NO. 3	9122		<u>FIBER OPTIC LEASE FOR AUGUST. '22-ADMIN</u>	09/29/2022	114.00	114.00	01-6255 TELEPHONE	0	9/22	09/30/2022	
199	KUNA JT. SCHOOL DISTRICT NO. 3	9122		<u>FIBER OPTIC LEASE FOR AUGUST. '22-WATER</u>	09/29/2022	78.00	78.00	20-6255 TELEPHONE EXPENSE	0	9/22	09/30/2022	
199	KUNA JT. SCHOOL DISTRICT NO. 3	9122		<u>FIBER OPTIC LEASE FOR AUGUST. '22-SEWER</u>	09/29/2022	78.00	78.00	21-6255 TELEPHONE EXPENSE	0	9/22	09/30/2022	
199	KUNA JT. SCHOOL DISTRICT NO. 3	9122		<u>FIBER OPTIC LEASE FOR AUGUST. '22-PI</u>	09/29/2022	30.00	30.00	25-6255 TELEPHONE EXPENSE	0	9/22	09/30/2022	
Total 9122:						300.00	300.00					
Total KUNA JT. SCHOOL DISTRICT NO. 3:						600.00	300.00					
<b>KUNA LUMBER</b>												
499	KUNA LUMBER	A131832	14429	<u>ONE TAMPER AND COUPLER, M. DAVILA, SEPT. '22 -WATER</u>	09/23/2022	34.32	.00	20-6175 SMALL TOOLS	0	10/22		
499	KUNA LUMBER	A131832	14429	<u>ONE TAMPER AND COUPLER, M. DAVILA, SEPT. '22-PI</u>	09/23/2022	8.59	.00	25-6175 SMALL TOOLS	0	10/22		
Total A131832:						42.91	.00					
499	KUNA LUMBER	A131920	14463	<u>LANDSCAPE ADHESIVE FOR TREE RINGS, B. REED, SEPT. '22</u>	09/28/2022	18.87	.00	01-6150 MAINTENANCE & REPAIRS - SYSTEM	1004	10/22		
Total A131920:						18.87	.00					
499	KUNA LUMBER	A131943	14472	<u>TOILET FLUSH HANDLE FOR THE PLANT, S. HOWELL, SEPT. '22-WATER</u>	09/29/2022	3.47	.00	20-6140 MAINT. & REPAIR BUILDING	0	10/22		
499	KUNA LUMBER	A131943	14472	<u>TOILET FLUSH HANDLE FOR THE PLANT, S. HOWELL, SEPT. '22-SEWER</u>	09/29/2022	3.47	.00	21-6140 MAINT & REPAIR BUILDING	0	10/22		

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499	KUNA LUMBER	A131943	14472	<u>TOILET FLUSH HANDLE FOR THE PLANT, S. HOWELL, SEPT. '22-PI</u>	09/29/2022	1.33	.00	<u>25-6140 MAINT. &amp; REPAIR BUILDING</u>	0	10/22		
Total A131943:						8.27	.00					
499	KUNA LUMBER	A132169	14546	<u>SAW BLADE TO FIX GREENBELT BATHROOM, J. ADAMS, OCT. '22</u>	10/10/2022	21.14	.00	<u>01-6140 MAINT. &amp; REPAIR BUILDING</u>	1004	10/22		
499	KUNA LUMBER	A132169	14546	<u>HEX KEY SET, J. ADAMS, OCT. '22</u>	10/10/2022	19.34	.00	<u>01-6140 MAINT. &amp; REPAIR BUILDING</u>	1004	10/22		
Total A132169:						40.48	.00					
499	KUNA LUMBER	A132206	14565	<u>FIXING RISERS AT THE FARM, T. FLEMING, OCT. '22</u>	10/12/2022	20.40	.00	<u>21-6090 FARM EXPENDITURES</u>	0	10/22		
Total A132206:						20.40	.00					
499	KUNA LUMBER	A132207	14566	<u>WASHER &amp; NUTS FOR LAGOON, T. FLEMING, OCT. '22</u>	10/12/2022	30.15	.00	<u>21-6150 M &amp; R - SYSTEM</u>	0	10/22		
Total A132207:						30.15	.00					
499	KUNA LUMBER	B166133	14449	<u>KEYPAD COMPONENTS FOR DESERT VIEW WATER FACILITY, J.MORFIN, SEPT.'22- WATER</u>	09/27/2022	99.07	.00	<u>20-6140 MAINT. &amp; REPAIR BUILDING</u>	0	10/22		
499	KUNA LUMBER	B166133		<u>KEYPAD COMPONENTS FOR DESERT VIEW WATER FACILITY, J.MORFIN, SEPT.'22- SEWER</u>	09/27/2022	24.77	.00	<u>21-6140 MAINT. &amp; REPAIR BUILDING</u>	0	10/22		
Total B166133:						123.84	.00					
499	KUNA LUMBER	B166141	14452	<u>GRIT TAPE FOR 10 MILE LIFT STATION, R.DAVILA, SEPT.'22</u>	09/27/2022	5.22	.00	<u>21-6150 M &amp; R - SYSTEM</u>	0	10/22		

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Total B166141:						5.22	.00					
499	KUNA LUMBER	B166171	14462	<u>HOSE FITTINGS, T SHAFFER, SEPT.'22</u>	09/28/2022	46.20	.00	<u>21-6150 M &amp; R - SYSTEM</u>	0	10/22		
Total B166171:						46.20	.00					
499	KUNA LUMBER	B166184	14467	<u>MISC SUPPLIES FOR POND 1 REHAB, T. FLEMING, SEPT. 22</u>	09/28/2022	96.01	.00	<u>21-6150 M &amp; R - SYSTEM</u>	0	10/22		
Total B166184:						96.01	.00					
499	KUNA LUMBER	B166194	14471	<u>SPRINKLER PARTS FOR BERNIE FISHER, D. ABBOTT, SEPT. '22</u>	09/28/2022	77.43	.00	<u>01-6150 MAINTENANCE &amp; REPAIRS - SYSTEM</u>	1004	10/22		
Total B166194:						77.43	.00					
499	KUNA LUMBER	B166213	14475	<u>PVC PLUGS, T. FLEMING, SEPT. '22</u>	09/29/2022	66.68	.00	<u>21-6150 M &amp; R - SYSTEM</u>	0	10/22		
Total B166213:						66.68	.00					
499	KUNA LUMBER	B166244	14482	<u>PLIERS AND MAGNET, J. OSBORN, SEPT. '22</u>	09/30/2022	10.78	.00	<u>20-6150 M &amp; R - SYSTEM</u>	0	10/22		
499	KUNA LUMBER	B166244	14482	<u>PLIERS AND MAGNET, J. OSBORN, SEPT. '22-PI</u>	09/30/2022	2.70	.00	<u>25-6150 MAINT. &amp; REPAIRS - SYSTEM (PI)</u>	0	10/22		
Total B166244:						13.48	.00					
499	KUNA LUMBER	B166256	14487	<u>MANUAL SPRINKLER HEAD, D.ABBOTT, SEPT. '22</u>	09/30/2022	4.85	.00	<u>01-6150 MAINTENANCE &amp; REPAIRS - SYSTEM</u>	1004	10/22		

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Total B166256:						4.85	.00					
499	KUNA LUMBER	B166316	14490	<u>EXTENSION CORD, J.OSBORN, OCT.'22</u>	10/03/2022	9.26	.00	<u>20-6150 M &amp; R - SYSTEM</u>	0	10/22		
Total B166316:						9.26	.00					
499	KUNA LUMBER	B166355	14495	<u>TWIST ROPE COIL, C.MCDANIEL, OCT.'22</u>	10/04/2022	25.19	.00	<u>21-6150 M &amp; R - SYSTEM</u>	0	10/22		
Total B166355:						25.19	.00					
499	KUNA LUMBER	B166383	14504	<u>ZIP TIES FOR ORANGE FENCING, J.MORFIN, OCT.'22</u>	10/05/2022	32.39	.00	<u>01-6150 MAINTENANCE &amp; REPAIRS - SYSTEM</u>	1004	10/22		
Total B166383:						32.39	.00					
499	KUNA LUMBER	B166409	14509	<u>BATTERIES FOR SPRAY RIG LIGHTS, J.MORFIN, OCT.'22</u>	10/05/2022	8.99	.00	<u>01-6142 MAINT. &amp; REPAIR - EQUIPMENT</u>	1004	10/22		
Total B166409:						8.99	.00					
499	KUNA LUMBER	B166437	14515	<u>SPIKE BASES FOR SPRINKLERS AT BERNIE FISHER, J. PEREZ, OCT.'22</u>	10/06/2022	7.72	.00	<u>01-6150 MAINTENANCE &amp; REPAIRS - SYSTEM</u>	1004	10/22		
Total B166437:						7.72	.00					
499	KUNA LUMBER	B166441	14517	<u>SPINKLER PARTS FOR FARM PARK, R. WARWICK, OCT.'22</u>	10/06/2022	62.37	.00	<u>01-6150 MAINTENANCE &amp; REPAIRS - SYSTEM</u>	1004	10/22		
Total B166441:						62.37	.00					

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499	KUNA LUMBER	B166455	14523	<u>DOOR STOPS FOR NEW SHOP, J. ADAMS, OCT. '22</u>	10/06/2022	38.49	.00	<u>01-6140 MAINT. &amp; REPAIR BUILDING</u>	1004	10/22		
Total B166455:						38.49	.00					
Total KUNA LUMBER:						779.20	.00					
<b>KUNA RURAL FIRE DISTRICT (IMPACT)</b>												
1944	KUNA RURAL FIRE DISTRICT (IMPACT)	09302022KRF		<u>KRFD IMPACT FEES, SEPT. '22</u>	09/30/2022	55,858.40	55,858.40	<u>30-2082 KRFD IMPACT FEE</u>	0	10/22	10/07/2022	
Total 09302022KRFDI:						55,858.40	55,858.40					
Total KUNA RURAL FIRE DISTRICT (IMPACT):						55,858.40	55,858.40					
<b>KUNA RURAL FIRE DISTRICT (PLAN REVIEW)</b>												
1945	KUNA RURAL FIRE DISTRICT (PLAN REVIEW)	09302022KRF		<u>KRFD PLAN REVIEW, SEPT. '22</u>	09/30/2022	118.04	118.04	<u>30-2083 KRFD PLAN REVIEW FEE</u>	0	10/22	10/07/2022	
Total 09302022KRFDPR:						118.04	118.04					
Total KUNA RURAL FIRE DISTRICT (PLAN REVIEW):						118.04	118.04					
<b>L AND C STORAGE CONTAINERS</b>												
2169	L AND C STORAGE CONTAINERS	0000601	14486	<u>2 EA 40 FT CONTAINERS FOR THE NEW SHOP, J.ADAMS, SEPT.'22</u>	09/28/2022	13,050.00	13,050.00	<u>40-6020 CAPITAL IMPROVEMENTS</u>	1173	10/22	10/07/2022	
Total 0000601:						13,050.00	13,050.00					
Total L AND C STORAGE CONTAINERS:						13,050.00	13,050.00					
<b>MATHESON TRI-GAS INC</b>												
1871	MATHESON TRI-GAS INC	0026448952		<u>HYDRAULIC GAS CYLINDER RENTAL, SEPT. '22</u>	09/30/2022	47.06	.00	<u>21-6150 M &amp; R - SYSTEM</u>	0	10/22		
Total 0026448952:						47.06	.00					





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				<u>HR, OCT. '22- P.I</u>	10/11/2022	53.73	.00	<u>25-6265 TRAINING &amp; SCHOOLING EXPENSE</u>	0	10/22		
Total 298450:						1,990.00	.00					
Total PRYOR LEARNING:						1,990.00	.00					
<b>QUADIENT FINANCE USA INC</b>												
1770	QUADIENT FINANCE USA INC	09302022QPF		<u>POSTAGE METER REFILL CITY HALL, SEPT. '22- ADMIN</u>	09/30/2022	140.00	.00	<u>01-6190 POSTAGE &amp; BILLING</u>	0	10/22		
1770	QUADIENT FINANCE USA INC	09302022QPF		<u>POSTAGE METER REFILL CITY HALL, SEPT. '22- P&amp;Z</u>	09/30/2022	50.00	.00	<u>01-6190 POSTAGE &amp; BILLING</u>	1003	10/22		
1770	QUADIENT FINANCE USA INC	09302022QPF		<u>POSTAGE METER REFILL CITY HALL, SEPT. '22- WATER</u>	09/30/2022	130.00	.00	<u>20-6190 POSTAGE &amp; BILLING</u>	0	10/22		
1770	QUADIENT FINANCE USA INC	09302022QPF		<u>POSTAGE METER REFILL CITY HALL, SEPT. '22-SEWER</u>	09/30/2022	130.00	.00	<u>21-6190 POSTAGE &amp; BILLING</u>	0	10/22		
1770	QUADIENT FINANCE USA INC	09302022QPF		<u>POSTAGE METER REFILL CITY HALL, SEPT. '22- P.I</u>	09/30/2022	50.00	.00	<u>25-6190 POSTAGE &amp; BILLING</u>	0	10/22		
Total 09302022QPF:						500.00	.00					
Total QUADIENT FINANCE USA INC:						500.00	.00					
<b>RAYMOND TAFF</b>												
2167	RAYMOND TAFF	2008		<u>INTERIOR AND EXTERIOR WINDOW CLEANING AT CITY HALL, OCT. '22- ADMIN</u>	10/03/2022	345.56	.00	<u>01-6025 JANITORIAL</u>	0	10/22		
2167	RAYMOND TAFF	2008		<u>INTERIOR AND EXTERIOR WINDOW CLEANING AT CITY HALL, OCT. '22- WATER</u>	10/03/2022	237.12	.00	<u>20-6025 JANITORIAL</u>	0	10/22		
2167	RAYMOND TAFF	2008		<u>INTERIOR AND EXTERIOR WINDOW CLEANING AT CITY HALL, OCT. '22- SEWER</u>	10/03/2022	237.12	.00	<u>21-6025 JANITORIAL</u>	0	10/22		
2167	RAYMOND TAFF	2008		<u>INTERIOR AND EXTERIOR WINDOW CLEANING AT CITY HALL, OCT. '22- P.I</u>	10/03/2022	92.20	.00	<u>25-6025 JANITORIAL</u>	0	10/22		

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Total 2008:						912.00	.00					
Total RAYMOND TAFF:						912.00	.00					
<b>RICOH USA, INC. (MAINTENANCE)</b>												
1422	RICOH USA, INC. (MAINTENANCE)	5065696172		<u>COPY CHARGES, MODEL # IMC2000, SERIAL #C8262110, 9/1-9/30/22, PARKS, FY2022</u>	10/01/2022	5.91	5.91	<u>01-6142 MAINT. &amp; REPAIR - EQUIPMENT</u>	1004	10/22	10/13/2022	
Total 5065696172:						5.91	5.91					
Total RICOH USA, INC. (MAINTENANCE):						5.91	5.91					
<b>RIMI INC</b>												
1991	RIMI INC	09302022RIMI		<u>COMMERCIAL MECHANICAL PERMITS, SEPT. '22</u>	09/30/2022	335.03	335.03	<u>01-6052 CONTRACT SERVICES</u>	1005	10/22	10/07/2022	
Total 09302022RIMI:						335.03	335.03					
Total RIMI INC:						335.03	335.03					
<b>ROTO-ROOTER</b>												
344	ROTO-ROOTER	65590	14519	<u>SEPTIC TANK PURGE AT NEW SHOP, S. HOWELL, OCT. '22</u>	10/06/2022	440.00	.00	<u>01-6140 MAINT. &amp; REPAIR BUILDING</u>	1004	10/22		
Total 65590:						440.00	.00					
Total ROTO-ROOTER:						440.00	.00					
<b>SILVER CREEK SUPPLY</b>												
1786	SILVER CREEK SUPPLY	0008157438-0	13406	<u>FIRST SET OF CHRISTMAS LIGHTS FOR PARKS, B.REED, APR.'22, FY2022</u>	09/23/2022	991.20	991.20	<u>01-6150 MAINTENANCE &amp; REPAIRS - SYSTEM</u>	1004	10/22	10/13/2022	
Total 0008157438-001:						991.20	991.20					

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Total SILVER CREEK SUPPLY:						991.20	991.20					
<b>SPECTER INSTRUMENTS, INC.</b>												
1626	SPECTER INSTRUMENTS, INC.	250XT102-202		<u>WIN-911/PRO. 3 YR SUBSCRIPTION RENEWAL, SCADA SOFTWARE MAINTENCE &amp; SUPPORT, WATER</u>	09/16/2022	907.20	907.20	<u>20-6052 CONTRACT SERVICES</u>	0	10/22	10/03/2022	
1626	SPECTER INSTRUMENTS, INC.	250XT102-202		<u>WIN-911/PRO. 3 YR SUBSCRIPTION RENEWAL, SCADA SOFTWARE MAINTENCE &amp; SUPPORT, SEWER</u>	09/16/2022	907.20	907.20	<u>21-6052 CONTRACT SERVICES</u>	0	10/22	10/03/2022	
1626	SPECTER INSTRUMENTS, INC.	250XT102-202		<u>WIN-911/PRO. 3 YR SUBSCRIPTION RENEWAL, SCADA SOFTWARE MAINTENCE &amp; SUPPORT, P.I</u>	09/16/2022	345.60	345.60	<u>25-6052 CONTRACT SERVICES</u>	0	10/22	10/03/2022	
Total 250XT102-20221214:						2,160.00	2,160.00					
Total SPECTER INSTRUMENTS, INC.:						2,160.00	2,160.00					
<b>TAYLOR CORPORATION</b>												
1435	TAYLOR CORPORATION	224162855	14430	<u>BUSINESS CARDS FOR M. BIGGS. N. STANLEY, SEPT. '22- ADMIN</u>	09/27/2022	51.38	.00	<u>01-6165 OFFICE SUPPLIES</u>	0	10/22		
1435	TAYLOR CORPORATION	224162855		<u>BUSINESS CARDS FOR M. BIGGS. N. STANLEY, SEPT. '22- WATER</u>	09/27/2022	2.29	.00	<u>20-6165 OFFICE SUPPLIES</u>	0	10/22		
1435	TAYLOR CORPORATION	224162855		<u>BUSINESS CARDS FOR M. BIGGS. N. STANLEY, SEPT. '22- SEWER</u>	09/27/2022	2.29	.00	<u>21-6165 OFFICE SUPPLIES</u>	0	10/22		
1435	TAYLOR CORPORATION	224162855		<u>BUSINESS CARDS FOR M. BIGGS. N. STANLEY, SEPT. '22- P.I</u>	09/27/2022	1.13	.00	<u>25-6165 OFFICE SUPPLIES</u>	0	10/22		
Total 224162855:						57.09	.00					
Total TAYLOR CORPORATION:						57.09	.00					

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<b>TECHNOLOGY SOLUTIONS LLC</b>												
1823	TECHNOLOGY SOLUTIONS LLC	4504	14377	REPLACEMENT NETWORK VIDEO RECORDER FOR PARKS OFFICE SECURITY CAMERA, J.LORENTZ, SEPT. '22, FY2022	10/07/2022	1,169.19	1,169.19	01-6140 MAINT. & REPAIR BUILDING	1004	10/22	10/13/2022	
Total 4504:						1,169.19	1,169.19					
Total TECHNOLOGY SOLUTIONS LLC:						1,169.19	1,169.19					
<b>TREASURE VALLEY COFFEE</b>												
992	TREASURE VALLEY COFFEE	2160:08478495	14524	8 EACH 5 GALLON BOTTLE WATER, ONE CASE COFFEE, COOLER RENTAL FOR TREATMENT PLANT, D. CROSSLEY, OCT. '22- WATER	10/07/2022	47.02	.00	20-6165 OFFICE SUPPLIES	0	10/22		
992	TREASURE VALLEY COFFEE	2160:08478495	14524	8 EACH 5 GALLON BOTTLE WATER, ONE CASE COFFEE, COOLER RENTAL FOR TREATMENT PLANT, D. CROSSLEY, OCT.' 22 - SEWER	10/07/2022	47.02	.00	21-6165 OFFICE SUPPLIES	0	10/22		
992	TREASURE VALLEY COFFEE	2160:08478495	14524	8 EACH 5 GALLON BOTTLE WATER, ONE CASE COFFEE, COOLER RENTAL FOR TREATMENT PLANT, D. CROSSLEY, OCT.' 22- P.I	10/07/2022	17.92	.00	25-6165 OFFICE SUPPLIES	0	10/22		
Total 2160:08478495:						111.96	.00					
992	TREASURE VALLEY COFFEE	2160:08507756	14535	2 EACH 5 GALLON WATER FOR MAINTENANCE SHOP, OCT.'22	10/07/2022	13.40	.00	01-6165 OFFICE SUPPLIES	1004	10/22		
Total 2160:08507756:						13.40	.00					
992	TREASURE VALLEY COFFEE	2160:08507796	14535	6 EACH FIVE GALLON WATER BOTTLES, CITY HALL, OCT. '22- ADMIN	10/07/2022	15.28	.00	01-6165 OFFICE SUPPLIES	0	10/22		
992	TREASURE VALLEY COFFEE	2160:08507796	14535	6 EACH FIVE GALLON WATER BOTTLES, CITY HALL, OCT. '22- WATER	10/07/2022	10.45	.00	20-6165 OFFICE SUPPLIES	0	10/22		

Vendor #	Vendor Name	Invoice Number	PO #	Description	Invoice Date	Net Invoice Amount	Amount Paid	GL Account and Title	GL Activity #	GL Period	Date Paid	Voided
992	TREASURE VALLEY COFFEE	2160:08507796	14535	6 EACH FIVE GALLON WATER BOTTLES. CITY HALL. OCT. '22- SEWER	10/07/2022	10.45	.00	21-6165 OFFICE SUPPLIES	0	10/22		
992	TREASURE VALLEY COFFEE	2160:08507796	14535	6 EACH FIVE GALLON WATER BOTTLES. CITY HALL. OCT. '22- P.I	10/07/2022	4.02	.00	25-6165 OFFICE SUPPLIES	0	10/22		
Total 2160:08507796:						40.20	.00					
992	TREASURE VALLEY COFFEE	2160:08507806	14535	2 EACH 5 GALLON WATER BOTTLES FOR PARKS OFFICE. OCT. '22	10/07/2022	13.40	.00	01-6165 OFFICE SUPPLIES	1004	10/22		
Total 2160:08507806:						13.40	.00					
Total TREASURE VALLEY COFFEE:						178.96	.00					
<b>U.S. BANK (VISA)</b>												
1444	U.S. BANK (VISA)	034122519000		ZURCHERS. RAFFLE TICKETS FOR EMPLOYEE PICNIC. N.STAUFFER. OCT.'22	09/07/2022	6.33	.00	01-5950 TEAM BUILDING. ONBOARDING	0	10/22		
Total 03412251900019109306:						6.33	.00					
1444	U.S. BANK (VISA)	042922380003		ADOBE. RECURRING MEMBERSHIP CHARGE. M.BORZICK. OCT.'22 - WATER	08/26/2022	14.27	.00	20-6075 DUES & MEMBERSHIPS	0	10/22		
1444	U.S. BANK (VISA)	042922380003		ADOBE. RECURRING MEMBERSHIP CHARGE. M.BORZICK. OCT.'22 - SEWER	08/26/2022	14.27	.00	21-6075 DUES & MEMBERSHIPS	0	10/22		
1444	U.S. BANK (VISA)	042922380003		ADOBE. RECURRING MEMBERSHIP CHARGE. M.BORZICK. OCT.'22 - P.I	08/26/2022	5.44	.00	25-6075 DUES & MEMBERSHIPS EXPENSE	0	10/22		
Total 04292238000305746837:						33.98	.00					
1444	U.S. BANK (VISA)	078022400170	14271	BOISE COLD STORAGE. 3000 ADDITIONAL POUNDS OF ICE. C. SMITH. RODEO. AUG.'22	08/26/2022	750.00	.00	01-6135 PUBLIC ENTERTAINMENT	0	10/22		

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Total 07802240017026051226:						750.00	.00					
1444	U.S. BANK (VISA)	113422580000		<u>ZOOM, MEMBERSHIP RENEWAL, J.REID, SEPT.'22</u>	09/15/2022	149.90	.00	<u>01-6075 DUES &amp; MEMBERSHIPS</u>	1003	10/22		
Total 11342258000043575622:						149.90	.00					
1444	U.S. BANK (VISA)	113422680000		<u>CANVA, SUBSCRIPTION, M.TREASURE, OCT.'22</u>	09/25/2022	119.99	.00	<u>01-6075 DUES &amp; MEMBERSHIPS</u>	4000	10/22		
Total 11342268000030088017:						119.99	.00					
1444	U.S. BANK (VISA)	273322417202		<u>RIDLEY'S, ITEMS FOR EMPLOYEES, N.STAUFFER, OCT.'22</u>	08/29/2022	41.31	.00	<u>01-5950 TEAM BUILDING, ONBOARDING</u>	0	10/22		
Total 27332241720202259010:						41.31	.00					
1444	U.S. BANK (VISA)	273322587202		<u>RIDLEY'S, GREASE FOR EQUIPMENT, B.WITHROW, SEPT.'22</u>	09/15/2022	60.39	.00	<u>01-6142 MAINT. &amp; REPAIR - EQUIPMENT</u>	1004	10/22		
Total 27332258720202320309:						60.39	.00					
1444	U.S. BANK (VISA)	310622620837	14378	<u>AMAZON.CLEANING RAGS AND SIGN, J.LORENTZ, SEPT. '22</u>	09/18/2022	25.97	.00	<u>01-6150 MAINTENANCE &amp; REPAIRS - SYSTEM</u>	1004	10/22		
Total 31062262083735548065:						25.97	.00					
1444	U.S. BANK (VISA)	310622620837	14378	<u>AMAZON.COM, LENS CLEANER KIT AND SIGNS, SEPT.'22</u>	09/18/2022	24.64	.00	<u>01-6150 MAINTENANCE &amp; REPAIRS - SYSTEM</u>	1004	10/22		
1444	U.S. BANK (VISA)	310622620837	14378	<u>AMAZON.COM, SPIDERWICK DVD FOR SCARY MOVIE NIGHT, SEPT.'22</u>	09/18/2022	5.99	.00	<u>01-6135 PUBLIC ENTERTAINMENT</u>	1004	10/22		

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1444	U.S. BANK (VISA)	310622620837	14378	<u>AMAZON.COM, LAPTOP BAG AND MOUSE PADS, SEPT.'22</u>	09/18/2022	53.61	.00	<u>01-6165 OFFICE SUPPLIES</u>	1004	10/22		
Total 31062262083738869187:						84.24	.00					
1444	U.S. BANK (VISA)	316822448370		<u>ALBERTSONS, WATER BOTTLES FOR RODEO, OCT.'22</u>	08/31/2022	13.47	.00	<u>01-6135 PUBLIC ENTERTAINMENT</u>	0	10/22		
Total 31682244837001238242:						13.47	.00					
1444	U.S. BANK (VISA)	316822518370		<u>SMARTFOODSVC, FOOD ITEMS FOR EMPLOYEE PICNIC, N.STAUFFER, SEPT.22</u>	09/07/2022	290.43	.00	<u>01-5950 TEAM BUILDING, ONBOARDING</u>	0	10/22		
Total 31682251837000052172:						290.43	.00					
1444	U.S. BANK (VISA)	316822538370	14352	<u>ALBERTSONS, GREETING CARDS, M.WEBB - WATER</u>	09/09/2022	4.44	.00	<u>20-6165 OFFICE SUPPLIES</u>	0	10/22		
1444	U.S. BANK (VISA)	316822538370	14352	<u>ALBERTSONS, GREETING CARDS, M.WEBB - SEWER</u>	09/09/2022	4.44	.00	<u>21-6165 OFFICE SUPPLIES</u>	0	10/22		
1444	U.S. BANK (VISA)	316822538370	14352	<u>ALBERTSONS, GREETING CARDS, M.WEBB - P.I</u>	09/09/2022	1.70	.00	<u>25-6165 OFFICE SUPPLIES</u>	0	10/22		
Total 31682253837001508568:						10.58	.00					
1444	U.S. BANK (VISA)	330922460915	14230	<u>IDAHO DEPARTMENT OF TRANSPORTATION LICENSE PLATE PURCHASE, 2001 FTL RED TRACTOR, A.PETERSON, AUG. '22</u>	09/02/2022	23.69	.00	<u>01-6305 VEHICLE MAINTENANCE &amp; REPAIRS</u>	0	10/22		
Total 33092246091569001849:						23.69	.00					
1444	U.S. BANK (VISA)	330922504007	14331	<u>IDAHO GOV. RE-EXAM FOR CLASS 4 LICENSE, J.COX, SEPT.'22 - WATER</u>	09/06/2022	56.00	.00	<u>20-6265 TRAINING &amp; SCHOOLING EXPENSE</u>	0	10/22		

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1444	U.S. BANK (VISA)	330922504007	14331	<u>IDAHO GOV. RE-EXAM FOR CLASS 4 LICENSE, J.COX, SEPT.'22 - P.I</u>	09/06/2022	14.00	.00	<u>25-6265 TRAINING &amp; SCHOOLING EXPENSE</u>	0	10/22		
Total 33092250400745000224:						70.00	.00					
1444	U.S. BANK (VISA)	374622465010	14319	<u>TRACTOR SUPPLY, MEASURING TAPE, CANOPY, FLAGS FOR RODEO, J. MORFIN, SEPT. '22</u>	09/01/2022	169.97	.00	<u>01-6135 PUBLIC ENTERTAINMENT</u>	1004	10/22		
Total 37462246501087221791:						169.97	.00					
1444	U.S. BANK (VISA)	374722530000		<u>COBALT TRUCK EQUIPMENT, SEWER TRUCK REPAIRS, J.DURHAM, OCT.'22</u>	09/09/2022	483.62	.00	<u>21-6305 VEHICLE MAINTENANCE &amp; REPAIRS</u>	0	10/22		
Total 37472253000013500013:						483.62	.00					
1444	U.S. BANK (VISA)	374722650000	14413	<u>CWI, J. LISH EXAM, SEPT. '22 - WATER</u>	09/21/2022	20.00	.00	<u>20-6265 TRAINING &amp; SCHOOLING EXPENSE</u>	0	10/22		
1444	U.S. BANK (VISA)	374722650000	14413	<u>CWI, J. LISH EXAM, SEPT. '22 - P.I</u>	09/21/2022	5.00	.00	<u>25-6265 TRAINING &amp; SCHOOLING EXPENSE</u>	0	10/22		
Total 37472265000016351733:						25.00	.00					
1444	U.S. BANK (VISA)	430122380101	14259	<u>HOME DEPOT, SHELVING FOR PARKS OFFICE, J. ADAMS, AUG. '22</u>	08/25/2022	1,395.00	.00	<u>01-6140 MAINT. &amp; REPAIR BUILDING</u>	1004	10/22		
Total 43012238010192721791:						1,395.00	.00					
1444	U.S. BANK (VISA)	430122430101	14292	<u>HOME DEPOT, VACUUM FOR OFFICE, J. LORENTZ, AUG. '22</u>	08/30/2022	649.99	.00	<u>01-6175 SMALL TOOLS</u>	1004	10/22		



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				<u>AUG.'22 - WATER</u>	08/26/2022	9.47	.00	<u>20-5950 TEAM BUILDING, ONBOARDING</u>	0	10/22		
1444	U.S. BANK (VISA)	895522389000		<u>FIESTA GUADALAJARA, REVIEW LUNCH FOR C.FEISTNER, P.STEVENS, AUG.'22 - SEWER</u>	08/26/2022	9.47	.00	<u>21-5950 TEAM BUILDING, ONBOARDING</u>	0	10/22		
1444	U.S. BANK (VISA)	895522389000		<u>FIESTA GUADALAJARA, REVIEW LUNCH FOR C.FEISTNER, P.STEVENS, AUG.'22 - P.I</u>	08/26/2022	1.35	.00	<u>25-5950 TEAM BUILDING, ONBOARDING</u>	0	10/22		
Total 89552238900017000082:						27.06	.00					
1444	U.S. BANK (VISA)	921522578525	14360	<u>IDAHO ECONOMIC DEVELOPMENT ASSOSICATION, FALL CONFERENCE, M. TREASURE</u>	09/13/2022	210.00	.00	<u>01-6265 TRAINING &amp; SCHOOLING</u>	4000	10/22		
Total 92152257852545461368:						210.00	.00					
1444	U.S. BANK (VISA)	921522648529	14410	<u>RV PARK SUPPLIES .COM, RV DUMP STATION WATER KIT, J. LORENTZ, SEPT. '22</u>	09/21/2022	1,430.19	.00	<u>01-6150 MAINTENANCE &amp; REPAIRS - SYSTEM</u>	1004	10/22		
Total 92152264852914828560:						1,430.19	.00					
1444	U.S. BANK (VISA)	921622371005		<u>LOWES, ELECTRICAL OUTLET, M.DAVILA, AUG.'22</u>	08/25/2022	15.81	.00	<u>20-6140 MAINT. &amp; REPAIR BUILDING</u>	0	10/22		
Total 92162237100538970603:						15.81	.00					
1444	U.S. BANK (VISA)	921622371005	14250	<u>TRANSFER FEE FOR N. STANLEY &amp; C. SMITH FOR BSU COURSES, N. STANLEY, AUG. '22-ADMIN</u>	08/25/2022	45.00	.00	<u>01-6265 TRAINING &amp; SCHOOLING</u>	0	10/22		
1444	U.S. BANK (VISA)	921622371005	14250	<u>TRANSFER FEE FOR N. STANLEY &amp; C. SMITH FOR BSU COURSES, N. STANLEY, AUG. '22-WATER</u>	08/25/2022	2.00	.00	<u>20-6265 TRAINING &amp; SCHOOLING EXPENSE</u>	0	10/22		

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1444	U.S. BANK (VISA)	921622371005	14250	<u>TRANSFER FEE FOR N. STANLEY &amp; C. SMITH FOR BSU COURSES, N. STANLEY, AUG. '22-SEWER</u>	08/25/2022	2.00	.00	<u>21-6265 TRAINING &amp; SCH00LING EXPENSE</u>	0	10/22		
1444	U.S. BANK (VISA)	921622371005	14250	<u>TRANSFER FEE FOR N. STANLEY &amp; C. SMITH FOR BSU COURSES, N. STANLEY, AUG. '22-PI</u>	08/25/2022	1.00	.00	<u>25-6265 TRAINING &amp; SCH00LING EXPENSE</u>	0	10/22		
Total 92162237100592856268:						50.00	.00					
1444	U.S. BANK (VISA)	921622371008		<u>LOWES, AIR CONDITIONER WALL SLEEVE, M.DAVILA, AUG.'22 - WATER</u>	08/25/2022	131.21	.00	<u>20-6140 MAINT. &amp; REPAIR BUILDING</u>	0	10/22		
Total 92162237100883942710:						131.21	.00					
1444	U.S. BANK (VISA)	921622371008		<u>LOWES, WINDOW AIR CONDITIONER WITH HEATER, M.DAVILA, AUG.'22</u>	08/25/2022	594.93	.00	<u>20-6140 MAINT. &amp; REPAIR BUILDING</u>	0	10/22		
Total 92162237100883942728:						594.93	.00					
1444	U.S. BANK (VISA)	921622381016	14246	<u>AMAZON, STEAM MOP REPLACEMENT PADS, J. LORENTZ, AUG. '22</u>	08/26/2022	22.59	.00	<u>01-6025 JANITORIAL</u>	1004	10/22		
1444	U.S. BANK (VISA)	921622381016	14246	<u>AMAZON, GAS STRUT AND FITTINGS FOR GATOR DOORS, J. LORENTZ, AUG. '22</u>	08/26/2022	12.95	.00	<u>01-6142 MAINT. &amp; REPAIR - EQUIPMENT</u>	1004	10/22		
Total 92162238101691183728:						35.54	.00					
1444	U.S. BANK (VISA)	921622431050	14300	<u>HOME DEPOT, AIR CONDITIONER FOR RODEO, N. STANLEY, AUG. '22</u>	08/30/2022	391.14	.00	<u>01-6135 PUBLIC ENTERTAINMENT</u>	0	10/22		
Total 92162243105089198456:						391.14	.00					

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1444	U.S. BANK (VISA)	921622441054	14309	<u>PLAY IT AGAIN SPORTS, LIFE JACKETS FOR MUTTON BUSTING KUNA RODEO, N.STANLEY, AUG.'22</u>	08/31/2022	137.31	.00	<u>01-6135 PUBLIC ENTERTAINMENT</u>	0	10/22		
Total 92162244105425540972:						137.31	.00					
1444	U.S. BANK (VISA)	921622441057	14315	<u>AMAZON, DOG WASTE BAGS FOR DOG PARK AND GREENBELT, J. LORENTZ, SEPT. '22</u>	09/01/2022	106.67	.00	<u>01-6150 MAINTENANCE &amp; REPAIRS - SYSTEM</u>	1004	10/22		
Total 92162244105790478329:						106.67	.00					
1444	U.S. BANK (VISA)	921622441058	14293	<u>AMAZON.COM, LAPTOP BAG, PENS, AND DRY ERASE MARKERS, J.REID, SEPT.'22</u>	09/01/2022	19.99	.00	<u>01-6165 OFFICE SUPPLIES</u>	1003	10/22		
Total 92162244105847329186:						19.99	.00					
1444	U.S. BANK (VISA)	921622441059	14323	<u>LOWES, TOOL KIT AND EXTRA SCREW DRIVER FOR TREATMENT PLANT, D. CROSSLEY, SEPT. '22 - WATER</u>	09/01/2022	11.07	.00	<u>20-6175 SMALL TOOLS</u>	0	10/22		
1444	U.S. BANK (VISA)	921622441059	14323	<u>LOWES, TOOL KIT AND EXTRA SCREW DRIVER FOR TREATMENT PLANT, D. CROSSLEY, SEPT. '22 - SEWER</u>	09/01/2022	11.07	.00	<u>21-6175 SMALL TOOLS</u>	0	10/22		
1444	U.S. BANK (VISA)	921622441059	14323	<u>LOWES, TOOL KIT AND EXTRA SCREW DRIVER FOR TREATMENT PLANT, D. CROSSLEY, SEPT. '22 - P.I</u>	09/01/2022	4.22	.00	<u>21-6175 SMALL TOOLS</u>	0	10/22		
Total 92162244105960988131:						26.36	.00					
1444	U.S. BANK (VISA)	921622441059		<u>LOWES, AIR CONDITIONER RETURN, M.DAVILA, SEPT.'22</u>	09/01/2022	-131.21	.00	<u>20-6140 MAINT. &amp; REPAIR BUILDING</u>	0	10/22		

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Total 92162244105960988649:						-131.21	.00					
1444	U.S. BANK (VISA)	921622461077	14315	<u>AMAZON, DOG WASTE BAGS FOR DOG PARK AND GREENBELT, J. LORENTZ, SEPT. '22</u>	09/03/2022	95.70	.00	<u>01-6150 MAINTENANCE &amp; REPAIRS - SYSTEM</u>	1004	10/22		
Total 92162246107703632354:						95.70	.00					
1444	U.S. BANK (VISA)	921622481085	14297	<u>AMAZON, LENS CLEANING WIPES AND SPRAY, J. LORENTZ, AUG.'22</u>	09/05/2022	35.54	.00	<u>01-6165 OFFICE SUPPLIES</u>	1004	10/22		
Total 92162248108513584726:						35.54	.00					
1444	U.S. BANK (VISA)	921622481085	14297	<u>AMAZON, LENS CLEANING WIPES AND SPRAY, J. LORENTZ, AUG.'22</u>	09/05/2022	5.99	.00	<u>01-6165 OFFICE SUPPLIES</u>	1004	10/22		
Total 92162248108522779408:						5.99	.00					
1444	U.S. BANK (VISA)	921622481087	14293	<u>AMAZON, OFFICE SUPPLIES, J. REID, AUG. '22</u>	09/05/2022	95.66	.00	<u>01-6165 OFFICE SUPPLIES</u>	1003	10/22		
Total 92162248108751346796:						95.66	.00					
1444	U.S. BANK (VISA)	921622491096		<u>LOWES, AIR CONDITIONER RETURN, M.DAVILA, SEPT.'22</u>	09/06/2022	-594.93	.00	<u>20-6140 MAINT. &amp; REPAIR BUILDING</u>	0	10/22		
Total 92162249109622090931:						-594.93	.00					
1444	U.S. BANK (VISA)	921622561042		<u>AMAZON.COM, MOPS, TREATMENT PLANT, SEPT.'22 - WATER</u>	09/13/2022	20.98	.00	<u>20-6025 JANITORIAL</u>	0	10/22		
1444	U.S. BANK (VISA)	921622561042		<u>AMAZON.COM, MOPS, TREATMENT PLANT, SEPT.'22 - SEWER</u>	09/13/2022	20.98	.00	<u>21-6025 JANITORIAL</u>	0	10/22		

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1444	U.S. BANK (VISA)	921622561042		<u>AMAZON.COM. MOPS, TREATMENT PLANT, SEPT.'22 - P.I</u>	09/13/2022	8.00	.00	<u>25-6025 JANITORIAL</u>	0	10/22		
Total 92162256104277068377:						49.96	.00					
1444	U.S. BANK (VISA)	921622581062	14378	<u>AMAZON 4 EACH BABY CHANGING TABLES &amp; LAPTOP BAG, J.LORENTZ, SEPT. '22</u>	09/15/2022	799.96	.00	<u>01-6150 MAINTENANCE &amp; REPAIRS - SYSTEM</u>	1004	10/22		
Total 92162258106276364226:						799.96	.00					
1444	U.S. BANK (VISA)	921622621085	14382	<u>AMAZON. 6 SETS CORN HOLE BAGS, J. LORENTZ, SEPT' 22</u>	09/19/2022	101.94	.00	<u>01-6135 PUBLIC ENTERTAINMENT</u>	1004	10/22		
Total 92162262108577379337:						101.94	.00					
1444	U.S. BANK (VISA)	921622621091	14396	<u>AMAZON. WALL PANEL, J. REID, SEPT. 22</u>	09/19/2022	158.39	.00	<u>01-6165 OFFICE SUPPLIES</u>	1003	10/22		
Total 92162262109109087885:						158.39	.00					
1444	U.S. BANK (VISA)	921622621091		<u>AMAZON.COM. SAFETY GLASSES FOR PLANT, M.WEBB, OCT.'22 - WATER</u>	09/19/2022	13.44	.00	<u>20-6230 SAFETY TRAINING &amp; EQUIPMENT</u>	0	10/22		
1444	U.S. BANK (VISA)	921622621091		<u>AMAZON.COM. SAFETY GLASSES FOR PLANT, M.WEBB, OCT.'22 - SEWER</u>	09/19/2022	13.44	.00	<u>21-6230 SAFETY TRAINING &amp; EQUIPMENT</u>	0	10/22		
1444	U.S. BANK (VISA)	921622621091		<u>AMAZON.COM. SAFETY GLASSES FOR PLANT, M.WEBB, OCT.'22 - P.I</u>	09/19/2022	5.12	.00	<u>25-6230 SAFETY TRAINING &amp; EQUIPMENT</u>	0	10/22		
Total 92162262109112696276:						32.00	.00					
1444	U.S. BANK (VISA)	921622640000	14412	<u>AMERICAN PLANNING ASSOCIATION IDAHO CONFERENCE, D. HANSON, SEPT. '22</u>	09/20/2022	870.63	.00	<u>01-6265 TRAINING &amp; SCHOOLING</u>	1003	10/22		







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				<u>WATER, FY2022</u>	07/28/2022	95.00	95.00	<u>20-6212 RENT - EQUIPMENT</u>	0	10/22	10/13/2022	
				Total INV-00876396:		95.00	95.00					
2124	UNITED SITE SERVICES OF NEVADA INC	INV-00924144		<u>ADA WHEELCHAIR ACCESSIBLE PORTABLE RESTROOM RENTAL, BI-WEEKLY SERVICE, 7/18-8/14/22, WINCHESTER PARK, FY2022</u>	08/15/2022	144.00	144.00	<u>01-6212 RENT-EQUIPMENT</u>	1004	10/22	10/13/2022	
				Total INV-00924144:		144.00	144.00					
2124	UNITED SITE SERVICES OF NEVADA INC	INV-00924145		<u>ADA WHEELCHAIR ACCESSIBLE PORTABLE RESTROOM RENTAL, WEEKLY SERVICE, 7/18-8/14/22, THE FARM PARK, FY2022</u>	08/15/2022	207.00	207.00	<u>01-6212 RENT-EQUIPMENT</u>	1004	10/22	10/13/2022	
				Total INV-00924145:		207.00	207.00					
2124	UNITED SITE SERVICES OF NEVADA INC	INV-00924146		<u>ADA WHEELCHAIR ACCESSIBLE PORTABLE RESTROOM RENTAL, WEEKLY SERVICE, 7/18-8/14/22, ARBOR RIDGE PARK, FY2022</u>	08/15/2022	207.00	207.00	<u>01-6212 RENT-EQUIPMENT</u>	1004	10/22	10/13/2022	
				Total INV-00924146:		207.00	207.00					
2124	UNITED SITE SERVICES OF NEVADA INC	INV-00925784		<u>ADA WHEELCHAIR ACCESSIBLE PORTABLE RESTROOM RENTAL, WEEKLY SERVICE, 7/18-8/14/22, SEGO PRAIRIE POND/NICHOLSON PARK, FY2022</u>	08/15/2022	211.50	211.50	<u>01-6212 RENT-EQUIPMENT</u>	1004	10/22	10/13/2022	
				Total INV-00925784:		211.50	211.50					
2124	UNITED SITE SERVICES OF NEVADA INC	INV-00925787		<u>STANDARD PORTABLE RESTROOM RENTAL, BI-WEEKLY SERVICE, 7/18-8/14/22, FARM, FY2022</u>	08/15/2022	100.00	100.00	<u>21-6090 FARM EXPENDITURES</u>	0	10/22	10/13/2022	

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Total INV-00925787:						100.00	100.00					
2124	UNITED SITE SERVICES OF NEVADA INC	INV-00925788		<u>ADA WHEELCHAIR ACCESSIBLE PORTABLE RESTROOM RENTAL, BI-WEEKLY SERVICE, 7/18-8/14/22, SADIE CREEK, FY2022</u>	08/15/2022	165.50	165.50	<u>01-6212 RENT-EQUIPMENT</u>	1004	10/22	10/13/2022	
Total INV-00925788:						165.50	165.50					
2124	UNITED SITE SERVICES OF NEVADA INC	INV-00937366		<u>ADA WHEELCHAIR ACCESSIBLE PORTABLE RESTROOM RENTAL, WEEKLY SERVICE, 8/19-9/15/22, BUTLER PARK, FY2022</u>	08/19/2022	212.75	212.75	<u>01-6212 RENT-EQUIPMENT</u>	1004	10/22	10/13/2022	
Total INV-00937366:						212.75	212.75					
2124	UNITED SITE SERVICES OF NEVADA INC	INV-00951838		<u>STANDARD PORTABLE RESTROOM RENTAL, BI-WEEKLY SERVICE, 8/25-9/21-22, WATER BOOSTER STATION/EAST KUNA RD, WATER, FY2022</u>	08/25/2022	95.00	95.00	<u>20-6212 RENT-EQUIPMENT</u>	0	10/22	10/13/2022	
Total INV-00951838:						95.00	95.00					
2124	UNITED SITE SERVICES OF NEVADA INC	INV-00996617		<u>ADA WHEELCHAIR ACCESSIBLE PORTABLE RESTROOM RENTAL, WEEKLY SERVICE, 8/15-9/11/22, ARBOR RIDGE PARK, FY2022</u>	09/12/2022	207.00	207.00	<u>01-6212 RENT-EQUIPMENT</u>	1004	10/22	10/13/2022	
Total INV-00996617:						207.00	207.00					
2124	UNITED SITE SERVICES OF NEVADA INC	INV-00996620		<u>ADA WHEELCHAIR ACCESSIBLE PORTABLE RESTROOM RENTAL, WEEKLY SERVICE, 8/15-9/11/22, THE FARM PARK, FY2022</u>	09/12/2022	207.00	207.00	<u>01-6212 RENT-EQUIPMENT</u>	0	10/22	10/13/2022	

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Total INV-00996620:						207.00	207.00					
2124	UNITED SITE SERVICES OF NEVADA INC	INV-00996623		<u>ADA WHEELCHAIR ACCESSIBLE PORTABLE RESTROOM RENTAL, BI-WEEKLY SERVICE, 8/15-9/11/22, WINCHESTER PARK, FY2022</u>	09/12/2022	144.00	144.00	<u>01-6212 RENT-EQUIPMENT</u>	1004	10/22	10/13/2022	
Total INV-00996623:						144.00	144.00					
2124	UNITED SITE SERVICES OF NEVADA INC	INV-00998468		<u>ADA WHEELCHAIR ACCESSIBLE PORTABLE RESTROOM RENTAL, BI-WEEKLY SERVICE, 8/15-9/11/22, SADIE CREEK, FY2022</u>	09/12/2022	165.50	165.50	<u>01-6212 RENT-EQUIPMENT</u>	1004	10/22	10/13/2022	
Total INV-00998468:						165.50	165.50					
2124	UNITED SITE SERVICES OF NEVADA INC	INV-00998469		<u>ADA WHEELCHAIR ACCESSIBLE PORTABLE RESTROOM RENTAL, WEEKLY SERVICE, 8/15-9/11/22, SEGO PRAIRIE POND/NICHOLSON PARK</u>	09/12/2022	211.50	211.50	<u>01-6212 RENT-EQUIPMENT</u>	1004	10/22	10/13/2022	
Total INV-00998469:						211.50	211.50					
2124	UNITED SITE SERVICES OF NEVADA INC	INV-00998472		<u>STANDARD PORTABLE RESTROOM RENTAL, BI-WEEKLY SERVICE, 8/15-9/11/22, FARM, FY2022</u>	09/12/2022	100.00	100.00	<u>21-6090 FARM EXPENDITURES</u>	0	10/22	10/13/2022	
Total INV-00998472:						100.00	100.00					
2124	UNITED SITE SERVICES OF NEVADA INC	INV-01011037		<u>ADA WHEELCHAIR ACCESSIBLE PORTABLE RESTROOM RENTAL, WEEKLY SERVICE, 09/16-10/13/22, BUTLER PARK, FY2022</u>	09/16/2022	212.75	212.75	<u>01-6212 RENT-EQUIPMENT</u>	1004	10/22	10/13/2022	

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Total INV-01011037:						212.75	212.75					
2124	UNITED SITE SERVICES OF NEVADA INC	INV-01025470		<u>STANDARD PORTABLE RESTROOM RENTAL, BI-WEEKLY SERVICE, 9/22-10/19/22, WATER BOOSTER STATION/EAST KUNA RD, WATER, FY2022</u>	09/22/2022	95.00	95.00	<u>20-6212 RENT-EQUIPMENT</u>	0	10/22	10/13/2022	
Total INV-01025470:						95.00	95.00					
2124	UNITED SITE SERVICES OF NEVADA INC	INV-01072336		<u>ADA PORTABLE RESTROOM RENTAL, WEEKLY SERVICE, 09/12-10/09/22, ARBOR RIDGE PARK, SEPTEMBER AND OCTOBER SERVICES</u>	10/10/2022	207.00	.00	<u>01-6212 RENT-EQUIPMENT</u>	1004	10/22		
Total INV-01072336:						207.00	.00					
2124	UNITED SITE SERVICES OF NEVADA INC	INV-01072337		<u>ADA PORTABLE RESTROOM RENTAL, BI-WEEKLY SERVICE, 9/12-10/09/22, WINCHESTER PARK/SUTTERS MILL, SEPTEMBER AND OCTOBER SERVICES</u>	10/10/2022	144.00	.00	<u>01-6212 RENT-EQUIPMENT</u>	1004	10/22		
Total INV-01072337:						144.00	.00					
2124	UNITED SITE SERVICES OF NEVADA INC	INV-01072340		<u>ADA PORTABLE RESTROOM RENTAL, WEEKLY SERVICE, 09/12-10/09/22, THE FARM PARK, SEPTEMBER AND OCTOBER SERVICES</u>	10/10/2022	207.00	.00	<u>01-6212 RENT-EQUIPMENT</u>	1004	10/22		
Total INV-01072340:						207.00	.00					
2124	UNITED SITE SERVICES OF NEVADA INC	INV-01074017		<u>ADA PORTABLE RESTROOM RENTAL, WEEKLY SERVICE 9/12-10/09/22, SEGO PRAIRIE POND/NICHOLSON PARK, SEPTEMBER AND OCTOBER SERVICES</u>	10/10/2022	211.50	.00	<u>01-6212 RENT-EQUIPMENT</u>	1004	10/22		

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Total INV-01074017:						211.50	.00					
2124	UNITED SITE SERVICES OF NEVADA INC	INV-01074018		<u>STANDARD RESTROOM RENTAL, BI-WEEKLY SERVICE, 09/12-10/09/22, CITY FARM, SEPTEMBER AND OCTOBER SERVICES</u>	10/10/2022	100.00	.00	01-6212 RENT-EQUIPMENT	1004	10/22		
Total INV-01074018:						100.00	.00					
2124	UNITED SITE SERVICES OF NEVADA INC	INV-01074019		<u>ADA PORTABLE RESTROOM RENTAL, BI-WEEKLY SERVICE, 09/12-10/09/22, SADIE CREEK PARK, SEPTEMBER AND OCTOBER SERVICES</u>	10/10/2022	165.50	.00	01-6212 RENT-EQUIPMENT	1004	10/22		
Total INV-01074019:						165.50	.00					
Total UNITED SITE SERVICES OF NEVADA INC:						5,650.50	4,615.50					
<b>UNIVAR SOLUTIONS USA, INC.</b>												
1410	UNIVAR SOLUTIONS USA, INC.	50571740	14269	<u>47,260.00 LBS ALUMINUM SULFATE, T. SHAFFER, AUG.'22</u>	09/01/2022	12,136.37	12,136.37	21-6151 M & R - PROCESS CHEMICALS	0	9/22	09/30/2022	
Total 50571740:						12,136.37	12,136.37					
1410	UNIVAR SOLUTIONS USA, INC.	50571742	14387	<u>43,200 LBS ALUMINUM SULFATE, T. SHAFFER, SEPT. '22</u>	09/16/2022	11,093.76	11,093.76	21-6151 M & R - PROCESS CHEMICALS	0	9/22	09/30/2022	
Total 50571742:						11,093.76	11,093.76					
Total UNIVAR SOLUTIONS USA, INC.:						23,230.13	23,230.13					
<b>UTILITY REFUND #15</b>												
2166	UTILITY REFUND #15	100240.02		<u>LAUNCH NEGOTIATIONS LLC, 264 S ALLIE AVE, UTILITY REFUND</u>	10/11/2022	58.45	.00	20-4500 METERED WATER SALES	0	10/22		



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				<u>REFUND</u>	09/20/2022	39.32	.00	<u>21-4600 SEWER USER FEES</u>	0	10/22		
Total 142015.00:						143.46	.00					
2166	UTILITY REFUND #15	151190.01		<u>DOUGLAS D MILLS, 566 W RAMS HILL ST, UTILITY REFUND</u>	10/07/2022	52.45	.00	<u>20-4500 METERED WATER SALES</u>	0	10/22		
2166	UTILITY REFUND #15	151190.01		<u>DOUGLAS D MILLS, 566 W RAMS HILL ST, UTILITY REFUND</u>	10/07/2022	71.58	.00	<u>21-4600 SEWER USER FEES</u>	0	10/22		
2166	UTILITY REFUND #15	151190.01		<u>DOUGLAS D MILLS, 566 W RAMS HILL ST, UTILITY REFUND</u>	10/07/2022	56.25	.00	<u>26-4975 SOLID WASTE USER FEES</u>	0	10/22		
Total 151190.01:						180.28	.00					
2166	UTILITY REFUND #15	160730.02		<u>JORDAN TAYLOR, 372 W FARMALL WAY, UTILITY REFUND</u>	10/11/2022	49.23	.00	<u>20-4500 METERED WATER SALES</u>	0	10/22		
2166	UTILITY REFUND #15	160730.02		<u>JORDAN TAYLOR, 372 W FARMALL WAY, UTILITY REFUND</u>	10/11/2022	43.19	.00	<u>21-4600 SEWER USER FEES</u>	0	10/22		
2166	UTILITY REFUND #15	160730.02		<u>JORDAN TAYLOR, 372 W FARMALL WAY, UTILITY REFUND</u>	10/11/2022	55.27	.00	<u>26-4975 SOLID WASTE USER FEES</u>	0	10/22		
Total 160730.02:						147.69	.00					
2166	UTILITY REFUND #15	174213.01		<u>DARLENE K HAYES, 860 S TANAMI AVE, UTILITY REFUND</u>	10/04/2022	5.28	.00	<u>20-4500 METERED WATER SALES</u>	0	10/22		
2166	UTILITY REFUND #15	174213.01		<u>DARLENE K HAYES, 860 S TANAMI AVE, UTILITY REFUND</u>	10/04/2022	7.26	.00	<u>21-4600 SEWER USER FEES</u>	0	10/22		
2166	UTILITY REFUND #15	174213.01		<u>DARLENE K HAYES, 860 S TANAMI AVE, UTILITY REFUND</u>	10/04/2022	5.07	.00	<u>26-4975 SOLID WASTE USER FEES</u>	0	10/22		



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				<u>REFUND</u>	10/04/2022	16.05	.00	<u>20-4500_METERED WATER SALES</u>	0	10/22		
2166	UTILITY REFUND #15	201140.02		<u>JEANETTE E BONJOUR, 491 E SABLE RIDGE DR, UTILITY REFUND</u>	10/04/2022	21.10	.00	<u>21-4600_SEWER USER FEES</u>	0	10/22		
2166	UTILITY REFUND #15	201140.02		<u>JEANETTE E BONJOUR, 491 E SABLE RIDGE DR, UTILITY REFUND</u>	10/04/2022	14.78	.00	<u>26-4975 SOLID WASTE USER FEES</u>	0	10/22		
Total 201140.02:						51.93	.00					
2166	UTILITY REFUND #15	202045.03		<u>TREVOR PETERSON, 267 E WHITBECK ST, UTILITY REFUND</u>	09/30/2022	35.39	.00	<u>20-4500_METERED WATER SALES</u>	0	10/22		
2166	UTILITY REFUND #15	202045.03		<u>TREVOR PETERSON, 267 E WHITBECK ST, UTILITY REFUND</u>	09/30/2022	47.53	.00	<u>21-4600_SEWER USER FEES</u>	0	10/22		
2166	UTILITY REFUND #15	202045.03		<u>TREVOR PETERSON, 267 E WHITBECK ST, UTILITY REFUND</u>	09/30/2022	35.74	.00	<u>26-4975 SOLID WASTE USER FEES</u>	0	10/22		
Total 202045.03:						118.66	.00					
2166	UTILITY REFUND #15	20530.05		<u>AMBER STEUBE, 175 N ORCHARD AVE, UTILITY REFUND</u>	10/03/2022	31.51	.00	<u>20-4500_METERED WATER SALES</u>	0	10/22		
2166	UTILITY REFUND #15	20530.05		<u>AMBER STEUBE, 175 N ORCHARD AVE, UTILITY REFUND</u>	10/03/2022	41.76	.00	<u>21-4600_SEWER USER FEES</u>	0	10/22		
2166	UTILITY REFUND #15	20530.05		<u>AMBER STEUBE, 175 N ORCHARD AVE, UTILITY REFUND</u>	10/03/2022	48.71	.00	<u>26-4975 SOLID WASTE USER FEES</u>	0	10/22		
Total 20530.05:						121.98	.00					
2166	UTILITY REFUND #15	230685.03		<u>CHRISTOPHER M PAYNE, 453 W WILLOW DALE WAY, UTILITY REFUND</u>	10/03/2022	26.02	.00	<u>20-4500_METERED WATER SALES</u>	0	10/22		

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2166	UTILITY REFUND #15	230685.03		<u>CHRISTOPHER M PAYNE, 453 W WILLOW DALE WAY, UTILITY REFUND</u>	10/03/2022	36.19	.00	<u>21-4600 SEWER USER FEES</u>	0	10/22		
2166	UTILITY REFUND #15	230685.03		<u>CHRISTOPHER M PAYNE, 453 W WILLOW DALE WAY, UTILITY REFUND</u>	10/03/2022	27.28	.00	<u>26-4975 SOLID WASTE USER FEES</u>	0	10/22		
Total 230685.03:						89.49	.00					
2166	UTILITY REFUND #15	240830.04		<u>PHILIP N CAMPBELL, 979 E ENSOLARADO ST, UTILITY REFUND</u>	10/07/2022	30.41	.00	<u>20-4500 METERED WATER SALES</u>	0	10/22		
2166	UTILITY REFUND #15	240830.04		<u>PHILIP N CAMPBELL, 979 E ENSOLARADO ST, UTILITY REFUND</u>	10/07/2022	37.38	.00	<u>21-4600 SEWER USER FEES</u>	0	10/22		
2166	UTILITY REFUND #15	240830.04		<u>PHILIP N CAMPBELL, 979 E ENSOLARADO ST, UTILITY REFUND</u>	10/07/2022	25.89	.00	<u>26-4975 SOLID WASTE USER FEES</u>	0	10/22		
Total 240830.04:						93.68	.00					
2166	UTILITY REFUND #15	241057.01		<u>DEANNA WILSON, 1050 E FOLGADO ST, UTILITY REFUND</u>	10/03/2022	37.90	.00	<u>20-4500 METERED WATER SALES</u>	0	10/22		
2166	UTILITY REFUND #15	241057.01		<u>DEANNA WILSON, 1050 E FOLGADO ST, UTILITY REFUND</u>	10/03/2022	54.98	.00	<u>21-4600 SEWER USER FEES</u>	0	10/22		
2166	UTILITY REFUND #15	241057.01		<u>DEANNA WILSON, 1050 E FOLGADO ST, UTILITY REFUND</u>	10/03/2022	32.20	.00	<u>26-4975 SOLID WASTE USER FEES</u>	0	10/22		
Total 241057.01:						125.08	.00					
2166	UTILITY REFUND #15	242001.00		<u>TRESIDIO HOMES, 105 S EASTER AVE, UTILITY REFUND</u>	09/15/2022	62.68	.00	<u>20-4500 METERED WATER SALES</u>	0	10/22		
2166	UTILITY REFUND #15	242001.00		<u>TRESIDIO HOMES, 105 S EASTER AVE, UTILITY REFUND</u>	09/15/2022	.02	.00	<u>21-4600 SEWER USER FEES</u>	0	10/22		

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Total 242001.00:						62.70	.00					
2166	UTILITY REFUND #15	242005.00		<u>TRESIDIO HOMES, 1870 E MARISOL ST, UTILITY REFUND</u>	10/03/2022	54.32	.00	<u>20-4500 METERED WATER SALES</u>	0	10/22		
Total 242005.00:						54.32	.00					
2166	UTILITY REFUND #15	242011.00		<u>TRESIDIO HOMES, 1821 E THEA DR, UTILITY REFUND</u>	09/14/2022	74.33	.00	<u>20-4500 METERED WATER SALES</u>	0	10/22		
2166	UTILITY REFUND #15	242011.00		<u>TRESIDIO HOMES, 1821 E THEA DR, UTILITY REFUND</u>	09/14/2022	16.98	.00	<u>21-4600 SEWER USER FEES</u>	0	10/22		
Total 242011.00:						91.31	.00					
2166	UTILITY REFUND #15	242022.00		<u>TRESIDIO HOMES, 2035 E THEA DR, UTILITY REFUND</u>	09/15/2022	62.55	.00	<u>20-4500 METERED WATER SALES</u>	0	10/22		
2166	UTILITY REFUND #15	242022.00		<u>TRESIDIO HOMES, 2035 E THEA DR, UTILITY REFUND</u>	09/15/2022	.15	.00	<u>21-4600 SEWER USER FEES</u>	0	10/22		
Total 242022.00:						62.70	.00					
2166	UTILITY REFUND #15	242032.00		<u>TRESIDIO HOMES, 206 S SUNNIVA AVE, UTILITY REFUND</u>	09/15/2022	92.82	.00	<u>20-4500 METERED WATER SALES</u>	0	10/22		
2166	UTILITY REFUND #15	242032.00		<u>TRESIDIO HOMES, 206 S SUNNIVA AVE, UTILITY REFUND</u>	09/15/2022	24.20	.00	<u>21-4600 SEWER USER FEES</u>	0	10/22		
Total 242032.00:						117.02	.00					
2166	UTILITY REFUND #15	242061.00		<u>TRESIDIO HOMES, 1913 E MARISOL ST, UTILITY REFUND</u>	09/15/2022	94.09	.00	<u>20-4500 METERED WATER SALES</u>	0	10/22		
2166	UTILITY REFUND #15	242061.00		<u>TRESIDIO HOMES, 1913 E MARISOL ST, UTILITY REFUND</u>	09/15/2022	26.56	.00	<u>21-4600 SEWER USER FEES</u>	0	10/22		

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Total 242061.00:						120.65	.00					
2166	UTILITY REFUND #15	260070.01		<u>JODIE DUNKLEY, 2562 W CERULEAN DR, UTILITY REFUND</u>	10/07/2022	23.62	.00	<u>20-4500 METERED WATER SALES</u>	0	10/22		
2166	UTILITY REFUND #15	260070.01		<u>JODIE DUNKLEY, 2562 W CERULEAN DR, UTILITY REFUND</u>	10/07/2022	30.85	.00	<u>21-4600 SEWER USER FEES</u>	0	10/22		
2166	UTILITY REFUND #15	260070.01		<u>JODIE DUNKLEY, 2562 W CERULEAN DR, UTILITY REFUND</u>	10/07/2022	22.97	.00	<u>26-4975 SOLID WASTE USER FEES</u>	0	10/22		
Total 260070.01:						77.44	.00					
2166	UTILITY REFUND #15	264075.03		<u>LARIN E COX, 2052 N MAUVE AVE, UTILITY REFUND</u>	10/07/2022	25.17	.00	<u>20-4500 METERED WATER SALES</u>	0	10/22		
2166	UTILITY REFUND #15	264075.03		<u>LARIN E COX, 2052 N MAUVE AVE, UTILITY REFUND</u>	10/07/2022	31.99	.00	<u>21-4600 SEWER USER FEES</u>	0	10/22		
2166	UTILITY REFUND #15	264075.03		<u>LARIN E COX, 2052 N MAUVE AVE, UTILITY REFUND</u>	10/07/2022	19.49	.00	<u>26-4975 SOLID WASTE USER FEES</u>	0	10/22		
Total 264075.03:						76.65	.00					
2166	UTILITY REFUND #15	264705.03		<u>BENJAMIN SEAN BARROWS, 1998 N VAN DYKE AVE, UTILITY REFUND</u>	09/30/2022	30.13	.00	<u>20-4500 METERED WATER SALES</u>	0	10/22		
2166	UTILITY REFUND #15	264705.03		<u>BENJAMIN SEAN BARROWS, 1998 N VAN DYKE AVE, UTILITY REFUND</u>	09/30/2022	45.50	.00	<u>21-4600 SEWER USER FEES</u>	0	10/22		
2166	UTILITY REFUND #15	264705.03		<u>BENJAMIN SEAN BARROWS, 1998 N VAN DYKE AVE, UTILITY REFUND</u>	09/30/2022	29.27	.00	<u>26-4975 SOLID WASTE USER FEES</u>	0	10/22		
Total 264705.03:						104.90	.00					

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2166	UTILITY REFUND #15	268146.02		<u>DEANNA J KARNs, 1745 N THISTLE DR, UTILITY REFUND</u>	10/04/2022	26.79	.00	<u>20-4500 METERED WATER SALES</u>	0	10/22		
2166	UTILITY REFUND #15	268146.02		<u>DEANNA J KARNs, 1745 N THISTLE DR, UTILITY REFUND</u>	10/04/2022	28.89	.00	<u>21-4600 SEWER USER FEES</u>	0	10/22		
2166	UTILITY REFUND #15	268146.02		<u>DEANNA J KARNs, 1745 N THISTLE DR, UTILITY REFUND</u>	10/04/2022	20.29	.00	<u>26-4975 SOLID WASTE USER FEES</u>	0	10/22		
Total 268146.02:						75.97	.00					
2166	UTILITY REFUND #15	268336.01		<u>JOHNATHAN SMITH, 1619 N PEWTER AVE, UTILITY REFUND</u>	09/30/2022	1.48	.00	<u>20-4500 METERED WATER SALES</u>	0	10/22		
2166	UTILITY REFUND #15	268336.01		<u>JOHNATHAN SMITH, 1619 N PEWTER AVE, UTILITY REFUND</u>	09/30/2022	6.46	.00	<u>21-4600 SEWER USER FEES</u>	0	10/22		
2166	UTILITY REFUND #15	268336.01		<u>JOHNATHAN SMITH, 1619 N PEWTER AVE, UTILITY REFUND</u>	09/30/2022	3.12	.00	<u>26-4975 SOLID WASTE USER FEES</u>	0	10/22		
Total 268336.01:						11.06	.00					
2166	UTILITY REFUND #15	268437.01		<u>KATHY GARTEN, 2646 W BALBOA DR, UTILITY REFUND</u>	10/07/2022	2.35	.00	<u>20-4500 METERED WATER SALES</u>	0	10/22		
2166	UTILITY REFUND #15	268437.01		<u>KATHY GARTEN, 2646 W BALBOA DR, UTILITY REFUND</u>	10/07/2022	2.87	.00	<u>21-4600 SEWER USER FEES</u>	0	10/22		
2166	UTILITY REFUND #15	268437.01		<u>KATHY GARTEN, 2646 W BALBOA DR, UTILITY REFUND</u>	10/07/2022	2.00	.00	<u>26-4975 SOLID WASTE USER FEES</u>	0	10/22		
Total 268437.01:						7.22	.00					
2166	UTILITY REFUND #15	268458.01		<u>AARON AVERY, 1551 N CRAWFORD AVE, UTILITY REFUND</u>	09/30/2022	3.02	.00	<u>20-4500 METERED WATER SALES</u>	0	10/22		
2166	UTILITY REFUND #15	268458.01		<u>AARON AVERY, 1551 N CRAWFORD AVE, UTILITY REFUND</u>	09/30/2022	7.44	.00	<u>21-4600 SEWER USER FEES</u>	0	10/22		

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2166	UTILITY REFUND #15	268458.01		<u>AARON AVERY, 1551 N CRAWFORD AVE, UTILITY REFUND</u>	09/30/2022	4.25	.00	<u>26-4975 SOLID WASTE USER FEES</u>	0	10/22		
Total 268458.01:						14.71	.00					
2166	UTILITY REFUND #15	272040.02A		<u>CURTIS GOSSAGE, 2264 W SAGWON DR, UTILITY REFUND</u>	10/07/2022	100.36	.00	<u>20-4500 METERED WATER SALES</u>	0	10/22		
Total 272040.02A:						100.36	.00					
2166	UTILITY REFUND #15	277617.00		<u>CBH, 773 W TREEHOUSE WAY, UTILITY REFUND</u>	10/03/2022	67.12	.00	<u>20-4500 METERED WATER SALES</u>	0	10/22		
2166	UTILITY REFUND #15	277617.00		<u>CBH, 773 W TREEHOUSE WAY, UTILITY REFUND</u>	10/03/2022	70.40	.00	<u>21-4600 SEWER USER FEES</u>	0	10/22		
Total 277617.00:						137.52	.00					
2166	UTILITY REFUND #15	281082.01		<u>BENJAMIN ALLEN, 2167 N KLEMMER AVE, UTILITY REFUND</u>	10/03/2022	33.70	.00	<u>20-4500 METERED WATER SALES</u>	0	10/22		
2166	UTILITY REFUND #15	281082.01		<u>BENJAMIN ALLEN, 2167 N KLEMMER AVE, UTILITY REFUND</u>	10/03/2022	26.66	.00	<u>21-4600 SEWER USER FEES</u>	0	10/22		
2166	UTILITY REFUND #15	281082.01		<u>BENJAMIN ALLEN, 2167 N KLEMMER AVE, UTILITY REFUND</u>	10/03/2022	18.38	.00	<u>26-4975 SOLID WASTE USER FEES</u>	0	10/22		
Total 281082.01:						78.74	.00					
2166	UTILITY REFUND #15	281502.00		<u>HALLMARK HOMES, 1429 W SMOKY QUARTZ ST, UTILITY REFUND</u>	09/20/2022	35.69	.00	<u>20-4500 METERED WATER SALES</u>	0	10/22		
2166	UTILITY REFUND #15	281502.00		<u>HALLMARK HOMES, 1429 W SMOKY QUARTZ ST, UTILITY REFUND</u>	09/20/2022	32.51	.00	<u>21-4600 SEWER USER FEES</u>	0	10/22		

Vendor #	Vendor Name	Invoice Number	PO #	Description	Invoice Date	Net Invoice Amount	Amount Paid	GL Account and Title	GL Activity #	GL Period	Date Paid	Voided
Total 281502.00:						68.20	.00					
2166	UTILITY REFUND #15	281525.00		<u>HALLMARK HOMES, 1426 W FLUORITE ST, UTILITY REFUND</u>	09/15/2022	33.59	.00	<u>20-4500 METERED WATER SALES</u>	0	10/22		
2166	UTILITY REFUND #15	281525.00		<u>HALLMARK HOMES, 1426 W FLUORITE ST, UTILITY REFUND</u>	09/15/2022	29.11	.00	<u>21-4600 SEWER USER FEES</u>	0	10/22		
Total 281525.00:						62.70	.00					
2166	UTILITY REFUND #15	281532.00		<u>VENTA HOMES, 2240 N OPAL FALLS WAY, UTILITY REFUND</u>	09/15/2022	58.04	.00	<u>20-4500 METERED WATER SALES</u>	0	10/22		
2166	UTILITY REFUND #15	281532.00		<u>VENTA HOMES, 2240 N OPAL FALLS WAY, UTILITY REFUND</u>	09/15/2022	25.21	.00	<u>21-4600 SEWER USER FEES</u>	0	10/22		
Total 281532.00:						83.25	.00					
2166	UTILITY REFUND #15	281533.00		<u>VENTA HOMES, 2220 N OPAL FALLS WAY, UTILITY REFUND</u>	09/26/2022	52.15	.00	<u>20-4500 METERED WATER SALES</u>	0	10/22		
2166	UTILITY REFUND #15	281533.00		<u>VENTA HOMES, 2220 N OPAL FALLS WAY, UTILITY REFUND</u>	09/26/2022	13.00	.00	<u>21-4600 SEWER USER FEES</u>	0	10/22		
Total 281533.00:						65.15	.00					
2166	UTILITY REFUND #15	290310.01		<u>MARK S FISHER, 491 W SADDLE RIDGE DR, UTILITY REFUND</u>	10/11/2022	5.22	.00	<u>20-4500 METERED WATER SALES</u>	0	10/22		
Total 290310.01:						5.22	.00					
2166	UTILITY REFUND #15	292147.00		<u>CBH, 2029 W RICKON CT, UTILITY REFUND</u>	09/14/2022	59.76	.00	<u>20-4500 METERED WATER SALES</u>	0	10/22		
2166	UTILITY REFUND #15	292147.00		<u>CBH, 2029 W RICKON CT, UTILITY REFUND</u>	09/14/2022	1.27	.00	<u>21-4600 SEWER USER FEES</u>	0	10/22		

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Total 292147.00:						61.03	.00					
2166	UTILITY REFUND #15	292148.00		<u>CBH, 2010 W RICKON CT, UTILITY REFUND</u>	09/14/2022	74.55	.00	<u>20-4500 METERED WATER SALES</u>	0	10/22		
2166	UTILITY REFUND #15	292148.00		<u>CBH, 2010 W RICKON CT, UTILITY REFUND</u>	09/14/2022	20.14	.00	<u>21-4600 SEWER USER FEES</u>	0	10/22		
Total 292148.00:						94.69	.00					
2166	UTILITY REFUND #15	292157.00		<u>CBH, 2186 W RICKON ST, UTILITY REFUND</u>	09/15/2022	88.57	.00	<u>20-4500 METERED WATER SALES</u>	0	10/22		
2166	UTILITY REFUND #15	292157.00		<u>CBH, 2186 W RICKON ST, UTILITY REFUND</u>	09/15/2022	30.22	.00	<u>21-4600 SEWER USER FEES</u>	0	10/22		
Total 292157.00:						118.79	.00					
2166	UTILITY REFUND #15	293016.01		<u>NICOLE L COVERT, 6676 S NORDEAN AVE, UTILITY REFUND</u>	09/30/2022	26.27	.00	<u>20-4500 METERED WATER SALES</u>	0	10/22		
2166	UTILITY REFUND #15	293016.01		<u>NICOLE L COVERT, 6676 S NORDEAN AVE, UTILITY REFUND</u>	09/30/2022	41.14	.00	<u>21-4600 SEWER USER FEES</u>	0	10/22		
2166	UTILITY REFUND #15	293016.01		<u>NICOLE L COVERT, 6676 S NORDEAN AVE, UTILITY REFUND</u>	09/30/2022	26.54	.00	<u>26-4975 SOLID WASTE USER FEES</u>	0	10/22		
Total 293016.01:						93.95	.00					
2166	UTILITY REFUND #15	302591.00		<u>STYLISH HOMES, 902 E TUCMAN ST, UTILITY REFUND</u>	10/03/2022	50.87	.00	<u>20-4500 METERED WATER SALES</u>	0	10/22		
2166	UTILITY REFUND #15	302591.00		<u>STYLISH HOMES, 902 E TUCMAN ST, UTILITY REFUND</u>	10/03/2022	26.59	.00	<u>21-4600 SEWER USER FEES</u>	0	10/22		
Total 302591.00:						77.46	.00					

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2166	UTILITY REFUND #15	302592.00		<u>RIVERWOOD HOMES, 922 E TUCMAN ST, UTILITY REFUND</u>	09/15/2022	32.17	.00	<u>20-4500 METERED WATER SALES</u>	0	10/22		
2166	UTILITY REFUND #15	302592.00		<u>RIVERWOOD HOMES, 922 E TUCMAN ST, UTILITY REFUND</u>	09/15/2022	28.90	.00	<u>21-4600 SEWER USER FEES</u>	0	10/22		
Total 302592.00:						61.07	.00					
2166	UTILITY REFUND #15	302648.00		<u>EAGLEWOOD HOMES, 1081 E TUCMAN ST, UTILITY REFUND</u>	09/26/2022	34.55	.00	<u>20-4500 METERED WATER SALES</u>	0	10/22		
2166	UTILITY REFUND #15	302648.00		<u>EAGLEWOOD HOMES, 1081 E TUCMAN ST, UTILITY REFUND</u>	09/26/2022	29.42	.00	<u>21-4600 SEWER USER FEES</u>	0	10/22		
Total 302648.00:						63.97	.00					
2166	UTILITY REFUND #15	303115.03		<u>BARRY J ANNALA, 2264 N GREENVILLE AVE, UTILITY REFUND</u>	10/07/2022	29.91	.00	<u>20-4500 METERED WATER SALES</u>	0	10/22		
2166	UTILITY REFUND #15	303115.03		<u>BARRY J ANNALA, 2264 N GREENVILLE AVE, UTILITY REFUND</u>	10/07/2022	37.56	.00	<u>21-4600 SEWER USER FEES</u>	0	10/22		
2166	UTILITY REFUND #15	303115.03		<u>BARRY J ANNALA, 2264 N GREENVILLE AVE, UTILITY REFUND</u>	10/07/2022	28.40	.00	<u>26-4975 SOLID WASTE USER FEES</u>	0	10/22		
Total 303115.03:						95.87	.00					
2166	UTILITY REFUND #15	303508.01		<u>MERLE KUGLER, 729 E BRUSH CREEK ST, UTILITY REFUND</u>	10/03/2022	27.48	.00	<u>20-4500 METERED WATER SALES</u>	0	10/22		
2166	UTILITY REFUND #15	303508.01		<u>MERLE KUGLER, 729 E BRUSH CREEK ST, UTILITY REFUND</u>	10/03/2022	22.38	.00	<u>21-4600 SEWER USER FEES</u>	0	10/22		
2166	UTILITY REFUND #15	303508.01		<u>MERLE KUGLER, 729 E BRUSH CREEK ST, UTILITY REFUND</u>	10/03/2022	16.78	.00	<u>26-4975 SOLID WASTE USER FEES</u>	0	10/22		
Total 303508.01:						66.64	.00					

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2166	UTILITY REFUND #15	303633.00		<u>HUBBLE HOMES, 697 E TAPER ST. UTILITY REFUND</u>	10/03/2022	54.32	.00	<u>20-4500 METERED WATER SALES</u>	0	10/22		
Total 303633.00:						54.32	.00					
2166	UTILITY REFUND #15	303670.00		<u>HUBBLE HOMES, 2976 N RAPID CREEK PL. UTILITY REFUND</u>	10/03/2022	54.32	.00	<u>20-4500 METERED WATER SALES</u>	0	10/22		
Total 303670.00:						54.32	.00					
2166	UTILITY REFUND #15	310226.02		<u>TIFFANY KELAIDS, 1493 W SOLDOTNA DR. UTILITY REFUND</u>	09/30/2022	12.47	.00	<u>26-4975 SOLID WASTE USER FEES</u>	0	10/22		
Total 310226.02:						12.47	.00					
2166	UTILITY REFUND #15	310333.02		<u>SPENCER R PARKER, 9346 S ORENBURG AVE. UTILITY REFUND</u>	10/03/2022	27.12	.00	<u>20-4500 METERED WATER SALES</u>	0	10/22		
2166	UTILITY REFUND #15	310333.02		<u>SPENCER R PARKER, 9346 S ORENBURG AVE. UTILITY REFUND</u>	10/03/2022	37.31	.00	<u>21-4600 SEWER USER FEES</u>	0	10/22		
2166	UTILITY REFUND #15	310333.02		<u>SPENCER R PARKER, 9346 S ORENBURG AVE. UTILITY REFUND</u>	10/03/2022	32.83	.00	<u>26-4975 SOLID WASTE USER FEES</u>	0	10/22		
Total 310333.02:						97.26	.00					
2166	UTILITY REFUND #15	310338.02		<u>RANDAL S OLSON, 9293 S RUSSELL AVE. UTILITY REFUND</u>	10/04/2022	47.65	.00	<u>20-4500 METERED WATER SALES</u>	0	10/22		
2166	UTILITY REFUND #15	310338.02		<u>RANDAL S OLSON, 9293 S RUSSELL AVE. UTILITY REFUND</u>	10/04/2022	65.26	.00	<u>21-4600 SEWER USER FEES</u>	0	10/22		
2166	UTILITY REFUND #15	310338.02		<u>RANDAL S OLSON, 9293 S RUSSELL AVE. UTILITY REFUND</u>	10/04/2022	50.15	.00	<u>26-4975 SOLID WASTE USER FEES</u>	0	10/22		

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Total 310338.02:						163.06	.00					
2166	UTILITY REFUND #15	320017.01		ZACHARY E KRISHNEK, 1396 N WARM RIVER AVE. UTILITY REFUND	10/11/2022	51.53	.00	20-4500 METERED WATER SALES	0	10/22		
2166	UTILITY REFUND #15	320017.01		ZACHARY E KRISHNEK, 1396 N WARM RIVER AVE. UTILITY REFUND	10/11/2022	54.98	.00	21-4600 SEWER USER FEES	0	10/22		
2166	UTILITY REFUND #15	320017.01		ZACHARY E KRISHNEK, 1396 N WARM RIVER AVE. UTILITY REFUND	10/11/2022	50.63	.00	26-4975 SOLID WASTE USER FEES	0	10/22		
Total 320017.01:						157.14	.00					
2166	UTILITY REFUND #15	320228.00		HAYDEN HOMES, 1045 N RYDE AVE. UTILITY REFUND	09/19/2022	62.40	.00	20-4500 METERED WATER SALES	0	10/22		
Total 320228.00:						62.40	.00					
2166	UTILITY REFUND #15	330422.00		TOLL BROS INC, 2270 N THORNDALE AVE. UTILITY REFUND	09/15/2022	32.71	.00	20-4500 METERED WATER SALES	0	10/22		
2166	UTILITY REFUND #15	330422.00		TOLL BROS INC, 2270 N THORNDALE AVE. UTILITY REFUND	09/15/2022	30.18	.00	21-4600 SEWER USER FEES	0	10/22		
Total 330422.00:						62.89	.00					
2166	UTILITY REFUND #15	330423.00		TOLL BROS INC, 2250 N THORNDALE AVE. UTILITY REFUND	09/26/2022	35.99	.00	20-4500 METERED WATER SALES	0	10/22		
2166	UTILITY REFUND #15	330423.00		TOLL BROS INC, 2250 N THORNDALE AVE. UTILITY REFUND	09/26/2022	28.09	.00	21-4600 SEWER USER FEES	0	10/22		
Total 330423.00:						64.08	.00					

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2166	UTILITY REFUND #15	330424.00		<u>TOLL BROS INC, 2230 N THORNDALE AVE, UTILITY REFUND</u>	10/03/2022	54.32	.00	<u>20-4500_METERED WATER SALES</u>	0	10/22		
Total 330424.00:						54.32	.00					
2166	UTILITY REFUND #15	330430.00		<u>TOLL BROS INC, 1273 E FORT ERIE ST, UTILITY REFUND</u>	09/15/2022	60.67	.00	<u>20-4500_METERED WATER SALES</u>	0	10/22		
2166	UTILITY REFUND #15	330430.00		<u>TOLL BROS INC, 1273 E FORT ERIE ST, UTILITY REFUND</u>	09/15/2022	2.10	.00	<u>21-4600_SEWER USER FEES</u>	0	10/22		
Total 330430.00:						62.77	.00					
2166	UTILITY REFUND #15	330441.00		<u>TOLL BROS INC, 1272 E FORT ERIE ST, UTILITY REFUND</u>	09/15/2022	60.61	.00	<u>20-4500_METERED WATER SALES</u>	0	10/22		
2166	UTILITY REFUND #15	330441.00		<u>TOLL BROS INC, 1272 E FORT ERIE ST, UTILITY REFUND</u>	09/15/2022	2.22	.00	<u>21-4600_SEWER USER FEES</u>	0	10/22		
Total 330441.00:						62.83	.00					
2166	UTILITY REFUND #15	330443.00		<u>TOLL BROS INC, 1300 E FORT ERIE ST, UTILITY REFUND</u>	09/19/2022	36.37	.00	<u>20-4500_METERED WATER SALES</u>	0	10/22		
2166	UTILITY REFUND #15	330443.00		<u>TOLL BROS INC, 1300 E FORT ERIE ST, UTILITY REFUND</u>	09/19/2022	29.71	.00	<u>21-4600_SEWER USER FEES</u>	0	10/22		
Total 330443.00:						66.08	.00					
2166	UTILITY REFUND #15	330507.00		<u>TOLL BROS INC, 2200 N MALVERN AVE, UTILITY REFUND</u>	09/26/2022	34.37	.00	<u>20-4500_METERED WATER SALES</u>	0	10/22		
2166	UTILITY REFUND #15	330507.00		<u>TOLL BROS INC, 2200 N MALVERN AVE, UTILITY REFUND</u>	09/26/2022	28.08	.00	<u>21-4600_SEWER USER FEES</u>	0	10/22		
Total 330507.00:						62.45	.00					

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2166	UTILITY REFUND #15	330514.00		<u>TOLL BROS INC, 1010 E SWEET PEARL ST. UTILITY REFUND</u>	10/04/2022	50.94	.00	<u>20-4500 METERED WATER SALES</u>	0	10/22		
Total 330514.00:						50.94	.00					
2166	UTILITY REFUND #15	330521.00		<u>TOLL BROS INC, 997 E SWEET PEARL ST. UTILITY REFUND</u>	09/19/2022	36.96	.00	<u>20-4500 METERED WATER SALES</u>	0	10/22		
2166	UTILITY REFUND #15	330521.00		<u>TOLL BROS INC, 997 E SWEET PEARL ST. UTILITY REFUND</u>	09/19/2022	30.93	.00	<u>21-4600 SEWER USER FEES</u>	0	10/22		
Total 330521.00:						67.89	.00					
2166	UTILITY REFUND #15	330523.00		<u>TOLL BROS INC, 2249 N MALVERN AVE. UTILITY REFUND</u>	10/04/2022	57.87	.00	<u>20-4500 METERED WATER SALES</u>	0	10/22		
Total 330523.00:						57.87	.00					
2166	UTILITY REFUND #15	330534.00		<u>TOLL BROS INC, 2121 N DESTINY WAY. UTILITY REFUND</u>	09/14/2022	85.69	.00	<u>20-4500 METERED WATER SALES</u>	0	10/22		
2166	UTILITY REFUND #15	330534.00		<u>TOLL BROS INC, 2121 N DESTINY WAY. UTILITY REFUND</u>	09/14/2022	31.87	.00	<u>21-4600 SEWER USER FEES</u>	0	10/22		
Total 330534.00:						117.56	.00					
2166	UTILITY REFUND #15	340091.00		<u>CBH, 6580 S BIRCH CREEK AVE. UTILITY REFUND</u>	09/14/2022	57.32	.00	<u>20-4500 METERED WATER SALES</u>	0	10/22		
2166	UTILITY REFUND #15	340091.00		<u>CBH, 6580 S BIRCH CREEK AVE. UTILITY REFUND</u>	09/14/2022	2.31	.00	<u>21-4600 SEWER USER FEES</u>	0	10/22		
Total 340091.00:						59.63	.00					
2166	UTILITY REFUND #15	340092.00		<u>CBH, 6594 S BIRCH CREEK AVE. UTILITY REFUND</u>	09/15/2022	94.22	.00	<u>20-4500 METERED WATER SALES</u>	0	10/22		

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2166	UTILITY REFUND #15	340092.00		<u>CBH, 6594 S BIRCH CREEK AVE, UTILITY REFUND</u>	09/15/2022	41.45	.00	<u>21-4600 SEWER USER FEES</u>	0	10/22		
Total 340092.00:						135.67	.00					
2166	UTILITY REFUND #15	80092.02		<u>RAYMOND LINDGREN, 500 N WALNUT AVE, UTILITY REFUND</u>	10/03/2022	5.73	.00	<u>20-4500 METERED WATER SALES</u>	0	10/22		
2166	UTILITY REFUND #15	80092.02		<u>RAYMOND LINDGREN, 500 N WALNUT AVE, UTILITY REFUND</u>	10/03/2022	12.28	.00	<u>21-4600 SEWER USER FEES</u>	0	10/22		
2166	UTILITY REFUND #15	80092.02		<u>RAYMOND LINDGREN, 500 N WALNUT AVE, UTILITY REFUND</u>	10/03/2022	8.43	.00	<u>26-4975 SOLID WASTE USER FEES</u>	0	10/22		
Total 80092.02:						26.44	.00					
2166	UTILITY REFUND #15	91900.01		<u>CORNELIUS P GALLIVAN, 1199 W FOOLS GOLD ST, UTILITY REFUND</u>	09/30/2022	3.19	.00	<u>20-4500 METERED WATER SALES</u>	0	10/22		
2166	UTILITY REFUND #15	91900.01		<u>CORNELIUS P GALLIVAN, 1199 W FOOLS GOLD ST, UTILITY REFUND</u>	09/30/2022	8.34	.00	<u>21-4600 SEWER USER FEES</u>	0	10/22		
2166	UTILITY REFUND #15	91900.01		<u>CORNELIUS P GALLIVAN, 1199 W FOOLS GOLD ST, UTILITY REFUND</u>	09/30/2022	5.80	.00	<u>26-4975 SOLID WASTE USER FEES</u>	0	10/22		
Total 91900.01:						17.33	.00					
2166	UTILITY REFUND #15	92260.01		<u>INA M GRANT, 1375 N FORTY NINER AVE, UTILITY REFUND</u>	09/30/2022	25.07	.00	<u>20-4500 METERED WATER SALES</u>	0	10/22		
2166	UTILITY REFUND #15	92260.01		<u>INA M GRANT, 1375 N FORTY NINER AVE, UTILITY REFUND</u>	09/30/2022	-.30	.00	<u>21-4600 SEWER USER FEES</u>	0	10/22		
2166	UTILITY REFUND #15	92260.01		<u>INA M GRANT, 1375 N FORTY NINER AVE, UTILITY REFUND</u>	09/30/2022	7.03	.00	<u>26-4975 SOLID WASTE USER FEES</u>	0	10/22		

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Total 92260.01:						31.80	.00					
2166	UTILITY REFUND #15	92320.02		<u>JASON STEEL, 1168 W FOOLS GOLD ST. UTILITY REFUND</u>	10/11/2022	3.99	.00	<u>20-4500 METERED WATER SALES</u>	0	10/22		
2166	UTILITY REFUND #15	92320.02		<u>JASON STEEL, 1168 W FOOLS GOLD ST. UTILITY REFUND</u>	10/11/2022	1.73	.00	<u>21-4600 SEWER USER FEES</u>	0	10/22		
2166	UTILITY REFUND #15	92320.02		<u>JASON STEEL, 1168 W FOOLS GOLD ST. UTILITY REFUND</u>	10/11/2022	1.49	.00	<u>26-4975 SOLID WASTE USER FEES</u>	0	10/22		
Total 92320.02:						7.21	.00					
Total UTILITY REFUND #15:						5,416.38	.00					
<b>VALLI INFORMATION SYSTEMS, INC</b>												
857	VALLI INFORMATION SYSTEMS, INC	84706		<u>STATEMENT PRINTING AND POSTAGE, SEPT. '22- ADMIN, FY2022</u>	09/30/2022	2,528.72	2,528.72	<u>01-6190 POSTAGE &amp; BILLING</u>	0	10/22	10/13/2022	
857	VALLI INFORMATION SYSTEMS, INC	84706		<u>STATEMENT PRINTING AND POSTAGE, SEPT. '22- WATER, FY2022</u>	09/30/2022	1,730.18	1,730.18	<u>20-6190 POSTAGE &amp; BILLING</u>	0	10/22	10/13/2022	
857	VALLI INFORMATION SYSTEMS, INC	84706		<u>STATEMENT PRINTING AND POSTAGE, SEPT. '22- SEWER, FY2022</u>	09/30/2022	1,730.18	1,730.18	<u>21-6190 POSTAGE &amp; BILLING</u>	0	10/22	10/13/2022	
857	VALLI INFORMATION SYSTEMS, INC	84706		<u>STATEMENT PRINTING AND POSTAGE, SEPT. '22- P.I, FY2022</u>	09/30/2022	665.44	665.44	<u>25-6190 POSTAGE &amp; BILLING</u>	0	10/22	10/13/2022	
Total 84706:						6,654.52	6,654.52					
857	VALLI INFORMATION SYSTEMS, INC	84707		<u>LOCKBOX TRANSACTIONS FOR SEPT. '22- ADMIN, FY2022</u>	09/30/2022	62.82	62.82	<u>01-6505 BANK FEES</u>	0	10/22	10/13/2022	
857	VALLI INFORMATION SYSTEMS, INC	84707		<u>LOCKBOX TRANSACTIONS FOR SEPT. '22- WATER, FY2022</u>	09/30/2022	42.98	42.98	<u>20-6505 BANK FEES</u>	0	10/22	10/13/2022	
857	VALLI INFORMATION SYSTEMS, INC	84707		<u>LOCKBOX TRANSACTIONS FOR SEPT. '22- SEWER</u>	09/30/2022	42.98	42.98	<u>21-6505 BANK FEES</u>	0	10/22	10/13/2022	

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857	VALLI INFORMATION SYSTEMS, INC	84707		<u>LOCKBOX TRANSACTIONS FOR SEPT.'22- P.I</u>	09/30/2022	16.54	16.54	<u>25-6505 BANK FEES</u>	0	10/22	10/13/2022	
Total 84707:						165.32	165.32					
Total VALLI INFORMATION SYSTEMS, INC:						6,819.84	6,819.84					
<b>VERIZON WIRELESS</b>												
1575	VERIZON WIRELESS	9916936722		<u>MODEM SERVICE FOR THE WELLS, SEPT.'22 - WATER</u>	09/28/2022	399.11	.00	<u>20-6255 TELEPHONE EXPENSE</u>	0	10/22		
1575	VERIZON WIRELESS	9916936722		<u>MODEM SERVICE FOR THE WELLS, SEPT.'22 - P.I</u>	09/28/2022	214.32	.00	<u>25-6255 TELEPHONE EXPENSE</u>	0	10/22		
1575	VERIZON WIRELESS	9916936722		<u>MODEM SERVICE FOR LIFT STATIONS, SEPT.'22</u>	09/28/2022	567.87	.00	<u>21-6255 TELEPHONE EXPENSE</u>	0	10/22		
Total 9916936722:						1,181.30	.00					
1575	VERIZON WIRELESS	9917108084		<u>TABLET SERVICE 9/2-10/1/22 - ADMIN</u>	10/01/2022	23.90	.00	<u>01-6255 TELEPHONE</u>	0	10/22		
1575	VERIZON WIRELESS	9917108084		<u>TABLET SERVICE 9/2-10/1/22 - P&amp;Z</u>	10/01/2022	63.73	.00	<u>01-6255 TELEPHONE</u>	1003	10/22		
1575	VERIZON WIRELESS	9917108084		<u>TABLET SERVICE 9/2-10/1/22 - PARKS</u>	10/01/2022	24.70	.00	<u>01-6255 TELEPHONE</u>	1004	10/22		
1575	VERIZON WIRELESS	9917108084		<u>TABLET SERVICE 9/2-10/1/22 - BUILDING INSPECTION</u>	10/01/2022	49.39	.00	<u>01-6255 TELEPHONE</u>	1005	10/22		
1575	VERIZON WIRELESS	9917108084		<u>TABLET SERVICE 9/2-10/1/22 - WATER</u>	10/01/2022	85.24	.00	<u>20-6255 TELEPHONE EXPENSE</u>	0	10/22		
1575	VERIZON WIRELESS	9917108084		<u>TABLET SERVICE 9/2-10/1/22 - SEWER</u>	10/01/2022	110.73	.00	<u>21-6255 TELEPHONE EXPENSE</u>	0	10/22		
1575	VERIZON WIRELESS	9917108084		<u>TABLET SERVICE 9/2-10/1/22 - P.I</u>	10/01/2022	24.70	.00	<u>25-6255 TELEPHONE EXPENSE</u>	0	10/22		

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Vendor #	Vendor Name	Invoice Number	PO #	Description	Invoice Date	Net Invoice Amount	Amount Paid	GL Account and Title	GL Activity #	GL Period	Date Paid	Voided
1575	VERIZON WIRELESS	9917108084		<u>TABLET SERVICE 9/2-10/1/22 - ECONOMIC DEVELOPMENT</u>	10/01/2022	15.92	.00	<u>01-6255 TELEPHONE</u>	4000	10/22		
Total 9917108084:						398.31	.00					
1575	VERIZON WIRELESS	9917108085		<u>CELL PHONE AND TABLET SERVICE, 9/2-10/01/22 - ADMIN</u>	10/01/2022	57.19	.00	<u>01-6255 TELEPHONE</u>	0	10/22		
1575	VERIZON WIRELESS	9917108085		<u>CELL PHONE AND TABLET SERVICE, 9/2-10/01/22 - P&amp;Z</u>	10/01/2022	9.86	.00	<u>01-6255 TELEPHONE</u>	1003	10/22		
1575	VERIZON WIRELESS	9917108085		<u>CELL PHONE AND TABLET SERVICE, 9/2-10/01/22 - PARKS</u>	10/01/2022	299.75	.00	<u>01-6255 TELEPHONE</u>	1004	10/22		
1575	VERIZON WIRELESS	9917108085		<u>CELL PHONE AND TABLET SERVICE, 9/2-10/01/22 - WATER</u>	10/01/2022	269.14	.00	<u>20-6255 TELEPHONE EXPENSE</u>	0	10/22		
1575	VERIZON WIRELESS	9917108085		<u>CELL PHONE AND TABLET SERVICE, 9/2-10/01/22 - SEWER</u>	10/01/2022	316.47	.00	<u>21-6255 TELEPHONE EXPENSE</u>	0	10/22		
1575	VERIZON WIRELESS	9917108085		<u>CELL PHONE AND TABLET SERVICE, 9/2-10/01/22 - P.I</u>	10/01/2022	73.05	.00	<u>25-6255 TELEPHONE EXPENSE</u>	0	10/22		
1575	VERIZON WIRELESS	9917108085		<u>CELL PHONE AND TABLET SERVICE, 9/2-10/01/22 - ECONOMIC DEVELOPMENT</u>	10/01/2022	39.44	.00	<u>01-6255 TELEPHONE</u>	4000	10/22		
Total 9917108085:						1,064.90	.00					
1575	VERIZON WIRELESS	9917108086		<u>CELL PHONE SERVICE 9/2-10/1/22 - ADMIN</u>	10/01/2022	95.66	.00	<u>01-6255 TELEPHONE</u>	0	10/22		
1575	VERIZON WIRELESS	9917108086		<u>CELL PHONE SERVICE 9/2-10/1/22 - P&amp;Z</u>	10/01/2022	37.59	.00	<u>01-6255 TELEPHONE</u>	1003	10/22		
1575	VERIZON WIRELESS	9917108086		<u>CELL PHONE SERVICE 9/2-10/1/22 - PARKS</u>	10/01/2022	317.46	.00	<u>01-6255 TELEPHONE</u>	1004	10/22		
1575	VERIZON WIRELESS	9917108086		<u>CELL PHONE SERVICE 9/2-10/1/22 - BUILDING</u>	10/01/2022	41.77	.00	<u>01-6255 TELEPHONE</u>	1005	10/22		

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Vendor #	Vendor Name	Invoice Number	PO #	Description	Invoice Date	Net Invoice Amount	Amount Paid	GL Account and Title	GL Activity #	GL Period	Date Paid	Voided
1575	VERIZON WIRELESS	9917108086		<u>CELL PHONE SERVICE 9/2-10/1/22 - WATER</u>	10/01/2022	208.15	.00	<u>20-6255 TELEPHONE EXPENSE</u>	0	10/22		
1575	VERIZON WIRELESS	9917108086		<u>CELL PHONE SERVICE 9/2-10/1/22 - SEWER</u>	10/01/2022	325.11	.00	<u>21-6255 TELEPHONE EXPENSE</u>	0	10/22		
1575	VERIZON WIRELESS	9917108086		<u>CELL PHONE SERVICE 9/2-10/1/22 - P.I</u>	10/01/2022	60.32	.00	<u>25-6255 TELEPHONE EXPENSE</u>	0	10/22		
Total 9917108086:						1,086.06	.00					
Total VERIZON WIRELESS:						3,730.57	.00					
<b>W.W. GRAINGER</b>												
162	W.W. GRAINGER	9458751204	14451	<u>2 HOUR METERS FOR LIFT STATIONS, M. NADEAU, SEPT. 22</u>	09/27/2022	41.66	.00	<u>21-6150 M &amp; R - SYSTEM</u>	0	10/22		
Total 9458751204:						41.66	.00					
Total W.W. GRAINGER:						41.66	.00					
<b>WESTERN DISPLAY FIREWORKS LTD</b>												
2155	WESTERN DISPLAY FIREWORKS LTD	09032022WD		<u>BALANCE OWING ON FIREWORKS SHOW FOR RODEO, C. ENGELS, FY 2022</u>	09/03/2022	15,000.00	15,000.00	<u>01-6045 CONTINGENCY</u>	0	10/22	10/13/2022	
Total 09032022WD:						15,000.00	15,000.00					
Total WESTERN DISPLAY FIREWORKS LTD:						15,000.00	15,000.00					
<b>WESTERN RECORDS DESTRUCTION, INC.</b>												
1633	WESTERN RECORDS DESTRUCTION, INC.	0608555		<u>RECORDS DESTRUCTION 9/1-9/30/2022- ADMIN</u>	10/01/2022	12.54	.00	<u>01-6052 CONTRACT SERVICES</u>	0	10/22		
1633	WESTERN RECORDS DESTRUCTION, INC.	0608555		<u>RECORDS DESTRUCTION 9/1-9/30/2022- WATER</u>	10/01/2022	8.58	.00	<u>20-6052 CONTRACT SERVICES</u>	0	10/22		

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Vendor #	Vendor Name	Invoice Number	PO #	Description	Invoice Date	Net Invoice Amount	Amount Paid	GL Account and Title	GL Activity #	GL Period	Date Paid	Voided
1633	WESTERN RECORDS DESTRUCTION, INC.	0608555		<u>RECORDS DESTRUCTION 9/1- 9/30/2022- SEWER</u>	10/01/2022	8.58	.00	<u>21-6052 CONTRACT SERVICES</u>	0	10/22		
1633	WESTERN RECORDS DESTRUCTION, INC.	0608555		<u>RECORDS DESTRUCTION 9/1- 9/30/2022- P.I</u>	10/01/2022	3.30	.00	<u>25-6052 CONTRACT SERVICES</u>	0	10/22		
Total 0608555:						33.00	.00					
Total WESTERN RECORDS DESTRUCTION, INC.:						33.00	.00					
<b>WESTERN STATES EQUIPMENT CO.</b>												
98	WESTERN STATES EQUIPMENT CO.	IN002159397		<u>REPAIRS TO BUTLER WELL, SEPT. '22</u>	09/28/2022	1,330.31	.00	<u>20-6150 M &amp; R - SYSTEM</u>	0	10/22		
Total IN002159397:						1,330.31	.00					
98	WESTERN STATES EQUIPMENT CO.	IN002159442		<u>REPAIRS TO CEDAR WELL, SEPT.'22</u>	09/28/2022	1,867.63	.00	<u>20-6150 M &amp; R - SYSTEM</u>	0	10/22		
Total IN002159442:						1,867.63	.00					
98	WESTERN STATES EQUIPMENT CO.	IN002159460		<u>REPAIRS TO DANSKIN LIFT STATION, SEPT. '22</u>	09/28/2022	1,391.59	.00	<u>21-6150 M &amp; R - SYSTEM</u>	0	10/22		
Total IN002159460:						1,391.59	.00					
98	WESTERN STATES EQUIPMENT CO.	IN002159468		<u>REPAIRS TO DANSKIN WELL, SEPT. '22</u>	09/28/2022	1,252.32	.00	<u>20-6150 M &amp; R - SYSTEM</u>	0	10/22		
Total IN002159468:						1,252.32	.00					
98	WESTERN STATES EQUIPMENT CO.	IN002159479		<u>REPAIRS TO DISCOVERY LIFT STATION, SEPT. '22</u>	09/28/2022	1,580.67	.00	<u>21-6150 M &amp; R - SYSTEM</u>	0	10/22		
Total IN002159479:						1,580.67	.00					

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Vendor #	Vendor Name	Invoice Number	PO #	Description	Invoice Date	Net Invoice Amount	Amount Paid	GL Account and Title	GL Activity #	GL Period	Date Paid	Voided
98	WESTERN STATES EQUIPMENT CO.	IN002159482		<u>REPAIRS TO ORCHARD LIFT STATION, SEPT. '22</u>	09/28/2022	420.23	.00	21-6150 M & R - SYSTEM	0	10/22		
Total IN002159482:						420.23	.00					
98	WESTERN STATES EQUIPMENT CO.	IN002159495		<u>REPAIRS TO PATAGONIA LIFT STATION, OCT. '22</u>	09/28/2022	1,891.48	.00	21-6150 M & R - SYSTEM	0	10/22		
Total IN002159495:						1,891.48	.00					
98	WESTERN STATES EQUIPMENT CO.	IN002159560		<u>REPAIRS TO TEN MILE LIFT STATION, SEPT. '22</u>	09/28/2022	1,508.43	.00	21-6150 M & R - SYSTEM	0	10/22		
Total IN002159560:						1,508.43	.00					
98	WESTERN STATES EQUIPMENT CO.	IN002159587		<u>REPAIRS TO WELL #6, SEPT. '22</u>	09/28/2022	1,837.73	.00	20-6150 M & R - SYSTEM	0	10/22		
Total IN002159587:						1,837.73	.00					
98	WESTERN STATES EQUIPMENT CO.	IN002159591		<u>REPAIRS TO NEW YORK LIFT STATION, SEPT. '22</u>	09/28/2022	393.50	.00	21-6150 M & R - SYSTEM	0	10/22		
Total IN002159591:						393.50	.00					
98	WESTERN STATES EQUIPMENT CO.	IN002159595		<u>REPAIRS TO NEW YORK BOOSTER, SEPT. '22</u>	09/28/2022	393.50	.00	20-6150 M & R - SYSTEM	0	10/22		
Total IN002159595:						393.50	.00					
98	WESTERN STATES EQUIPMENT CO.	IN002159769		<u>REPAIRS TO CRIMSON POINT LIFT STATION, SEPT. '22</u>	09/28/2022	1,442.67	.00	21-6150 M & R - SYSTEM	0	10/22		
Total IN002159769:						1,442.67	.00					

Vendor #	Vendor Name	Invoice Number	PO #	Description	Invoice Date	Net Invoice Amount	Amount Paid	GL Account and Title	GL Activity #	GL Period	Date Paid	Voided
Total WESTERN STATES EQUIPMENT CO.:						15,310.06	.00					
<b>WEX FLEET UNIVERSAL</b>												
2160	WEX FLEET UNIVERSAL	84003542		FUEL, SEPT.'22 - ADMIN	09/30/2022	17.40	.00	01-6300 FUEL	0	10/22		
2160	WEX FLEET UNIVERSAL	84003542		FUEL, SEPT.'22 - P&Z	09/30/2022	6.21	.00	01-6300 FUEL	1003	10/22		
2160	WEX FLEET UNIVERSAL	84003542		FUEL, SEPT.'22 - BUILDING INSPECTION	09/30/2022	316.46	.00	01-6300 FUEL	1005	10/22		
2160	WEX FLEET UNIVERSAL	84003542		FUEL, SEPT.'22 - WATER	09/30/2022	491.75	.00	20-6300 FUEL	0	10/22		
2160	WEX FLEET UNIVERSAL	84003542		FUEL, SEPT.'22 - SEWER	09/30/2022	688.74	.00	21-6300 FUEL	0	10/22		
2160	WEX FLEET UNIVERSAL	84003542		FUEL, SEPT.'22 - P	09/30/2022	125.11	.00	25-6300 FUEL	0	10/22		
2160	WEX FLEET UNIVERSAL	84003542		FINANCE CHARGES, SEPT.'22 - ADMIN	09/30/2022	103.63	.00	01-6505 BANK FEES	0	10/22		
2160	WEX FLEET UNIVERSAL	84003542		FINANCE CHARGES, SEPT.'22 - P&Z	09/30/2022	37.01	.00	01-6505 BANK FEES	1003	10/22		
2160	WEX FLEET UNIVERSAL	84003542		FINANCE CHARGES, SEPT.'22 - WATER	09/30/2022	96.23	.00	20-6505 BANK FEES	0	10/22		
2160	WEX FLEET UNIVERSAL	84003542		FINANCE CHARGES, SEPT.'22 - SEWER	09/30/2022	96.23	.00	21-6505 BANK FEES	0	10/22		
2160	WEX FLEET UNIVERSAL	84003542		FINANCE CHARGES, SEPT.'22 - P	09/30/2022	37.01	.00	25-6505 BANK FEES	0	10/22		
Total 84003542:						2,015.78	.00					
Total WEX FLEET UNIVERSAL:						2,015.78	.00					
<b>ZW USA INC</b>												
2123	ZW USA INC	510927	14564	20 EACH DOG WASTE STATIONS, J. LORENTZ, OCT'22	10/12/2022	2,799.90	.00	01-6150 MAINTENANCE & REPAIRS - SYSTEM	1004	10/22		
Total 510927:						2,799.90	.00					

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Total ZW USA INC:						2,799.90	.00					
Grand Totals:						<u>2,186,751.40</u>	<u>1,930,618.3</u>					

Dated: \_\_\_\_\_

Mayor: \_\_\_\_\_

City Council: \_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

City Treasurer: \_\_\_\_\_

Report Criteria:

Detail report.

Invoices with totals above \$0.00 included.

Paid and unpaid invoices included.



<b>2.13</b>	Proposed Lot Splits ( <i>Excluded for Commission</i> )			X
<b>2.14</b>	City Engineer’s Memo – Public Works			X
<b>2.15</b>	Ada County Highway District Comments (ACHD)			X
<b>2.16</b>	Ada County Development Services			X
<b>2.17</b>	Boise Project Board of Control Comments			X
<b>2.18</b>	Central District Health Comments			X
<b>2.19</b>	Nampa Meridian Irrigation Dist.			X
<b>2.20</b>	Agency Comments Request			X
<b>2.21</b>	PZ Kuna Melba News Tear Sheet (KMN)			X
<b>2.22</b>	PZ Proof of Publication KMN			X
<b>2.23</b>	PZ Legal Notice Mailer			X
<b>2.24</b>	PZ Proof of Property Posting			X
<b>2.25</b>	PZ Web Site Notice			X
<b>2.26</b>	FCO’s Planning and Zoning Commission			X
<b>2.27</b>	PZ Meeting Minutes			X
<b>2.28</b>	CC Kuna Melba News Tear Sheet (KMN)			X
<b>2.29</b>	CC Legal Notice Mailer			X
<b>2.30</b>	CC Proof of Property Posting			X
<b>2.31</b>	CC Website Posting			X
<b>2.1</b>	Application Coversheet			X
<b>2.3</b>	Letter of Intent			X
<b>2.4</b>	R-2 and R-4 Zones and OVERALL Legal Description(s)			X
<b>2.5</b>	Vicinity Map			X
<b>2.6</b>	Vicinity Map With City Limits			X

**1.2 Hearings**

**1.2.1** The City Council heard this on October 4, 2022. The FCO’s have been requested to go to the City Council on October 18, 2022.

**1.3 Witness Testimony**

**1.3.1** Those who testified at the City Council’s October 4, 2022 hearing are as follows, to-wit:

**1.3.1.1** City Staff:  
Troy Behunin, Planner III, Senior Planer

**1.3.1.2** Appearing for the Applicant:  
Fred Wheeler, 846 S Ash Avenue, Kuna, ID 83634

1.3.2.3 Appearing in Favor:  
None

1.3.2.4 Appearing Neutral:  
None

1.3.2.5 Appearing Against:  
None

**II  
DECISION**

WHEREUPON THE CITY COUNCIL being duly informed upon the premises and having reviewed the record, evidence, and testimony received and being fully advised in the premises, DO HEREBY MAKE THE FOLLOWING RECOMMENDED FINDINGS OF FACT, CONCLUSIONS OF LAW, AND ORDER, to-wit:

**III  
FINDINGS OF FACT**

**3.1 Findings Regarding Notice**

**3.1.1 Notice Required:** Notice has been given in accordance with City Code and Idaho Statutes.

**3.1.2 Notice Provided**

**3.1.2.1** Notice was published for the October 4, 2022, hearing for the Annexation of 2500 E Rock Falls, Kuna, in the *Kuna Melba News*, the official City of Kuna newspaper, which has general circulation within the boundaries of the City, Ada County and Canyon County.

<i>Newspaper</i>	<i>Date Published</i>
<i>Kuna Melba News</i>	September 14, 2022

**3.1.2.2** Notice for the October 4, 2022, hearing containing the description of the Applications was mailed on September 13, 2022, to all known and affected property owners within three hundred (300) feet of the boundaries of the area described in the application.

**3.1.2.3** Notice for the October 4, 2022, hearing was posted on a sign in accordance with Kuna City Code 5-1A-8 on September 14, 2022. A Proof of Property Posting was provided to staff on September 6, 2022.

3.1.2.4 Notice for the October 4, 2022, hearing was posted on the City Website.

**3.2 Findings Regarding Annexation**

**3.2.1** The land for proposed Annexation is comprised of one (2) parcel’s totaling approximately 8.40 acres. The parcels are as follows:

Property Owners	Parcel Size:	Current Zone	Parcel Number
Sid and Laura Anderson	3.45	RR (Rural Residential)	R0615250410
Sid and Laura Anderson	4.95	RR (Rural Residential)	R0615250402

**3.2.2** The landowner of the parcel did not oppose Annexation.

**3.2.3** The existing land uses and zoning districts for lands surrounding the subject parcels is as follows:

<b>North</b>	RR	Rural Residential – Ada County ( <i>application in for Annexation</i> )
<b>South</b>	RR	Rural Residential – Ada County
<b>East</b>	RR	Rural Residential – Ada County
<b>West</b>	RR	Rural Residential – Ada County

**3.2.4** The Applicant has submitted a complete application, and following staff review for technical compliance the application appears to be in general compliance with Kuna City Code Title 5.

**3.2.5** The applicant held a neighborhood meeting on September 7, 2021; One resident attended the meeting. A legal notice was published in the Kuna Melba Newspaper on September 14, 2022. The applicant posted sign on the property on September 14, 2022. Neighbor Notices were mailed to land owners within 300-FT of the proposed project site on September 13, 2022.

**3.2.6** The Comp Plan has listed numerous goals for providing a variety of housing densities and types to accommodate various lifestyles, ages and economic groups in Kuna, as well as the installation of pathways and open space. The Annexation is proposed to be zoned R-2 (LDR) and R-4 (MDR), the Comp Plan Map designates the properties as Mixed-Use. Staff believes proposing Low Density and Medium Density is a better fit for this area and a better transition of land uses based upon surrounding existing and proposed developments and considering how narrow this proposal is on the south side of Indian Creek with its limited frontage.

- 3.2.7 All property owners have signed Affidavits of Legal Interest to allow Arthur Sidney (Sid) and Laura Anderson to submit an Annexation application request to the City of Kuna.
- 3.2.8 The lands proposed for Annexation have a contiguous touch on the north side of the site as 300 S Stroebel Road was recently annexed into Kuna City.
- 3.2.9 The lands proposed for Lot Split have been determined to be original lots and available for lot splits.
- 3.2.10 Pursuant to Idaho Code § 67-8003, the owner of private property that is subject of such action may submit a written request for a regulatory taking analysis with the City Clerk. Not more that twenty-eight (28) days after the final decision concerning the matter at issue, the City shall prepare a written taking analysis concerning the action if requested.

### 3.3 Testimony of City Staff

- 3.3.1 **Conclusions:** Planner III, Senior Planner, Troy Behunin, in a staff memo to the City Council dated October 4, 2022, confirmed that a review of the site and records on file at the City of Kuna has been completed with the following conclusions:
  - 3.3.1.1 The applicant held a neighborhood meeting on September 7, 2021; there was one attendee. Meeting minutes have been provided as a part of this packet.
  - 3.3.1.2 The Applicant requests Annexation of Lot 2 and 3, Block 3 of Amended Avalon Orchard Tracts, totaling approximately 8.43 acres into the City of Kuna using two zones; approx. 7.40 acres as R-2 LDR, and 1 acre as R-4 MDR. The lands are currently in unincorporated Ada County, zoned RR (Rural Residential). On September 20, 2022, the 300 S Stroebel Road annexation was granted by Council and provides a touch to Kuna City Limits from the north side of Indian Creek, for the subject property.
  - 3.3.1.3 The Application includes a request to Lot Split the two (2) parcels identified in section 4.3.1 and 4.3.2, into six (6) new lots. the proposed Lot Split is demonstrated in Exhibit 2.12.
  - 3.3.1.4 Public Works staff is able to support the proposed Annexation and has provided additional comments in regards to future development of the subject site (Exhibit 2.15). Per Kuna City Code 5-16-3-B.2, city services shall be extended (by the land owner) to each parcel when sewer is available within 300 lineal ft; the closest connection point for city services are located on the west side of Stroebel Road and on the north side of Indian Creek. Should a development application be submitted in the future, flow modeling will be used to determine if adequate water

pressure is available; any and all development will be contingent on meeting adequate water pressure. Staff recommends the Applicant be conditioned to follow the City Engineers recommendations stated in the Memo.

**3.3.1.5** Staff has determined the Applicant's Annexation request is in technical compliance with Idaho Statute § 50-222 to request Annexation.

**3.3.2 Conditions of Approval:** As a result of the review, City Council approved Case No. 21-15-AN, with the Applicant subject to the following Conditions of Approval;

**3.3.2.1** The Developer/Owner/Applicant shall obtain written approval on letterhead or may be written/stamped on the approved plans of the construction plans from the agencies noted below. All submittals are required to include the lighting, landscaping, drainage, and development plans. All site improvements are prohibited prior to approval of the following agencies:

**3.3.2.1.1** The City Engineer shall approve the sewer connections.

**3.3.2.1.2** The City Engineer shall approve all civil plans. No construction, grading, filling, clearing or excavation of any kind shall be initiated until the applicant has received approval of the drainage plan.

**3.3.2.1.3** Central District Health Department recommends the plan be designed and constructed in conformance with standards contained in, "Catalog for Best Management Practices for Idaho Cities and Counties".

**3.3.2.1.4** The Kuna Rural Fire District shall approve fire flow requirements and/or building plans. Installation of fire protection facilities as required by Kuna Rural Fire District are required.

**3.3.2.1.5** The Kuna Municipal Irrigation System (KMIS) and Boise Project Board of Control shall approve any modifications to the existing irrigation system.

**3.3.2.1.6** Approval from Ada County Highway District (ACHD) shall be obtained and Impact Fees must be paid *prior to issuance* of any building permit(s).

**3.3.2.1.7** All public rights-of-way shall be dedicated and constructed to standards of the City and Ada County Highway District.

No public street construction may commence without the approval and permit from Ada County Highway District.

- 3.3.2.2** Installation of service facilities shall comply with the requirements of the public utility or irrigation district providing the services. All utilities shall be installed underground, see KCC 6-4-2.
- 3.3.2.3** Compliance with Idaho Code, Section §31-3805 pertaining to irrigation waters is required. Irrigation/drainage waters shall not be impeded by any construction on site. Compliance with the requirements of the Boise Project Board of Control is required.
- 3.3.2.4** When required, submit a petition to the City (as necessary, confirmed with the City engineer) consenting to the pooling of irrigation surface water rights for delivery purposes and request to annex the irrigation surface water rights appurtenant to the property over to the Kuna Municipal Pressure Irrigation System of the City (KMIS).
- 3.3.2.5** It is the responsibility of the Developer or his engineer to coordinate and design for the stricter requirement between agencies and the City of Kuna standards for the entire development.
- 3.3.2.6** The Developer/Owner/Applicant, and/or any future assigns having an interest in the subject property, shall fully comply with all conditions of development as approved by the City Council, or seek amending them through public hearing processes.
- 3.3.2.7** The Developer/Owner/Applicant, and/or any future assigns having an interest in any of the subject properties shall be subject to all provisions required within an applicable Development Agreement.
- 3.3.2.8** For all future development, the owner/developer/applicant and any future assigns having interests in any of the subject properties shall be subject to applicable processes required in Kuna City Code, unless otherwise provided for within an applicable Development Agreement.
- 3.3.2.9** Developer/Owner/Applicant shall follow staff, City Engineers and other agency recommended requirements as applicable.
- 3.3.2.10** Applicant shall adhere to all agencies and staff requirements and recommendations.
- 3.3.2.11** Developer/Owner/Applicant shall comply with all local, state and federal laws.

### 3.4 Other Testimony

- 3.4.1 10/04/2022 Public Hearing – Fred Wheeler, 846 S Ash Avenue, Kuna - Mr. Wheeler stated he represented the owner, as the owner was out of town and couldn't attend the meeting. Mr. Wheeler stood for questions.

## IV CONCLUSIONS OF LAW RE: POWERS AND DUTIES OF THE CITY COUNCIL

- 4.1 City of Kuna is a duly formed Municipal Corporation organized and existing by virtue of the laws of the State of Idaho and is organized, existing and functioning pursuant to Chapter 1, Title 50, Idaho Code.
- 4.2 The power of the City of Kuna lies in the City Council to hear this matter as provided in Idaho Code §50-222 and Kuna City Code 1-14-3.

## V CONCLUSIONS OF LAW RE: APPLICATION FOR ANNEXATION

- 5.1 The City of Kuna has authority to annex lands into its boundaries pursuant to I.C. §50-222.
- 5.2 I.C. §50-222(1) provides that:

[C]ities of the state should be able to annex lands which are reasonably necessary to assure the orderly development of Idaho's cities in order to allow efficient and economically viable provision of tax-supported and fee-supported municipal services, *to enable the orderly development of private lands* which benefit from the cost-effective availability of municipal services in urbanizing areas and to equitably allocated the costs of public services in management of development on the urban fringe.

*(emphasis added).*

- 5.3 The proposed Annexation is a Category A Annexation as described in I.C. §50-222(3)(a), because the private landowner of the parcel at issue has consented to the proposed Annexation.
- 5.4 The Annexation, proposed by the application for Case No. 21-15-AN, would constitute an orderly development and would not contribute to urban sprawl of the City of Kuna.

## VI ORDER OF APPROVAL OF APPLICATION FOR ANNEXATION

The City Council, having reviewed the above-entitled record, having listened to the arguments and presentations at the hearing, and being fully informed in the premises and further

based upon the Findings of Fact and Conclusions of Law hereinabove set forth, DO HEREBY ORDER AND THIS DOES ORDER:

**6.1** The Annexation Application (Case No. 21-15-AN) is *Approved*.

**BY ACTION OF THE CITY COUNCIL** of the City of Kuna at its regular meeting held on the 18th day of October 2022.

\_\_\_\_\_  
Joe Stear, Mayor

**RESOLUTION NO. R76-2022  
CITY OF KUNA, IDAHO**

**A RESOLUTION OF THE CITY COUNCIL FOR KUNA, IDAHO APPROVING A PERFORMANCE BOND BY TOLL BROTHERS, FOR PALOMA RIDGE SUBDIVISION NO. 1 FOR UNCOMPLETED WORK INCLUDING FENCING PURSUANT TO THE TERMS OF THIS RESOLUTION.**

**WHEREAS** Paloma Ridge Subdivision No. 1 exists as part of an approved preliminary plat; and

**WHEREAS** construction plans for Paloma Ridge Subdivision No. 1 were approved by the Kuna City Engineer on 16 February 2022; and

**WHEREAS** construction was commenced but not completed for certain items, per the approved plans; and

**WHEREAS** the fencing completion has been estimated at one hundred sixty thousand eight hundred twenty-seven dollars and five cents (\$160,827.05) adding 25% for a total of two hundred one thousand thirty-three dollars and eighty-one cents (\$201,033.81); and

**WHEREAS** developer desires to record the final plat for Paloma Ridge Subdivision No. 1 prior to completion of construction; and

**WHEREAS** Kuna City Code 6-2-4 and 6-4-3 allows for and sets the conditions for recording a final plat prior to the completion of construction:

**BE IT HEREBY RESOLVED** by the Mayor and Council of the City of Kuna, Idaho, that the Kuna City Engineer is hereby authorized to accept a cash bond and/or an irrevocable standby Letter of Credit in lieu of construction for **Paloma Ridge Subdivision No. 1** under the following terms and conditions:

1. All bid amounts submitted for unfinished construction are valid for the life of the Letter of Credit;
2. The Letter of Credit is irrevocable, is drawn upon an FDIC or FSLIC insured institution, is an institution with an office where presentment can be made within 50 miles of Kuna City Hall, the Letter of Credit is claimable up to 30 days prior to expiry and expiry is not more than one year from the date of issuance;
3. The amount of the check and face amount of the Letter of Credit is at least two hundred one thousand thirty-three dollars and eighty-one cents (\$201,033.81);
4. No more than fifty percent of available permits can be claimed during the life of the Letter of Credit and if improvements are not completed within 120 days of issuance of the Letter of Credit, no further building permits can be issued;

**PASSED BY THE COUNCIL** of Kuna, Idaho this 18<sup>th</sup> day of October, 2022.

**APPROVED BY THE MAYOR** of Kuna, Idaho this 18<sup>th</sup> day of October, 2022.

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Joe L. Stear, Mayor

ATTEST:

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Chris Engels, City Clerk

**CITY OF KUNA IMPROVEMENT AGREEMENT  
LETTER OF CREDIT  
Paloma Ridge Subdivision No. 1**

THIS AGREEMENT is made by and between TOLL BROTHERS, (hereinafter “Developer”); whose address is 3103 W Sheryl Dr. Meridian, ID 83642 and CITY OF KUNA, a municipal corporation of the State of Idaho, (hereinafter “City”); whose address is Post Office Box 13, Kuna, Idaho 83634.

WHEREAS, Developer desires to record its final plat for phase one of the development known as Paloma Ridge Subdivision, (“Development”) located in the City of Kuna; and

WHEREAS, City will not sign the final plat unless Developer promises to install and warrant certain Improvements as herein provided and security is provided for that promise as set forth herein.

NOW, THEREFORE, THE PARTIES HEREBY AGREE AS FOLLOWS:

1. Installation of Improvements. Developer agrees to complete and pay the total costs of all Improvements required by City and those specified in the following:
  - a. Approved Fencing Plan for Paloma Ridge Subdivision No. 1 and the associated Bid for fencing by Butte Fence, Inc.,

The bids for said Improvements are attached hereto as **Exhibit A**. The required Improvements are shown on the plans, drawings and specifications previously reviewed and approved by City in connection with the above described Development, and in accordance with the standards and specifications established by the City and adopted by the City Council.

2. Letter of Credit. Developer has executed and delivered to City an irrevocable standby Letter of Credit issued to the City, in the aggregate amount of two hundred and one thousand thirty-three dollars and eighty-one cents (\$201,033.81), for the City to retain, which includes:
  - a. The initial City Engineer or Public Works Director’s estimated cost of the remaining work shall as determined, in part, from the detailed bids provided by the sub-divider's contractors in an amount, plus twenty-five (25) percent, for an amount of one hundred twenty-five (125) percent;
  - b. To that total, the following additional sums may be added upon the following considerations:
    - i. Three (3) to ten (10) percent for inflation; ten (10) to fifteen (15) percent for the City's bidding disadvantage; and twelve (12) percent to twenty (20) percent for city project management as determined by the City Engineer or

Public Works Director.

3. The Developer and City stipulate the amount to be a reasonable estimate, pursuant to Kuna City Code.
4. If construction of all financially pledged improvements are not completed within one hundred twenty (120) days following the date of recordation of the final plat, no further building permits shall be issued by the City until final completion of all improvements has occurred and the City has inspected and approved them. However, if the remaining improvements are not completed within the one hundred twenty-day period, through no fault of the Developer, the City Engineer or Public Works Director may grant a one-time, one hundred twenty-day (120) time extension. The determination of what may be considered a "no fault circumstance" shall be determined by the City Engineer or Public Works Director.
5. Refund or Withdrawal. City may withdraw funds from Cash Deposit if (1) Improvements are not completed as required by this Agreement within the time period specified in Paragraph 6, or if (2) Improvements are not installed strictly in accordance with Paragraph 1 and written notice of the deficiency has been given to Developer, who has failed to remedy the deficiency within ten (10) days after the notice is sent. In said event, City may withdraw funds from Cash Deposit both (1) those amounts necessary to either complete Improvements as required herein or alter or repair Improvements to conform to the requirements hereof, and (2) City's cost of administration incurred in obtaining Cash Deposit, including attorney's fees and court costs, which shall be deducted from any Cash Deposit. If the amount of Cash Deposit is inadequate to pay the cost of the completion of Improvements according to City's standards or specifications for whatever reason, including previous reductions, Developer shall be responsible for the deficiency and no further building permits shall be issued in the subdivision or development until Improvements are completed or, with City Council approval, a new, satisfactory security has been executed and delivered to City or other satisfactory arrangements have been made to insure completion of the remaining improvements.
6. Preliminary Release. At the time herein provided, but no later than at the time of final inspection and acceptance of all Improvements by City, City will authorize release and return the Letter of Credit. The release provided for in this paragraph shall occur when City certifies that Improvements are complete, which shall be when Improvements have been installed as required and fully inspected and approved by City, and after as-built drawings have been supplied as required.
7. Non-Release of Developer's Obligations. It is understood and agreed between the parties that the establishment and availability to City of Letter of Credit as herein provided, and any withdrawals there from by City shall not constitute a waiver or estoppel against City and shall not release or relieve Developer from its obligation to install and fully pay for Improvements as required in Paragraph 1 above, and the right of City to withdraw from Cash Deposit shall not affect any rights and remedies of City against Developer for breach of any covenant herein, including the covenants of Paragraph 1 of this Agreement. Further, Developer agrees that if City withdraws from Cash Deposit and performs or causes to be

- performed the installation or warranty work required of Developer hereunder, then any and all costs incurred by City in so doing which are not collected by City by withdrawing from Cash Deposit shall be paid by Developer, including administrative, engineering, legal, labor and materials and other procurement fees and costs.
8. Upon satisfaction of this Agreement, Developer shall provide the City with its financial institution information including account wire transfer information.
  9. Binding Effect and Assignment. This Agreement shall be binding upon, and inure to the benefit of, the heirs, officers, agents, legal representatives, successors and assigns of the parties hereto. No party shall assign or transfer any rights under this Agreement without the prior written consent of the other first obtained, which consent shall not be unreasonably withheld.
  10. Notices. Any notice required or desired to be given hereunder as shall be deemed sufficient if sent by certified mail, postage prepaid, addressed to the respective parties at the addresses shown in the preamble.
  11. Severability. Should any portion of this Agreement for any reason be declared invalid or unenforceable, the invalidity of such portion shall not affect the validity of any of the remaining portions and the same shall be deemed in full force and effect as if this Agreement had been executed with the invalid portions eliminated.
  12. Governing Law. This Agreement and the performances hereunder shall be governed by the laws of the State of Idaho.
  13. Counterparts. The fact that the parties hereto execute multiple but identical counterparts of this Agreement shall not affect the validity or efficacy of their execution, and such counterparts, taken together, shall constitute one and the same instrument, and each counterpart shall be deemed an original.
  14. Waiver. No waiver of any of the provisions of this Agreement shall operate as a waiver of any other provision, regardless of any similarity that may exist between such provisions, nor shall a waiver in one instance operate as a waiver in any future event. No waiver shall be binding unless executed in writing by the waiving party.
  15. Captions. The captions preceding the paragraphs of this Agreement are for convenience only and shall not affect the interpretation of any provision herein.
  16. Entire Agreement. This Agreement, together with its exhibits and the approved plans and specifications referred to, contains the entire and integrated agreement of the parties with respect to the subject matter hereof, and no prior or contemporaneous promises, representations, warranties, inducements, or understandings between the parties pertaining to the subject matter hereof which are not contained herein shall be of any force or effect.
  17. Default. In the event either party hereto defaults in any of the covenants or agreements contained herein, the defaulting party shall pay all costs and expenses, including a reasonable attorney's fee, incurred by the other party in enforcing its rights hereunder

whether incurred through litigation or otherwise.

18. Time of Essence. The parties agree that time is of the essence in the performance of all duties herein.
19. Exhibits. Any exhibit(s) to this Agreement are incorporated herein by this reference, and failure to attach any such exhibit shall not affect the validity of this Agreement or of such exhibit. An unattached exhibit is available from the records of the parties.
20. Amendment. Any amendment or modifications of this Agreement shall be made in writing, signed by the parties, and attached hereto.
21. Extension. The Bond Agreement and security for completion of Improvements described in Paragraph 1 may be extended by written modification of this Agreement only.
22. Change of Address. It is the obligation of Developer to provide an updated address should it change during the pendency of this agreement.





# Butte Fence, Inc.

5233 W. Franklin Rd  
Meridian, Idaho 83642  
(p) 208-884-0203  
info@buttefence.com

## Quote

Order Number: 0139004  
Order Date: 7/27/2022

Salesperson: 0007 Tony Williams  
Customer Number: 10-COLEMANDEV

**Bill To:**  
TOLL BROTHERS LAND DEVELOPMENT  
3103 W Sheryl Drive, Ste. 100  
Meridian, ID 83642

**Ship To:**  
TOLL BROTHERS LAND DEVELOPMENT  
3103 W Sheryl Drive, Ste. 100  
Meridian, ID 83642

Phone: (208) 424-0020

Customer P.O.	Ship VIA	Expire Date	Terms			
Paloma Ridge #1 Proposal		8/11/2022	COLEMAN			
Item Code	Description	Unit	Ordered	Shipped	Price	Amount
	Paloma Ridge #1 Proposal					
/VINYL	WHITE 6'T&G	EACH	4,489.00	0.00	27.25	122,325.25
/VINYL	WHITE 3'T&G	EACH	228.00	0.00	21.95	5,004.60
/VINYL	WHITE 6'T&G W/UNIVERSAL TOP	EACH	1,012.00	0.00	33.10	33,497.20

This bid is based upon approximate footage and is an estimate only. The final cost may vary according to the actual product used and labor required to complete job. Permits, sprinkler lines and other unmarked lines are the customers responsibility to have marked before we dig. Hard soil & digging conditions may increase the price of labor. This estimate is valid for 15 days. A 2% convenience fee will be added to all credit and debit card sales.

Net Order: 160,827.05  
Less Discount: 0.00  
Freight: 0.00  
Sales Tax: 0.00  
Order Total: 160,827.05

Customer Signature \_\_\_\_\_ Date \_\_\_\_\_

**RESOLUTION NO. R77-2022  
CITY OF KUNA, IDAHO**

**A RESOLUTION OF THE CITY COUNCIL FOR KUNA, IDAHO APPROVING A PERFORMANCE BOND BY TOLL BROTHERS, FOR PALOMA RIDGE SUBDIVISION NO. 1 FOR UNCOMPLETED WORK INCLUDING LANDSCAPING PURSUANT TO THE TERMS OF THIS RESOLUTION.**

**WHEREAS** Paloma Ridge Subdivision No. 1 exists as part of an approved preliminary plat; and

**WHEREAS** construction plans for Paloma Ridge Subdivision No. 1 were approved by the Kuna City Engineer on 16 February 2022; and

**WHEREAS** construction was commenced but not completed for certain items, per the approved plans; and

**WHEREAS** the landscaping completion has been estimated at three hundred thirteen thousand six hundred forty-six dollars and thirty-six cents (\$313,646.36) adding 25% for a total of three hundred ninety-two thousand fifty-seven dollars and ninety-five cents (\$392,057.95); and

**WHEREAS** developer desires to record the final plat for Paloma Ridge Subdivision No. 1 prior to completion of construction; and

**WHEREAS** Kuna City Code 6-2-4 and 6-4-3 allows for and sets the conditions for recording a final plat prior to the completion of construction:

**BE IT HEREBY RESOLVED** by the Mayor and Council of the City of Kuna, Idaho, that the Kuna City Engineer is hereby authorized to accept a cash bond and/or an irrevocable standby Letter of Credit in lieu of construction for **Paloma Ridge Subdivision No. 1** under the following terms and conditions:

1. All bid amounts submitted for unfinished construction are valid for the life of the Letter of Credit;
2. The Letter of Credit is irrevocable, is drawn upon an FDIC or FSLIC insured institution, is an institution with an office where presentment can be made within 50 miles of Kuna City Hall, the Letter of Credit is claimable up to 30 days prior to expiry and expiry is not more than one year from the date of issuance;
3. The amount of the check and face amount of the Letter of Credit is at least three hundred ninety-two thousand fifty-seven dollars and ninety-five cents (\$392,057.95);
4. No more than fifty percent of available permits can be claimed during the life of the Letter of Credit and if improvements are not completed within 120 days of issuance of the Letter of Credit, no further building permits can be issued;

**PASSED BY THE COUNCIL** of Kuna, Idaho this 18<sup>th</sup> day of October, 2022.

**APPROVED BY THE MAYOR** of Kuna, Idaho this 18<sup>th</sup> day of October, 2022.

\_\_\_\_\_  
Joe L. Stear, Mayor

ATTEST:

\_\_\_\_\_  
Chris Engels, City Clerk

**CITY OF KUNA IMPROVEMENT AGREEMENT  
LETTER OF CREDIT  
Paloma Ridge Subdivision No. 1**

THIS AGREEMENT is made by and between TOLL BROTHERS, (hereinafter “Developer”); whose address is 3103 W Sheryl Dr. Meridian, ID 83642 and CITY OF KUNA, a municipal corporation of the State of Idaho, (hereinafter “City”); whose address is Post Office Box 13, Kuna, Idaho 83634.

WHEREAS, Developer desires to record its final plat for phase one of the development known as Paloma Ridge Subdivision, (“Development”) located in the City of Kuna; and

WHEREAS, City will not sign the final plat unless Developer promises to install and warrant certain Improvements as herein provided and security is provided for that promise as set forth herein.

NOW, THEREFORE, THE PARTIES HEREBY AGREE AS FOLLOWS:

1. Installation of Improvements. Developer agrees to complete and pay the total costs of all Improvements required by City and those specified in the following:
  - a. Approved Landscape Plan for Paloma Ridge Subdivision No. 1 and the associated Bid for landscaping by Green City Landscape Inc.,

The bids for said Improvements are attached hereto as **Exhibit A**. The required Improvements are shown on the plans, drawings and specifications previously reviewed and approved by City in connection with the above described Development, and in accordance with the standards and specifications established by the City and adopted by the City Council.

2. Letter of Credit. Developer has executed and delivered to City an irrevocable standby Letter of Credit issued to the City, in the aggregate amount of three hundred ninety-two thousand fifty-seven dollars and ninety-five cents (\$392,057.95), for the City to retain, which includes:
  - a. The initial City Engineer or Public Works Director’s estimated cost of the remaining work shall as determined, in part, from the detailed bids provided by the sub-divider's contractors in an amount, plus twenty-five (25) percent, for an amount of one hundred twenty-five (125) percent;
  - b. To that total, the following additional sums may be added upon the following considerations:
    - i. Three (3) to ten (10) percent for inflation; ten (10) to fifteen (15) percent for the City's bidding disadvantage; and twelve (12) percent to twenty (20) percent for city project management as determined by the City Engineer or

Public Works Director.

3. The Developer and City stipulate the amount to be a reasonable estimate, pursuant to Kuna City Code.
4. If construction of all financially pledged improvements are not completed within one hundred twenty (120) days following the date of recordation of the final plat, no further building permits shall be issued by the City until final completion of all improvements has occurred and the City has inspected and approved them. However, if the remaining improvements are not completed within the one hundred twenty-day period, through no fault of the Developer, the City Engineer or Public Works Director may grant a one-time, one hundred twenty-day (120) time extension. The determination of what may be considered a "no fault circumstance" shall be determined by the City Engineer or Public Works Director.
5. Refund or Withdrawal. City may withdraw funds from Cash Deposit if (1) Improvements are not completed as required by this Agreement within the time period specified in Paragraph 6, or if (2) Improvements are not installed strictly in accordance with Paragraph 1 and written notice of the deficiency has been given to Developer, who has failed to remedy the deficiency within ten (10) days after the notice is sent. In said event, City may withdraw funds from Cash Deposit both (1) those amounts necessary to either complete Improvements as required herein or alter or repair Improvements to conform to the requirements hereof, and (2) City's cost of administration incurred in obtaining Cash Deposit, including attorney's fees and court costs, which shall be deducted from any Cash Deposit. If the amount of Cash Deposit is inadequate to pay the cost of the completion of Improvements according to City's standards or specifications for whatever reason, including previous reductions, Developer shall be responsible for the deficiency and no further building permits shall be issued in the subdivision or development until Improvements are completed or, with City Council approval, a new, satisfactory security has been executed and delivered to City or other satisfactory arrangements have been made to insure completion of the remaining improvements.
6. Preliminary Release. At the time herein provided, but no later than at the time of final inspection and acceptance of all Improvements by City, City will authorize release and return the Letter of Credit. The release provided for in this paragraph shall occur when City certifies that Improvements are complete, which shall be when Improvements have been installed as required and fully inspected and approved by City, and after as-built drawings have been supplied as required.
7. Non-Release of Developer's Obligations. It is understood and agreed between the parties that the establishment and availability to City of Letter of Credit as herein provided, and any withdrawals there from by City shall not constitute a waiver or estoppel against City and shall not release or relieve Developer from its obligation to install and fully pay for Improvements as required in Paragraph 1 above, and the right of City to withdraw from Cash Deposit shall not affect any rights and remedies of City against Developer for breach of any covenant herein, including the covenants of Paragraph 1 of this Agreement. Further, Developer agrees that if City withdraws from Cash Deposit and performs or causes to be

performed the installation or warranty work required of Developer hereunder, then any and all costs incurred by City in so doing which are not collected by City by withdrawing from Cash Deposit shall be paid by Developer, including administrative, engineering, legal, labor and materials and other procurement fees and costs.

8. Upon satisfaction of this Agreement, Developer shall provide the City with its financial institution information including account wire transfer information.
9. Binding Effect and Assignment. This Agreement shall be binding upon, and inure to the benefit of, the heirs, officers, agents, legal representatives, successors and assigns of the parties hereto. No party shall assign or transfer any rights under this Agreement without the prior written consent of the other first obtained, which consent shall not be unreasonably withheld.
10. Notices. Any notice required or desired to be given hereunder as shall be deemed sufficient if sent by certified mail, postage prepaid, addressed to the respective parties at the addresses shown in the preamble.
11. Severability. Should any portion of this Agreement for any reason be declared invalid or unenforceable, the invalidity of such portion shall not affect the validity of any of the remaining portions and the same shall be deemed in full force and effect as if this Agreement had been executed with the invalid portions eliminated.
12. Governing Law. This Agreement and the performances hereunder shall be governed by the laws of the State of Idaho.
13. Counterparts. The fact that the parties hereto execute multiple but identical counterparts of this Agreement shall not affect the validity or efficacy of their execution, and such counterparts, taken together, shall constitute one and the same instrument, and each counterpart shall be deemed an original.
14. Waiver. No waiver of any of the provisions of this Agreement shall operate as a waiver of any other provision, regardless of any similarity that may exist between such provisions, nor shall a waiver in one instance operate as a waiver in any future event. No waiver shall be binding unless executed in writing by the waiving party.
15. Captions. The captions preceding the paragraphs of this Agreement are for convenience only and shall not affect the interpretation of any provision herein.
16. Entire Agreement. This Agreement, together with its exhibits and the approved plans and specifications referred to, contains the entire and integrated agreement of the parties with respect to the subject matter hereof, and no prior or contemporaneous promises, representations, warranties, inducements, or understandings between the parties pertaining to the subject matter hereof which are not contained herein shall be of any force or effect.
17. Default. In the event either party hereto defaults in any of the covenants or agreements contained herein, the defaulting party shall pay all costs and expenses, including a reasonable attorney's fee, incurred by the other party in enforcing its rights hereunder

whether incurred through litigation or otherwise.

18. Time of Essence. The parties agree that time is of the essence in the performance of all duties herein.
19. Exhibits. Any exhibit(s) to this Agreement are incorporated herein by this reference, and failure to attach any such exhibit shall not affect the validity of this Agreement or of such exhibit. An unattached exhibit is available from the records of the parties.
20. Amendment. Any amendment or modifications of this Agreement shall be made in writing, signed by the parties, and attached hereto.
21. Extension. The Bond Agreement and security for completion of Improvements described in Paragraph 1 may be extended by written modification of this Agreement only.
22. Change of Address. It is the obligation of Developer to provide an updated address should it change during the pendency of this agreement.

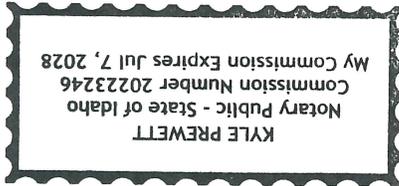
IN WITNESS WHEREOF, the parties have caused this Agreement to be duly executed this \_\_\_\_\_ day of October, 2022.

  
\_\_\_\_\_  
TOLL BROTHERS

By Ryan Hammons  
Division President

On this 11th day of October, 2022, before me Kyle Prewett, personally appeared RYAN HAMMONS known or identified to me to be the person whose name is subscribed to the within instrument, and acknowledged to me that he/she executed the same as the DIVISION PRESIDENT and on behalf of the TOLL BROTHERS.

S  
E  
A  
L



  
\_\_\_\_\_  
Notary Public for Idaho  
My commission expires on 7/7/2028

\_\_\_\_\_  
City of Kuna, Idaho

(seal)

By Joe Stear  
Mayor

Attest:

\_\_\_\_\_  
Chris Engels, *City Clerk*

STATE OF IDAHO )  
 ) : SS  
County of Ada )

**Green City Landscape Inc.**  
 6580 S Black Cat Rd  
 Nampa, ID 83687  
 gcl77@live.com

## Estimate



### ADDRESS

Toll Brothers Inc. Lyle  
 3103 W. Sherryl Dr., Suite 100  
 Meridian, ID 83642

ESTIMATE #	DATE
1798	08/10/2022

### JOB NAME

Paloma Ridge #1

ACTIVITY	QTY	RATE	AMOUNT
Fine Grade	111,150	0.05	5,557.50
Sod Installed	77,000	0.42	32,340.00
Sprinkler System	1	93,057.86	93,057.86
Two wire Installed w/ Pressure Irrigation	1	3,402.00	3,402.00
6' Bruns Spruce Installed*	22	438.00	9,636.00
6' Vanderwolf Pine Installed*	14	438.00	6,132.00
2" Canada Red Cherry Tree Installed*	47	438.00	20,586.00
2" Redmond American Linden Tree Installed*	6	438.00	2,628.00
2" Pyramidal European Hornbeam Tree Installed*	20	438.00	8,760.00
2" Worplesdon Sweet Gum Trees Installed*	12	438.00	5,256.00
2" Crimson Sunset Maple tree Installed*	13	438.00	5,694.00
2" Eastern Redbud Tree Installed*	15	438.00	6,570.00
Tree Stakes Installed	149	8.50	1,266.50
Sky-Blue Aster 1-Gal. Installed*	46	25.00	1,150.00
Karl Foerster 1-Gal. Installed*	284	25.00	7,100.00
Pilosa Broom 2-Gal. Installed*	55	45.00	2,475.00
Black Flowering Fountain Grass 1-Gal. Installed*	341	25.00	8,525.00
Russian Sage 1-Gal. Installed*	98	25.00	2,450.00
Blue Shag White Pine 5-Gal. Installed*	167	75.00	12,525.00
Gro-Low Sumac 5-Gal. Installed*	96	45.00	4,320.00
Flower Carpet White Rose 2-Gal. Installed*	25	45.00	1,125.00
Boulders Installed	32	285.00	9,120.00
Shrub Beds w/ Per-Emergent	29,950	0.04	1,198.00
Rock Mulch w/ Fabric Installed	277	135.00	37,395.00
2" Sleeves Installed Home Building Lots	55	20.00	1,100.00

ACTIVITY	QTY	RATE	AMOUNT
3" Sleeves Installed Common Area	37	35.00	1,295.00
Black Steel Edging Installed	3,170	7.25	22,982.50

Updated 7/20/2022

TOTAL

**\$313,646.36**

Accepted By

Accepted Date

**RESOLUTION NO. R78-2022  
CITY OF KUNA, IDAHO**

**A RESOLUTION OF THE CITY COUNCIL FOR KUNA, IDAHO APPROVING A PERFORMANCE BOND BY TOLL BROTHERS, FOR PALOMA RIDGE SUBDIVISION NO. 1 FOR UNCOMPLETED WORK INCLUDING STREET LIGHTING PURSUANT TO THE TERMS OF THIS RESOLUTION.**

**WHEREAS** Paloma Ridge Subdivision No. 1 exists as part of an approved preliminary plat; and

**WHEREAS** construction plans for Paloma Ridge Subdivision No. 1 were approved by the Kuna City Engineer on 16 February 2022; and

**WHEREAS** construction was commenced but not completed for certain items, per the approved plans; and

**WHEREAS** the street lighting completion has been estimated at sixty-one thousand seven hundred forty-five dollars and zero cents (\$61,745.00) adding 25% for a total of seventy-seven thousand one hundred eighty-one dollars and twenty-five cents (\$77,181.25); and

**WHEREAS** developer desires to record the final plat for Paloma Ridge Subdivision No. 1 prior to completion of construction; and

**WHEREAS** Kuna City Code 6-2-4 and 6-4-3 allows for and sets the conditions for recording a final plat prior to the completion of construction:

**BE IT HEREBY RESOLVED** by the Mayor and Council of the City of Kuna, Idaho, that the Kuna City Engineer is hereby authorized to accept a cash bond and/or an irrevocable standby Letter of Credit in lieu of construction for **Paloma Ridge Subdivision No. 1** under the following terms and conditions:

1. All bid amounts submitted for unfinished construction are valid for the life of the Letter of Credit;
2. The Letter of Credit is irrevocable, is drawn upon an FDIC or FSLIC insured institution, is an institution with an office where presentment can be made within 50 miles of Kuna City Hall, the Letter of Credit is claimable up to 30 days prior to expiry and expiry is not more than one year from the date of issuance;
3. The amount of the check and face amount of the Letter of Credit is at least seventy-seven thousand one hundred eighty-one dollars and twenty-five cents (\$77,181.25);
4. No more than fifty percent of available permits can be claimed during the life of the Letter of Credit and if improvements are not completed within 120 days of issuance of the Letter of Credit, no further building permits can be issued;

**PASSED BY THE COUNCIL** of Kuna, Idaho this 18<sup>th</sup> day of October, 2022.

**APPROVED BY THE MAYOR** of Kuna, Idaho this 18<sup>th</sup> day of October, 2022.

---

Joe L. Stear, Mayor

ATTEST:

---

Chris Engels, City Clerk

**CITY OF KUNA IMPROVEMENT AGREEMENT  
LETTER OF CREDIT  
Paloma Ridge Subdivision No. 1**

THIS AGREEMENT is made by and between TOLL BROTHERS, (hereinafter "Developer"); whose address is 3103 W Sheryl Dr. Meridian, ID 83642 and CITY OF KUNA, a municipal corporation of the State of Idaho, (hereinafter "City"); whose address is Post Office Box 13, Kuna, Idaho 83634.

WHEREAS, Developer desires to record its final plat for phase one of the development known as Paloma Ridge Subdivision, ("Development") located in the City of Kuna; and

WHEREAS, City will not sign the final plat unless Developer promises to install and warrant certain Improvements as herein provided and security is provided for that promise as set forth herein.

NOW, THEREFORE, THE PARTIES HEREBY AGREE AS FOLLOWS:

1. Installation of Improvements. Developer agrees to complete and pay the total costs of all Improvements required by City and those specified in the following:
  - a. Approved Street Light Plan for Paloma Ridge Subdivision No. 1 and the associated Bid for street lighting by Alloway Electric Co.,

The bids for said Improvements are attached hereto as **Exhibit A**. The required Improvements are shown on the plans, drawings and specifications previously reviewed and approved by City in connection with the above described Development, and in accordance with the standards and specifications established by the City and adopted by the City Council.

2. Letter of Credit. Developer has executed and delivered to City an irrevocable standby Letter of Credit issued to the City, in the aggregate amount of seventy-seven thousand one hundred eighty-one dollars and twenty-five cents (\$77,181.25), for the City to retain, which includes:
  - a. The initial City Engineer or Public Works Director's estimated cost of the remaining work shall as determined, in part, from the detailed bids provided by the sub-divider's contractors in an amount, plus twenty-five (25) percent, for an amount of one hundred twenty-five (125) percent;
  - b. To that total, the following additional sums may be added upon the following considerations:
    - i. Three (3) to ten (10) percent for inflation; ten (10) to fifteen (15) percent for the City's bidding disadvantage; and twelve (12) percent to twenty (20) percent for city project management as determined by the City Engineer or

Public Works Director.

3. The Developer and City stipulate the amount to be a reasonable estimate, pursuant to Kuna City Code.
4. If construction of all financially pledged improvements are not completed within one hundred twenty (120) days following the date of recordation of the final plat, no further building permits shall be issued by the City until final completion of all improvements has occurred and the City has inspected and approved them. However, if the remaining improvements are not completed within the one hundred twenty-day period, through no fault of the Developer, the City Engineer or Public Works Director may grant a one-time, one hundred twenty-day (120) time extension. The determination of what may be considered a "no fault circumstance" shall be determined by the City Engineer or Public Works Director.
5. Refund or Withdrawal. City may withdraw funds from Cash Deposit if (1) Improvements are not completed as required by this Agreement within the time period specified in Paragraph 6, or if (2) Improvements are not installed strictly in accordance with Paragraph 1 and written notice of the deficiency has been given to Developer, who has failed to remedy the deficiency within ten (10) days after the notice is sent. In said event, City may withdraw funds from Cash Deposit both (1) those amounts necessary to either complete Improvements as required herein or alter or repair Improvements to conform to the requirements hereof, and (2) City's cost of administration incurred in obtaining Cash Deposit, including attorney's fees and court costs, which shall be deducted from any Cash Deposit. If the amount of Cash Deposit is inadequate to pay the cost of the completion of Improvements according to City's standards or specifications for whatever reason, including previous reductions, Developer shall be responsible for the deficiency and no further building permits shall be issued in the subdivision or development until Improvements are completed or, with City Council approval, a new, satisfactory security has been executed and delivered to City or other satisfactory arrangements have been made to insure completion of the remaining improvements.
6. Preliminary Release. At the time herein provided, but no later than at the time of final inspection and acceptance of all Improvements by City, City will authorize release and return the Letter of Credit. The release provided for in this paragraph shall occur when City certifies that Improvements are complete, which shall be when Improvements have been installed as required and fully inspected and approved by City, and after as-built drawings have been supplied as required.
7. Non-Release of Developer's Obligations. It is understood and agreed between the parties that the establishment and availability to City of Letter of Credit as herein provided, and any withdrawals there from by City shall not constitute a waiver or estoppel against City and shall not release or relieve Developer from its obligation to install and fully pay for Improvements as required in Paragraph 1 above, and the right of City to withdraw from Cash Deposit shall not affect any rights and remedies of City against Developer for breach of any covenant herein, including the covenants of Paragraph 1 of this Agreement. Further, Developer agrees that if City withdraws from Cash Deposit and performs or causes to be

- performed the installation or warranty work required of Developer hereunder, then any and all costs incurred by City in so doing which are not collected by City by withdrawing from Cash Deposit shall be paid by Developer, including administrative, engineering, legal, labor and materials and other procurement fees and costs.
8. Upon satisfaction of this Agreement, Developer shall provide the City with its financial institution information including account wire transfer information.
  9. Binding Effect and Assignment. This Agreement shall be binding upon, and inure to the benefit of, the heirs, officers, agents, legal representatives, successors and assigns of the parties hereto. No party shall assign or transfer any rights under this Agreement without the prior written consent of the other first obtained, which consent shall not be unreasonably withheld.
  10. Notices. Any notice required or desired to be given hereunder as shall be deemed sufficient if sent by certified mail, postage prepaid, addressed to the respective parties at the addresses shown in the preamble.
  11. Severability. Should any portion of this Agreement for any reason be declared invalid or unenforceable, the invalidity of such portion shall not affect the validity of any of the remaining portions and the same shall be deemed in full force and effect as if this Agreement had been executed with the invalid portions eliminated.
  12. Governing Law. This Agreement and the performances hereunder shall be governed by the laws of the State of Idaho.
  13. Counterparts. The fact that the parties hereto execute multiple but identical counterparts of this Agreement shall not affect the validity or efficacy of their execution, and such counterparts, taken together, shall constitute one and the same instrument, and each counterpart shall be deemed an original.
  14. Waiver. No waiver of any of the provisions of this Agreement shall operate as a waiver of any other provision, regardless of any similarity that may exist between such provisions, nor shall a waiver in one instance operate as a waiver in any future event. No waiver shall be binding unless executed in writing by the waiving party.
  15. Captions. The captions preceding the paragraphs of this Agreement are for convenience only and shall not affect the interpretation of any provision herein.
  16. Entire Agreement. This Agreement, together with its exhibits and the approved plans and specifications referred to, contains the entire and integrated agreement of the parties with respect to the subject matter hereof, and no prior or contemporaneous promises, representations, warranties, inducements, or understandings between the parties pertaining to the subject matter hereof which are not contained herein shall be of any force or effect.
  17. Default. In the event either party hereto defaults in any of the covenants or agreements contained herein, the defaulting party shall pay all costs and expenses, including a reasonable attorney's fee, incurred by the other party in enforcing its rights hereunder

whether incurred through litigation or otherwise.

18. Time of Essence. The parties agree that time is of the essence in the performance of all duties herein.
19. Exhibits. Any exhibit(s) to this Agreement are incorporated herein by this reference, and failure to attach any such exhibit shall not affect the validity of this Agreement or of such exhibit. An unattached exhibit is available from the records of the parties.
20. Amendment. Any amendment or modifications of this Agreement shall be made in writing, signed by the parties, and attached hereto.
21. Extension. The Bond Agreement and security for completion of Improvements described in Paragraph 1 may be extended by written modification of this Agreement only.
22. Change of Address. It is the obligation of Developer to provide an updated address should it change during the pendency of this agreement.



**Alloway  Electric Co., Inc.*****"Green Before Green Was Cool"***502 E. 45<sup>th</sup> St.

Boise, Idaho 83714

Tel. (208) 344-2508 Fax (208) 345-9844

[www.allowayelectric.com](http://www.allowayelectric.com)

Date: February 17, 2022

To: Toll Brothers  
 3103 W. Sheryl Dr. Suite 100  
 Meridian, Idaho 83642

Attn: Keenon Luis  
 (808) 321-8547 email kluis@tollbrothers.com

Proposal for Toll Brothers to provide streetlighting and HOA meter for Paloma Ridge Subdivision #1 located in Kuna, Idaho. Work to be performed per sheet 27 of 30 (C6.1) by ESE Consultants dated 12/3/2021. Scope of work to include the following:

- (1) Provide and install (13 ea.) 25 ft. black 4" square steel anchor base poles fitted with 50W-class Leotek AR LED luminaires (3000K). Each streetlight will be mounted on a 24" diameter reinforced concrete base at finish grade.
- (2) Provide and install (5 ea.) 30 ft black 5" square steel anchor base poles fitted with 80W-class Leotek AR LED luminaires (3000K). Each streetlight will be mounted on a 24" diameter reinforced concrete base at finish grade.
- (3) Provide and install (2 ea.) 120/240 volt direct-bury meter pedestals (City-owned and HOA-owned). Includes approximately 60 lineal ft. of 2" pvc conduit in 30" deep trench to extend the service entrance conduits from the Idaho Power source to the meter pedestals. Service entrance conductors to be supplied and installed by Idaho Power, not a part of this proposal.
- (4) Provide approximately 2,075 lineal ft. of trench, conduit, wire, and backfill to extend power to each of the above-mentioned streetlights. This includes all non-metered inground service and pull junction boxes for all streetlighting.
- (5) Provide and install (3 ea.) 20A GFCI duplex receptacles at entry – 1 ea. on north, south and in center island. Provide all required trench, conduit and mounting to extend HOA power to each.
- (6) (1 ea.) Roadway crossing sleeve required. To be provided by others. Not a part of this proposal. Sleeve to cross from back-of-walk to back-of-walk near entry to subdivision at W. Linder Rd. & W. Paloma Ridge Dr. and through island. Sleeve to accommodate 2 ea. x 1" PVC electrical conduits.
- (7) Provide City of Kuna electrical permit.
- (8) This proposal contingent upon the City of Kuna approval of the streetlight design as constituted in the noted plan set. Please forward approved plans to joe@allowayelectric.com when available.

Labor and Materials-	\$64,245.00
<b>Discount</b>	<b>\$ 2,500.00</b>
Grand Total Labor and Materials-	\$61,745.00

Thank you for considering Alloway!

Joe Deaver

Signature: Please sign and return when accepted.

Quote is valid until close of business on 2/21/2022.

Excludes: SWPPP, traffic control, IPCO connections/fees.

30% deposit required to initiate work order and purchase of materials.

**RESOLUTION NO. R79-2022  
CITY OF KUNA, IDAHO**

**A RESOLUTION OF THE CITY COUNCIL FOR KUNA, IDAHO APPROVING THE “SERVICES AGREEMENT” WITH CRIME STOPPERS OF SOUTHWEST IDAHO, AN IDAHO NON-PROFIT CORPORATION. AUTHORIZING THE MAYOR TO EXECUTE THE AGREEMENT AND THE CITY CLERK TO ATTEST TO SAID SIGNATURE.**

**BE IT HEREBY RESOLVED** by the Mayor and Council of the City of Kuna, Idaho as follows:

**Section 1.** The “Services Agreement” with Crime Stoppers of Southwest Idaho, an Idaho non-profit corporation, in substantially the format as attached hereto as “EXHIBIT A”, is hereby approved.

**Section 2.** The Mayor of the City of Kuna, Idaho is hereby authorized to execute said Agreement and the City Clerk is hereby authorized to attest to said execution as so authorized and approved for on behalf of the City of Kuna, Idaho.

**PASSED BY THE COUNCIL** of Kuna Idaho this 18th day of October, 2022.

**APPROVED BY THE MAYOR** of Kuna, Idaho this 18th day of October, 2022.

\_\_\_\_\_  
Joe L. Stear, Mayor

ATTEST:

\_\_\_\_\_  
Chris Engels, City Clerk

## SERVICES AGREEMENT (CRIME STOPPERS)

### RECITALS

WHEREAS, Crime Stoppers programs were formed for the purpose of providing crime-solving assistance to law enforcement agencies.

WHEREAS, Crime Stoppers programs worldwide have solved over half a million crimes and recovered over three billion dollars' worth of stolen property and narcotics.

WHEREAS, Crime Stoppers of Southwest Idaho was founded in 1981 and administered by an all-volunteer board of directors.

WHEREAS, Crime Stoppers have assisted law enforcement agencies by providing information on crimes called in to the Crime Stoppers Tip line with information which leads to an arrest.

WHEREAS, City desires to enter an agreement with Crime Stoppers to provide community services and continued assistance to the City of Kuna Police.

### AGREEMENT

NOW, THEREFORE, for good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged and agreed, and in consideration of the mutual promises and covenants herein contained, the parties agree as follows:

1. Incorporation of recitals: The above Recitals are a material pan of this Agreement and are incorporated into the Services of this Agreement by reference as though they were fully set forth herein.
2. Effective Date Term: The term of this Agreement is from October 1, 2022 – September 30, 2023.
3. Services: The services to be performed by Crime Stoppers under this Agreement shall be those services identified in Exhibit A attached hereto and incorporated by reference herein.
3. Compensation and Payment: City shall pay to Crime Stoppers Three Thousand Thirty-two dollars and Seventy cents, **(\$3,032.70)**.
4. Independent Contractor: At all times during the term of this Agreement, Crime Stoppers shall be an independent contractor and shall not be an employee of the City. The City shall have the right to control Crime Stoppers only insofar as the results of Crime Stoppers' services rendered pursuant to this Agreement. The City shall not have the right to control the means and methods by which Crime Stoppers accomplishes services rendered hereunder. Crime Stoppers shall indemnify the City against any liability arising out of an allegation or finding that Crime Stoppers is not an independent contractor. Crime Stoppers will be solely responsible for payment of all federal and state

taxes, will not be an employee of the City for worker's compensation purposes or any other purposes, and will not have unemployment insurance benefits.

5. Recordkeeping: Crime Stoppers shall prepare and maintain complete and accurate records regarding the performance of services under this Agreement, including, but not limited to, a year year-end report summarizing the number of tips leading to an arrest and a report summarizing the community outreach programs conducted during the term of this Agreement.

6. Indemnification: Crime Stoppers shall agree to indemnify and save and hold harmless City from and for any and all losses, claims, actions, judgment for damages, or injury to persons or property and losses and expenses and other costs including litigation costs and attorney's fees, arising out of, resulting from, or in connection with Crime Stoppers' performance under this Agreement.

7. Equipment, Materials, Supplies: Crime Stoppers shall supply, at Crime Stoppers' sole expense, all equipment, tools, materials, and/or supplies to accomplish the services to be provided under this Agreement.

8. Notice: Communication between the Parties regarding day-to-day matters shall occur via e-mail or telephone. For Clarification on or direction regarding day-to-day matters, the point of contact for the City shall be the Kuna City Clerk's office. All other notices required to be given by either of the Parties shall be in writing and be deemed communicated when personally served, or mailed in the United States mail, addressed as follows:

City of Kuna

Email:

Phone:

Attn:

Crime Stoppers of Southwest Idaho

Email: [crimestoppersofswid@gmail.com](mailto:crimestoppersofswid@gmail.com)

Phone: 208-871-2550

Attn: Brii Mason, President

9. Assignment: This Agreement may not be assigned or delegated by either party without prior written consent of the other party.

10. Amendments: This Agreement may be amended only in writing upon mutual agreement of both City and Crime Stoppers.

11. Attorney's Fees: The prevailing party in any claims or disputes arising out of this Agreement shall be entitled to recover reasonable attorney's fees in addition to other relief which a court of competent jurisdiction may award.

12. Governing Law: This Agreement will be construed in accordance with the laws of the State of Idaho. The Parties submit to the jurisdiction of Idaho courts and agree that proper venue for any suit concerning this Agreement shall be in the Fourth Judicial District of the State of Idaho, in and for Ada County.

13. Entire Agreement: This Agreement constitutes the entire agreement between the Parties relative to the subject matter hereof. Statements or representations of any kind not embodied herein shall be of no force or effect. This Agreement may only be modified in writing.

14. Severability: If any provision of this Agreement, or the application of such provision to any person or circumstance, shall be held invalid, the remainder of this Agreement, or the application of such provision to persons or circumstances other than those as to which it is held invalid, shall not be affected thereby.

15. Approval: The City and Crime Stoppers each acknowledge that this Agreement, even though agreed upon by the City's representatives, is not binding upon the City until such time as the Kuna City Council approves this Agreement and authorizes the Mayor to execute this Agreement on behalf of the City.

IN WITNESS WHEREOF, the parties hereto have executed this Agreement as of the date first above written.

CITY OF KUNA

CRIME STOPPERS OF SOUTHWEST IDAHO

\_\_\_\_\_  
By: Joe Stear, Mayor

\_\_\_\_\_  
By: Brii Mason, President

ATTEST:

\_\_\_\_\_  
Chris Engels, City Clerk

## Exhibit A — Scope of Services

### Law Enforcement Assistance

- Crime Stoppers will staff and operate a twenty-four (24) hour Telephone Hotline line to take anonymous tips regarding City of Kuna crimes.
- Crime Stoppers will provide a website and mobile application (also known as an “app”) to take anonymous tips regarding City of Kuna crimes.
- Crime Stoppers will provide at least one (1) Police Coordinator who will act as the communication facilitator between citizens, media and law enforcement. Anonymous tips received will be forwarded to the City of Kuna Police Department’s preferred contact for further investigation.
- Crime Stoppers will use social media and their website to actively solicit information from the community only upon request and approval from the City of Kuna Police Department.
- Crime Stoppers will provide five (5) informational signs for the use of the City of Kuna to be hung in their preferred locations, if desired.

### Community Outreach

- Crime Stoppers will provide at least one (1) public outreach program to assist and educate City of Kuna’s citizens on crime prevention and reporting.

**RESOLUTION NO. R81-2022  
CITY OF KUNA, IDAHO**

**THE KUNA MUNICIPAL IRRIGATION SYSTEM POLICIES**

**A RESOLUTION OF THE CITY COUNCIL OF KUNA, IDAHO:**

- **MAKING CERTAIN FINDINGS OF AUTHORITY AND PURPOSE; AND**
- **ESTABLISHING THE KUNA MUNICIPAL IRRIGATION SYSTEM POLICIES WHICH INCLUDE:**
- **ESTABLISHING THE KUNA MUNICIPAL IRRIGATION SYSTEM CONNECTION, SERVICE, AND IRRIGATION SUPPLY FEES POLICY; AND**
- **ESTABLISHING THE KUNA MUNICIPAL IRRIGATION SYSTEM UNIFORM IRRIGATION WATER SUPPLY ASSESSMENT METHOD POLICY; AND**
- **ESTABLISHING THE KUNA MUNICIPAL IRRIGATION SYSTEM CUSTOMER BILLING AND PAYMENT POLICY; AND**
- **ESTABLISHING THE KUNA MUNICIPAL IRRIGATION SYSTEM CUSTOMER SERVICE CHARGES POLICY; AND**
- **ESTABLISHING THE KUNA MUNICIPAL IRRIGATION SYSTEM LOT AND PARCEL WATER ALLOTMENT POLICY; AND**
- **ESTABLISHING THE KUNA MUNICIPAL IRRIGATION SYSTEM IRRIGATION WATER USE AND ENFORCEMENT POLICY; AND**
- **REPEALING PRIOR CITY AND/OR KUNA MUNICIPAL IRRIGATION SYSTEM RESOLUTIONS R72-2016, R44-2021 AND THE APPLICABLE IRRIGATION PORTIONS OF R57-2021; AND**
- **PROVIDING A SEVERABILITY CLAUSE; AND**
- **PROVIDING AN EFFECTIVE DATE.**

**BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF KUNA, AS FOLLOWS:**

**SECTION 1: AUTHORITY AND PURPOSE:** The following set forth the authority and purposes of the City Council for the establishment of the Kuna Municipal Irrigation System Fees and Policies as provided in this Resolution:

- 1.1** The City of Kuna, has established, pursuant to chapter 18 of title 50 Idaho Code, a Kuna Municipal Irrigation System and has established boundaries within the City within which the City will supply and deliver irrigation water; and
- 1.2** The City of Kuna, is authorized by Idaho Code Section 50-1801 to acquire by purchase, contract, eminent domain or otherwise to operate, maintain, construct, improve, enlarge and

extend an irrigation system which includes canals, ditches, conduits and rights of way for ditches, canals, and conduits for the use of the City in supplying irrigation water to and distributing the same throughout the City; and

- 1.3** The City of Kuna is authorized by Idaho Code Section 50-1802 to regulate, control and supervise the distribution of all water used by the city inhabitants for irrigation purposes; and
- 1.4** The City of Kuna is authorized by Idaho Code Section 50-1806 to defray the expense of conveying, controlling, distributing and apportioning of the system's irrigation water, and the city may assess and apportion the cost thereof against the several water user or landowners using the same, according to the length of time each user or landowner may use such water, and to collect such money and keep it in a separate fund to be known as the "Irrigation Fund" of the city for the purpose of paying such expense, including the assessment of irrigation district, canal or irrigation companies providing the irrigation water.
- 1.5** The Mayor and City Council are required by Idaho Code Section 50-1807 to *"...on or before the second Wednesday of February of each year, meet and make an estimate of the necessary funds for the expenses of maintaining, operating, improving, extending and enlarging said city irrigation system for the current fiscal year. Said estimate shall also include a reasonable sum not to exceed ten percent (10%) of the total estimate for anticipated unpaid and delinquent taxes and such sum as may be necessary to retire outstanding warrants, indebtedness, sinking funds, bonds and interest of a city irrigation system, and shall spread the same upon their minutes and shall thereupon apportion to each lot, piece or parcel of land within the boundaries of such irrigation system in proportion to the benefits received by such lot, piece or parcel of land growing out of the maintenance and operation of such irrigation system..."*

- 1.6** Section 7-8-5 of the Kuna City Code authorizes the City of Kuna, Idaho to charge connection fees set forth in a rate schedule adopted by the City Council as a condition for connection to the Kuna Municipal Irrigation System; and
- 1.7** The Kuna City Council's intention and purpose for establishing these policies, is to assure that the City's General Fund does not pay for any extension, enlargement, up keep, maintenance or assessments due to irrigation districts and or canal or irrigation companies in the administration of the Kuna Municipal Irrigation System; and
- 1.8** The City Council in order to exercise its authority and perform its responsibilities, in the administration of the Kuna Municipal Irrigation System, does hereby establish the Kuna Municipal Irrigation System fees, charges, assessments, billing, capital improvement fund, gravity flow to pressurized irrigation, water allotment, and use policies as herein provided.

**SECTION 2: KUNA MUNICIPAL IRRIGATION SYSTEM FEES POLICY:** The following are the Kuna Municipal Irrigation System Fees Policy:

- 2.1. Connection Fees:** Connection to the Kuna Municipal Irrigation System shall be determined as follows:

- 2.1.1 Irrigation Connection Fees Residential:** Residential connection to the Kuna Municipal Irrigation System fees are as follows:

- 2.1.1.1 Irrigation Main Connection Fee:** Each residential property to be connected to a System pressurized irrigation main shall be assessed a one-time connection fee for reimbursement of the capital cost of providing pressurized irrigation trunk mains to serve the property. The amount of said fee shall be a minimum one thousand three hundred and seventy dollars (\$1,370.00) for each lot or parcel up to ten thousand (10,000) square feet in total area plus eight and nine tenths of a cent (\$0.089) per square foot for area exceeding ten thousand (10,000) square feet.

**2.1.1.2 Irrigation Pressurized Supply Connection Fee:** Each residential property to be connected to a System pressurized irrigation pump station shall be assessed a one-time connection fee for reimbursement of the capital cost of providing pressurized irrigation pump stations to serve the property. The amount of said fee shall be a minimum one thousand one hundred and fifty dollars (\$1,150.00) for each lot or parcel up to ten thousand (10,000) square feet in total area plus twelve and nine tenths of a cent (\$0.129) per square foot for area exceeding ten thousand (10,000) square feet.

**2.1.2 Irrigation Connection Fees Commercial:** Commercial connection to the Kuna Municipal Irrigation System fees are as follows:

**2.1.2.1 Irrigation Main Connection Fees:** Each commercial property to be connected to a System pressurized irrigation main shall be assessed a one-time connection fee for reimbursement of the capital cost of providing pressurized irrigation trunk mains to serve the property. The amount of said fee shall be a minimum one thousand three hundred and seventy dollars (\$1,370.00) for each lot or parcel up to seven thousand (7,000) square feet in total landscaped area plus eight and nine tenths of a cent (\$0.089) per square foot for landscaped area exceeding seven thousand (7,000) square feet.

**2.1.2.2 Irrigation Pressurized Supply Connection Fee:** Each commercial property to be connected to a System pressurized irrigation main shall be assessed a one-time connection fee for reimbursement of the capital cost of providing pressurized irrigation pump stations to serve the property. The amount of said fee shall be a minimum one thousand one hundred and fifty dollars (\$1,150.00) for each lot or parcel up to seven thousand (7,000) square feet in total landscaped area plus twelve and nine tenths of a cent (\$0.129) per square foot for landscaped area exceeding seven thousand (7,000) square feet.

**2.1.3 Irrigation Connection Fees Homeowners Associations:** Homeowners connection to the Kuna Municipal Irrigation System fees are as follows:

**2.1.3.1 Irrigation Main Connection Fee:** Each Homeowners Association property to be connected to a System pressurized irrigation main shall be assessed a one-time connection fee for reimbursement of the capital cost of providing pressurized irrigation trunk mains to serve the property. The amount of said fee shall be a minimum one thousand three hundred and seventy dollars (\$1,370.00) for each lot or parcel up to forty thousand (40,000) square feet in total area plus eight and nine tenths of a cent (\$0.089) per square foot for landscaped area exceeding forty thousand (40,000) square feet.

**2.1.3.2 Irrigation Pressurized Supply Connection Fee:** Each Homeowners Association property to be connected to a System pressurized irrigation main shall be assessed a one-time connection fee for reimbursement of the capital cost of providing pressurized irrigation pump stations to serve the property. The amount of said fee shall be a minimum one thousand one hundred and fifty dollars (\$1,150.00) for each lot or parcel up to forty thousand (40,000) square feet in total area plus twelve and nine tenths of a cent (\$0.129) per square foot for landscaped area exceeding forty thousand (40,000) square feet.

**2.1.4 Previous Connections:** In instances where an improvement on a property has previously been connected to the pressurized irrigation system and complied with the connection fee(s) in force at the time of connection, the above fees do not apply. If, however, the connection involves an increase in demand on the system, then the connection is subject to these fees for the amount of the increase only.

**2.1.5 Conversion to Pressure Irrigation:** In instances where a parcel was annexed into the corporate limits of the City of Kuna prior to January 1, 1998, was not annexed and connected into the pressurized system of the Kuna Municipal Irrigation System, and subsequently desires to connect to the pressurized system, the applicable connection fees are 50% of the full amount chargeable per Sections 2.1.1 through 2.1.3 above. After January 1, 2024, the connection fees shall return to the full.

**2.1.6 Connection Fee Financing Arrangements:** Property owners desiring to connect to the City's Irrigation System under terms of Section 2.1.5 and Section 6 above are permitted to execute a note for the applicable connection fees up to the full amount for said fees amortized over twelve years at four percent (4%) interest and payable monthly on the utility bill. The Mayor is authorized to execute the note on behalf of the City and revenues (with interest collected) are to be credited to the same accounts to which the fees would have been credited if not amortized. Only connection fees are approved for amortization for the amount chargeable per Sections 2.1.1 through 2.1.3 above.

**2.2 Kuna Municipal Irrigation System Service Lines and Connection Fees and Charges:**

Kuna Municipal Irrigation System Service Line Connecting Fees and Charges are as follows:

**2.2.1 Connection Services:** Each irrigation service line provided at the expense of the City shall be assessed for completing services and connections in accordance with the following schedule:

1"	Service	\$ 223/ea
1 1/2"	Service	\$ 279/ea
2"	Service	\$ 334/ea
3" & larger	Service	Time & Material
1/2 Street Asphalt Patch		See Resolution R01-2020A
Full Street Asphalt Patch		See Resolution R01-2020A

**2.2.2 Short Notice Line Location Charges:** The City of Kuna, as required by law, participates in the Dig Line system. Forty-Eight (48) hours notification is required

prior to excavation by any party. Line locations without forty-eight (48) hours' notice will be billed to the requesting party at the rate fifty dollars (\$50.00) per request. There will be no charge for line locations during times of individual hazard or public emergency.

- 2.2.3 Re-connect Fee:** A re-connect fee of fifteen dollars (\$15.00), if performed during normal work hours or fifty dollars (\$50.00) if performed after normal work hours, which shall be paid prior to the account being reconnected, or as subsequently adopted by resolution of City Council, shall be charged to any account to reconnect service following disconnection for non-payment or for any other reason not in the discretion of the City of Kuna or its agents. This fee shall be applied separately for each request and must be paid before reconnection can occur.
- 2.2.4 Tampering Fee:** A tampering fee of one hundred dollars (\$100.00), or as subsequently adopted by resolution of City Council, shall be charged to any account reconnecting service without authorization following disconnection for non-payment of assessments. This fee shall be applied separately for each unauthorized reconnection and must be paid before reconnection can occur.
- 2.2.5 Unauthorized Connection Fee:** In the event a parcel connects to the pressurized irrigation system without authorization, meaning without having paid connection fees and receiving explicit approval to connect, it shall be presumed that the parcel owner has petitioned to connect, but without authorization. The City may collect a tampering fee as provided in Section 2.2.4 and disconnect the parcel from service, or collect full payment of connection fees and commence billing monthly assessment charges, or commence charging monthly amortization of the connection fees as provided in Section 2.1.6 and commence billing monthly assessment charges. In the event the parcel does not have a water right for use of the water, and one cannot be provided, the only option available is to collect a tampering fee and disconnect the parcel from service.

**SECTION 3: KUNA MUNICIPAL IRRIGATION SYSTEM ASSESSMENT METHOD POLICIES:** The following are the Assessment Method Policies for the Kuna Municipal Irrigation System:

**3.1 Kuna Municipal Irrigation System Uniform Irrigation Water Supply Assessment Method and Payment Policy:** The following is the Kuna Municipal Irrigation System Uniform Irrigation Water Supply Assessment Method and Payment Policy which establishes a uniform method of the determination and allocation of assessments for the delivery of Kuna Municipal Irrigation System irrigation water, as follows:

**3.1.1 Pressurized Irrigation Service Assessments:** Each parcel or lot receiving pressurized irrigation service shall receive an annual assessment, consisting of the sum of three components, which are defined and computed as follows:

**3.1.1.1 Assessment Expense:** All accounts shall be assessed six dollars (\$6.00) per account to defray the cost of preparing, mailing and collecting the assessment.

**3.1.1.2 Base Assessment:** Each parcel or lot shall be assessed at the rate of sixty dollars and no cents (\$60.00) per acre, but with a minimum assessment per account of fifty-three dollars and no cents (\$53.00). This component of the total assessment is largely to defray the cost of water rental charged by the underlying irrigation district, with any amounts remaining to contribute to capital replacement and maintenance costs.

**3.1.1.3 Operations Assessment:** Any properties with pressure irrigation service shall be assessed annually sixty-seven dollars and no cents (\$67.00) per account for a property up to ten thousand (10,000) square feet in total area. The added assessment for accounts larger than ten thousand (10,000) square feet shall be five dollars and no cents (\$5.00) per thousand (1,000) square feet for the portion of the property exceeding ten thousand (10,000) square feet in area.

- 3.1.2 Gravity Irrigation Service Assessment:** Each parcel or lot receiving gravity irrigation service from the Kuna Municipal Irrigation System shall receive an annual assessment, consisting of the sum of three components, which are defined and computed as follows:
- 3.1.2.1 Assessment Expense:** All accounts shall be assessed six dollars (\$6.00) per account to defray the cost of preparing, mailing and collecting the assessment.
- 3.1.2.2 Base Assessment:** Each parcel or lot shall be assessed at the rate of sixty dollars (\$60.00) per acre, but with a minimum assessment per account of twenty-four dollars (\$24.00). This component of the total assessment is largely to defray the cost of water rental charged by the underlying irrigation district, with any amounts remaining to contribute to capital replacement and maintenance costs.
- 3.1.2.3 Operations Assessment:** Any properties with gravity irrigation service shall be assessed at the rate of eighteen dollars (\$18.00) per account for a property less than one acre in total area. The added assessment for residential accounts one acre and larger shall be five dollars and no cents (\$5.00) per acre for the portion of the property exceeding one acre in area.
- 3.1.3 Potable Water Irrigation (Special Cases) Assessments and Fees Policy:** The following is the Kuna Municipal Irrigation System Potable Water Irrigation (Special Cases) Assessments and Fees Policy: Properties which have constructed pressurized irrigation facilities, which are intended to be connected in the future to the City's pressurized irrigation system, but which have not yet completed the connection, and which currently receive their irrigation supply from the City's potable system, shall be billed as a potable water account and assessed a Kuna Municipal Irrigation System assessment expense and a base assessment but will not be assessed as an operations assessment. At such time as the connection to the pressurized irrigation system is completed, the property shall be converted to an assessed irrigation account.

- 3.1.4 Partial Year Assessment:** For purposes of calculating partial year assessments, the irrigation season is presumed to be April 10th to October 10th. For initial connections made during the course of the irrigation season (such as properties newly annexed into the Kuna Municipal Irrigation System), the new connection shall pay the full Base Assessment, the full Assessment Expense and a prorated Operations Assessment based on the portion of the irrigation season remaining. Partial year assessments are due and payable at the time of building permit issuance, and in instances where a building permit is not being issued, at or before the time of connection.
- 3.1.5 Full Year Assessment:** Initial connections made before the commencement of the irrigation season (before April 10th) but after adoption of the annual assessment roll, shall be assessed the full annual irrigation assessment, prior to delivery of irrigation water, as if included in the annual assessment roll, less any vacant lot assessments that have been paid.
- 3.1.6 Dual Assessment:** In the event a parcel receives an assessment from the Kuna Municipal Irrigation System, and also receives and pays an assessment from the property's underlying irrigation district for the same irrigation season, the amount paid to the irrigation district the parcel is within, shall be credited to the account with the Kuna Municipal Irrigation System. This policy presumes the city does not receive an assessment from the underlying irrigation district for the same parcel.
- 3.1.7 Vacant Lot Assessment:** A non-irrigated parcel of one acre or less in area which has access to pressure irrigation and which is eligible for a building permit for either residential or commercial purposes, but which has not yet exercised that right at the time of assessment, shall be assessed twenty-five dollars and no cents (\$25.00) per buildable parcel. Vacant lots larger than one acre in size are assessed as a gravity irrigation lot. In the event a building permit is obtained on said parcel after the time of assessment, but before the end of the irrigation season, said parcel shall be treated as a "partial year" or "full year" assessment, as defined above, with credit given for the vacant lot assessment already paid.

**3.1.8 Assessments Due:** Assessments are due and payable on April 1st or the first business day thereafter.

**3.2 Board of Correction:** Be it further resolved that the Board of Correction to hear protests to aforesaid assessments, and as deemed appropriate, to correct the same, shall meet March 14, 2023 at 5:30 P.M. at the Kuna City Hall, 751 W. 4th Street, Kuna, Idaho, and continue as long thereafter as may be necessary to conduct the business of the Board. The Board of Correction shall receive protests as to issues of fact in setting assessments, shall correct assessments to conform to the facts and shall conclude the process by confirming the corrected assessment roll. A protestant unable to attend the meeting of the Board may submit a protest in writing any time up to 3:00 P.M. March 9, 2023.

**SECTION 4: KUNA MUNICIPAL IRRIGATION SYSTEM CUSTOMER BILLING AND PAYMENT POLICY:** The following is the Kuna Municipal Irrigation System Customer Billing and Payment Policy:

**4.1 Annual Billings:** All irrigation accounts which do not also have a potable water account shall be billed annually, with courtesy reminders until paid, and be subject to shut-off of the irrigation service if payment is delinquent as provided in Idaho Code 50-1807.

**4.2 Monthly Billings:** Each residential or commercial property that is served by potable water that also has a Kuna Municipal Irrigation System account shall be billed for the annual irrigation assessment, as part of their municipal utilities billing statement, in equal monthly installments until paid in full, and be subject to shut-off of the potable water service in addition to other statutory remedies if the monthly payments are delinquent as provided in Kuna City Code.

**4.3 Opt Out Provision:** A Kuna Municipal Irrigation System irrigation account holder may opt out of the monthly billing program at their option, and choose to pay the annual irrigation assessment in a lump sum payment due as provided for in Title 50, Section 18, Idaho Code. The City shall cause a notice to be mailed out to all Kuna Municipal Irrigation

System/potable water account holders informing them of their option of opting out of the monthly billing program and providing the address to inform the city of the same.

- 4.4 Monthly Rates:** The monthly installments for payment of the 2022 annual irrigation assessment shall be nine (9) equal installments. After retirement of the 2022 annual irrigation assessment, the monthly installments shall end until re-started by the 2023 annual irrigation assessment resolution.
- 4.5 New Service Accounts:** Requests to subdivide an account into additional accounts or aggregate existing accounts under single ownership, into fewer accounts, may be made by application in person at Kuna City Hall between 8:00 a.m. and 5:00 p.m. during normal workdays. Customers will be billed five dollars (\$5.00) for each account added or reduced, payable at the time of the request. Adjustments in assessments during irrigation season, to the benefit or to the expense of the resulting accounts, shall be treated as “Partial Year Assessments” and prorated from the date of the request. Adjustments to the expense of an account shall be payable at the date of request and adjustments to the credit of an account shall be processed as an account payable in conformance with city procedures.
- 4.6 Delinquencies:** All delinquent accounts shall be processed in accordance with the provisions of Idaho State Code.

## **SECTION 5: KUNA MUNICIPAL IRRIGATION SYSTEM CAPITAL IMPROVEMENTS**

**FUND POLICY:** The following is the Kuna Municipal Irrigation System Capital Improvements Fund Policy:

- 5.1** All funds collected from connection fees (Irrigation Main, Pressurized Supply Connection fees) shall be deposited in the Kuna Municipal Irrigation System Fund and may be used only for initial construction, reimbursements according to adopted policies or replacement of Kuna Municipal Irrigation System Facilities.

## **SECTION 6: KUNA MUNICIPAL IRRIGATION CONVERSION FROM GRAVITY FLOW TO PRESSURIZED IRRIGATION POLICY:** It is hereby declared to be the policy of the City of

Kuna that it is in the general public's interest to convert from gravity flow irrigation to pressure irrigation where pressure irrigation service is available which conversion is mandatory in the following circumstances:

- 6.1 The number of properties served by a delivery ditch, and using the same, falls below a number which can be efficiently served. It shall be presumed that every delivery ditch requires five miner's inches of lost carrying water to operate and that each property is entitled to one miner's inch of delivered water. A delivery ditch shall be considered "not efficient" if the carrying water equals or exceeds the delivered water.
- 6.2 The delivery ditch has a history of two or more instances of accidental flooding of nearby properties.
- 6.3 Drainage facilities are missing or inadequate to protect the gravity served properties.
- 6.4 In instances where mandatory conversion is ordered by the City, the fifty percent reduction in connection fees and amortization shall be applied as outlined in Sections 2.1.5 and 2.1.6 above.

**SECTION 7: KUNA MUNICIPAL IRRIGATION SYSTEM LOT AND PARCEL WATER ALLOTMENT POLICY:** The following is the Kuna Municipal Irrigation System Lot and Parcel Water Allotment Policy:

- 7.1 **Lot and Parcel Allotment Limitation:** No lot or parcel is entitled to receive delivery of a quantity of irrigation water which exceeds the allotment of irrigation water provided for that parcel by the irrigation district within which the lot or parcel lies.

**SECTION 8: KUNA MUNICIPAL IRRIGATION SYSTEM WATER USE AND ENFORCEMENT POLICY:** The following is the Kuna Municipal Irrigation System Water Use and Enforcement Policy:

- 8.1 **Authorized Regulated and Prohibited Uses:** It is hereby declared to be in the public's best

interest that Kuna Municipal Irrigation System irrigation water be used efficiently for its intended irrigation purpose, and the following are the authorized regulated and prohibited Kuna Municipal Irrigation System irrigation water:

**8.1.1 Alternate Day Sprinkling Policy:** The following is the Kuna Municipal Irrigation System Alternate Day Sprinkling Policy: Irrigation from the pressurized Kuna Municipal Irrigation System may be scheduled to occur on alternate days by order of the Kuna Municipal Public Works Director. If an order is instituted, homes with a street address ending with an odd number shall irrigate on odd numbered days and homes with a street address with an even number shall irrigate on even numbered days.

**8.1.2 Wanton Wasting Prohibited Uses:** Wanton wasting of irrigation water or use of irrigation water in a manner to cause damage or nuisance to adjoining properties is a prohibited and an unauthorized use which also includes the following:

**8.1.2.1** Spraying, drainage or other application beyond the boundaries of the parcel to which the irrigation water is delivered; and

**8.1.2.2** Use beyond the parcel's allotment; and

**8.1.2.3** Use in violation of Alternate Day Sprinkling Order.

**8.2 Enforcement:** The City Public Works Department together with the City's Code Enforcement Officer are the City's designated officers to receive complaints, investigate prohibited unauthorized uses and enforce the prohibited unauthorized uses of the Kuna Municipal Irrigation System Irrigation Water as follows:

**8.2.1 First Offense Process:** Upon completion of the investigation in the event the City Code Enforcement Officer finds that there is probable cause of prohibited unauthorized Kuna Municipal Irrigation System irrigation water use, the City Code Enforcement Officer shall issue and serve a cease-and-desist notice order by mail to the billing customer specifying the subject lot or parcel and the prohibited and

authorized uses together with a notification of any repeated unauthorized use will subject the offending lot or parcel to be disconnected from the Kuna Municipal Irrigation System for the duration of the irrigation season.

**8.2.2 Second Offense Notice Process:** In the event the City Code Enforcement Officer finds that there is probable cause of an additional prohibited and unauthorized Kuna Municipal Irrigation System irrigation water use, after a cease-and-desist notice order has been mailed to the billing customer within the same irrigation season, the City Code Enforcement Officer shall issue and serve a Notice To Show Cause Hearing before the City Council as follows:

- Served by mail to the billing customer (at least ten (10) prior to the hearing date); and
- Includes identification of the subject lot or parcel and the prohibited and authorized uses and reference to the prior offense; and
- Includes a notification of specifying the date, time and location of the hearing before the City Council.

**8.2.2.1 Notice to Show Cause Hearing Process:** At the hearing before the City Council, the City Code Enforcement Officer shall present evidence of the authorized irrigation uses and the billing customer may appear and present evidence in their defense. If the City Council finds its more probable than not that the authorized uses as noticed have occurred, it shall issue a disconnect order to the Public Works Department to disconnect the offending lot or parcel from the pressure or gravity irrigation system for the duration of the irrigation season without any prorated reimbursement of assessment.

**SECTION 9: REPEAL PRIOR RESOLUTIONS ESTABLISHING FEES, CHARGES AND POLICIES OF THE KUNA MUNICIPAL IRRIGATION SYSTEM:**

**9.1** This Resolution repeals and supersedes any prior City Council Resolutions which establish Kuna Municipal Irrigation System Policies as herein provided for.

**SECTION 10: SEVERABILITY CLAUSE**

**10.1** The sections of this Resolution are severable. The invalidity of a section shall not affect the validity of the remaining sections.

**SECTION 11: EFFECTIVE DATE**

This resolution shall become effective October 19, 2022 following approval by the Kuna City Council.

**PASSED BY THE COUNCIL** of the City of Kuna, this 18th day of October, 2022.

**APPROVED BY THE MAYOR** of the City of Kuna, this 18th day of October, 2022.

\_\_\_\_\_  
Joe L. Stear, Mayor

**ATTEST:**

\_\_\_\_\_  
Chris Engels, City Clerk

**RESOLUTION NO. R80-2022  
CITY OF KUNA, IDAHO**

**A RESOLUTION OF THE CITY COUNCIL OF KUNA, IDAHO AUTHORIZING THE MAYOR TO SIGN; AND AUTHORIZING THE MAYOR TO EXECUTE THE CHANGE ORDER FOR ADP ARCHITECTS AND THE CITY CLERK TO ATTEST TO SAID SIGNATURE.**

**BE IT HEREBY RESOLVED** by the Mayor and Council of the City of Kuna, Idaho as follows:

Section 1. The Mayor is hereby authorized to sign, attached hereto as “**EXHIBIT A**” Change Order for ADP Architects, changes to include secure shop, generator, additional shell and core design and additional electrical engineering.

Section 2. The Mayor of the City of Kuna, Idaho is hereby authorized to execute said Change Order and the City Clerk is hereby authorized to attest to said execution as so authorized and approved for on behalf of the City of Kuna, Idaho.

**PASSED BY THE COUNCIL** of Kuna, Idaho this 18<sup>th</sup> day of October, 2022.

**APPROVED BY THE MAYOR** of Kuna, Idaho this 18<sup>th</sup> day of October, 2022.

\_\_\_\_\_  
Joe L. Stear, Mayor

ATTEST:

\_\_\_\_\_  
Chris Engels, City Clerk



Date: October 12, 2022

793 W. 4th st. – Kuna, Idaho 83634  
City of Kuna (herein referred to as client)  
Kuna Police Station  
Attn: Chris Engels  
cengels@kunaid.gov

Re: Kuna Police Station 793 W. 4<sup>th</sup> st. – Kuna, Idaho 83634 Change order

I want to thank you for the opportunity to submit a proposal for this project. I sincerely appreciate your consideration of my firm. I have reviewed the project requirements and have determined the fees and services as attached. I look forward to working with you on this exciting project.

If this Scope of Work is acceptable and meets with your approval, please sign the Authorization to Commence Work and return via email at [gwalker@adpboise.com](mailto:gwalker@adpboise.com). I will proceed once authorization is received.

If you have any questions or comments regarding this matter, please call me at (208) 353- 0734. I look forward to the opportunity of working with you on this exciting project.

Sincerely,

Glenn Walker, AIA  
ADP Architects, PA

### **Section 1: ADP Architects Scope of Work** (For Contracting Services with City of Kuna)

To design a new shop facility approx. 960 sq. ft. for the City of Kuna. The building will be a wood construction building with a sloped metal roof system. The exterior will have metal siding and secured doors. ADP Architects, PA, will submit all the required drawings and applications to the local jurisdiction for both Planning & Zoning and the Building Department. ADP Architects, PA will also provide all the required drawings and docs for pricing to City of Kuna. All the listed consultants in this fee proposal will be subcontractors of ADP Architects, PA.

### **Section 2: Project Phases**

A. **Phase 1**-will include Design Development (DDs) as follows:

- a) Design Development (DD) - ADP Architects, PA will then enter into the Design Development (DD) process, where ADP Architects, PA will further analyze the specifics/program associated to the project. DD services are defined as those modifications to the SD design as required before acceptance of a finalized floor plan and elevations are generated (no further programmatic changes, floor plan changes, and elevation changes). At completion of DD phase, elevations and finalized/dimensioned floor plans will be provided to accurately convey the intent of the project while working toward approvals from the authority having jurisdiction (AHJ).

B. **Phase 2** will include Permit/Construction Documents (CDs) as follows:

- a) **Permit/Construction Documents (CD)** - Further refinement and notation of the design and drawings are completed during this phase. CD services are defined as the development of "For Construction" drawings per the conclusion of SD/DD services. Once entering the CD phase, it is assumed no further floor plan, elevation and material changes will be requested of the Client. The development of For Construction drawings will allow you a set that can be used to obtain building permits and provide direction/support during the construction process.
  - (i) Creation of the Architectural CDs will include all the required drawings for permit and bidding.
  - (ii) **Included** in this proposal is Geotechnical Engineering, Topographical Survey, Civil Engineering, Landscape Architecture, Structural Engineering, Mechanical & Plumbing Engineering and Electrical Engineering.

C. **Phase 3** Construction Administration (CA) and Bid Assistance (BA)

ADP Architects P.A. is assuming this service will not be required for this contract. If this service is requested ADP Architects, PA is assuming this will be a separate new contract.

### **Section 3: Assumptions & Clarifications**

- A. Client acknowledges ADP Architects, PA is not to be responsible for the following exclusions currently:
  - (a) Planning & Zoning Application fees and Building permit fees or other jurisdictional requirements.

- (b) Costs associated to Utility costs per City Fees (water, sewer, power, etc.) also impact fees.
- (c) ADP Architects, PA and ADP Architects, PA Consultants shall have no responsibility for the discovery, presence, handling, removal, or disposal or exposure of persons to hazardous materials in any form at the project site, including but not limited to asbestos, asbestos products, polychlorinated biphenyl (PCB) or other toxic substances. The Architect will not knowingly specify any material that contains a toxic substance in the work of this project. The Architect will have no responsibility for or liability from the presence, occurrence or effects of mold, toxic or otherwise.
- B. This proposal has been prepared to the best of ADP Architects, PA industry knowledge given the information provided. Any unknowns reasonably discovered may have additional costs associated to them, however it is ADP Architects, PA intent to hold strict to hold strict to the costs established herein and to fulfill ADP's obligations set forth herein. If ADP anticipates additional costs will be incurred, it shall notify Client of the additional costs before performing the work that will cause such additional costs. If the parties agree to incur such additional costs, they shall execute an addendum to this contract in writing signifying such agreement.
- C. Phase durations can be given as needed by the client, with potential fees for expedited services as needed.
- D. A digital PDF version of each of the plans will be provided at the completion of Phase III.

#### **Section 4: Design Fees**

##### Architectural Services Shell & Core

Phase 1	<b>Included</b> in Phase 2 cost
Phase 2	<b>\$1,500</b>

Electrical Engineering	
CD Phase	<b>\$1,000.00</b>

#### **Section 5: Terms**

- The terms for payment of fees outlined in this proposal shall be that each month an invoice will be prepared and sent to the Client for work completed during the preceding month with payment due upon receipt. After thirty (30) days, interest will be charged at a periodic rate of one and one-half percent (1 ½%) per month, which is eighteen percent (18%) per year, on accounts past due. This project may be deemed suspended or abandoned if no activity occurs on the project for a period of four (4) months or longer. This contract may also be terminated by mutual agreement of the parties executed in writing. Should such abandonment or termination occur, ADP Architects PA shall be entitled to compensation for services performed before the abandonment or termination.

**Section 6: Authorization to Commence Work**



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**Glenn L. Walker, AIA**  
Principal Architect  
ADP Architects  
1831 E. Overland Rd.  
Meridian, Idaho 83642  
(208) 353-0734  
[gwalker@adpboise.com](mailto:gwalker@adpboise.com)

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**Client's Notice to Proceed**  
Kuna Police Station

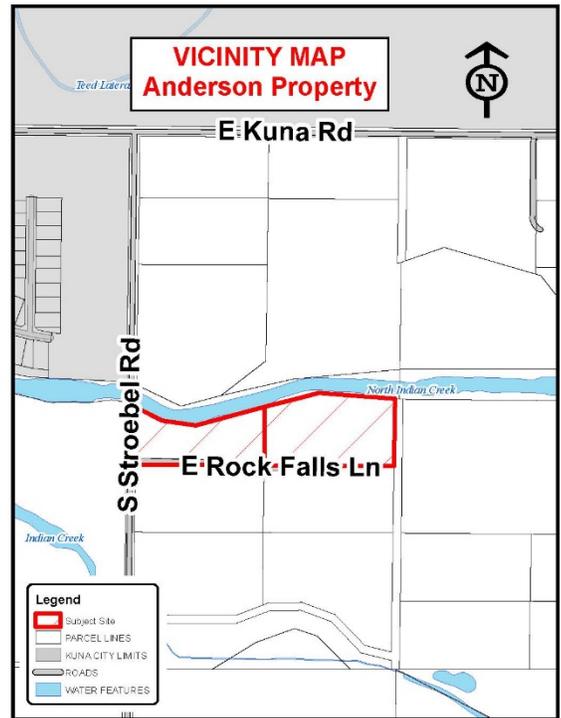
End of ***Design Proposal***

**BEFORE THE CITY COUNCIL  
OF THE CITY OF KUNA**

IN THE MATTER OF THE APPLICATION OF ) **Case No. 21-06-LS (Lot Split).**  
 )  
**ARTHUR SIDNEY & LAURA ANDERSON** )  
 )  
 ) **STAFF MEMO FOR LOT SPLIT**  
 For Lot Split at 2500 E Rock Falls, Kuna. **APPLICATION.**

**TABLE OF CONTENTS**

1. Exhibit List
2. Process and Noticing
3. Applicants Request
4. Site History
5. General Project Facts
6. Staff Analysis
7. Council’s Order of Decision



**I  
EXHIBIT LIST**

The exhibits of the above-referenced matter consist of the following, to-wit:

**1.1 Exhibits:**

<i>DESCRIPTION OF EVIDENCE</i>		Withdrawn	Refused	Admitted
<b>1.1</b>	Staff Report			X
<b>2.1</b>	Application Coversheet			X
<b>2.3</b>	Letter of Intent			X

<b>2.4</b>	Legal Description(s)			X
<b>2.6</b>	Vicinity Map			X
<b>2.7</b>	Warranty Deeds			X
<b>2.8</b>	Affidavit of Legal Interest			X
<b>2.11</b>	Lot Split Application			X
<b>2.12</b>	Lot Split Lay out			X
<b>2.14</b>	City Engineer's Memo – Public Works			X
<b>2.15</b>	Ada County Highway District Comments (ACHD)			X
<b>2.16</b>	Ada County Development Services			X
<b>2.17</b>	Boise Project Board of Control Comments			X
<b>2.18</b>	Central District Health Comments			X
<b>2.19</b>	Nampa Meridian Irrigation Dist.			X
<b>2.20</b>	Agency Comments Request			X

## II PROCESS AND NOTICING

**2.1** Kuna City Code (KCC), Title 1, Chapter 14, Section 3, states that Lot Splits are designated as a public meeting, with the City Council as the decision-making body. As a public meeting, this application does not require public notice as set forth in Idaho Code §65; Local Land Use Planning Act. The guidelines for decision making by the City Council is outlined in KCC 1-14-3 and have been adhered to.

### 2.1.2 Notifications

<b>2.1.2.1</b>	Agency Comments Request:	May 20, 2022
<b>2.1.2.2</b>	Letter of Completeness	May 22, 2022
<b>2.1.2.3</b>	Agenda	October 18, 2022

## III APPLICANTS REQUEST

**3.1** Arthur Sidney (Sid) and Laura Anderson request approval for a Lot Split, in order to turn two (2) lots into six (6) total lots. The subject site is located at 2500 E Rock Falls Lane, Kuna, ID 83642, (APN's: R0615250410 and R0615250402) within Section 30, Township 2 North, Range 1 East.

## IV GENERAL PROJECT FACTS

### 4.1 Site History

**4.1.1** These parcels were approved by Council for annexation into the City on October 4, 2022. Historically Lot 2 has served as a single residence with multiple out buildings, Lot 1 is a bare Agricultural Lot.

## 4.2 Surrounding Land Uses

<b>North</b>	R4	Medium Density Residential – Kuna City
<b>South</b>	RR	Rural Residential – Ada County
<b>East</b>	RR	Rural Residential – Ada County
<b>West</b>	RR	Rural Residential – Ada County

## 4.3 Parcel Numbers, Owner, Parcel Sizes, and Current Zoning

### 4.3.1 R0615250410

4.3.1.1 Sid and Laura Anderson

4.3.1.2 Approx. 3.45 ac.

4.3.1.3 RR (Rural Residential)

### 4.3.2 R0615250402

4.3.2.1 Sid and Laura Anderson

4.3.2.2 Approx. 4.98 ac.

4.3.2.3 RR (Rural Residential)

## 4.4 Services

Sanitary Sewer – City of Kuna (*Future*)

Potable Water – City of Kuna (*Future*)

Pressurized Irrigation – City of Kuna (KMIS - *Future*)

Fire Protection – Kuna Rural Fire District

Police Protection – Kuna Police (Ada County Sheriff's Office)

Sanitation Services – J&M Sanitation

## 4.5 Existing Structures, Vegetation, and Natural Features

4.5.1 The proposed project site has one residence and several outbuildings used for agricultural purposes. Vegetation on-site is consistent with that of crop fields. The site has an estimated average slope of 0.9% to 1.9%. According to the USDA Soil Survey for Ada County, bedrock depth is estimated to be greater than 60 inches across the lands proposed for annexation.

## 4.6 Environmental Issues

4.6.1 Staff is not aware of any environmental issues, health or safety conflicts.

## 4.7 Agency Responses

<b>Agency</b>	<b>Exhibit No.</b>
City Engineer – Kuna City Public Works	2.15
Ada County Highway District (ACHD)	2.16
Ada County Development Services	2.17
Boise Project Board of Control	2.18
Central District Health	2.19
Nampa Meridian Irrig. Dist.	2.20

## V TRANSPORTATION AND CONNECTIVITY

- 5.1** The applicant is proposing 0 (zero) new centerline miles of public road with this application. The project is in a rural setting, and has only 289 feet of Stroebel Road frontage, and Stroebel Road is an improved roadway with 24-feet of pavement with 3-foot gravel shoulders, inside a 47-foot Rights-of Way (ROW), ACHD staff does not recommend additional street improvements or ROW dedication with this application.

Future applications for the site will require review and comment at that time from ACHD and subject to ACHD policies in place at time of a future application.

ACHD policy requires the private lane should be designed; to discourage through traffic between two public streets, and graded to drain away from the public street intersection. If a private road is gated, the gate or keypad (if applicable) shall be located a minimum of 50 feet from the near edge of the intersection and a turnaround shall be provided.

If approved by the City, Applicant shall pave the private road a minimum of 20 - 24 feet wide and at least 30-feet into the site beyond the edge of pavement with 15-foot radii tapers. City of Kuna requires a minimum width of 28-foot for private roads.

## VI STAFF ANALYSIS

- 6.1** The Application is a request to Lot Split the two (2) parcels identified in section 4.3.1 and 4.3.2, into six (6) new lots. The proposed Lot Split is demonstrated in Exhibit 2.12.

Public Works staff supports the Lot Split request and provided additional comments in regards to future development of the subject site (Exhibit 2.15). Per Kuna City Code 5-16-3-B.2, city services shall be extended (by the land owner) to each parcel when sewer is available within 300 lineal ft; the closest connection point for city services are located on the west side of Stroebel Road and on the north side of Indian Creek. Should a development application be submitted in the future, flow modeling will be used to determine if adequate water pressure is available; any and all development will be contingent on meeting adequate water pressure. Staff recommends the Applicant be conditioned to follow the City Engineers recommendations stated in the memo.

Upon review, staff finds the Lot Split application is in compliance with Kuna City Code Title 5. Staff recommends the Council Approve Case No. 21-06-LS, with the Applicant being subject to the Conditions of Approval listed in Section “VII” (7) of this report.

### **6.2 Applicable Standards**

**6.2.1** Kuna City Code Title 5

**6.2.2** Idaho Code Title 67, Chapter 65 – Local Land Use Planning Act

## VII PROPOSED COUNCIL’S ORDER OF DECISION

*Note: This motion is for the **approval, conditional approval or denial** of the Lot Split request. However, if*

*the City Council wishes to **approve or deny** specific parts of this request as detailed in the report, those changes must be specified.*

Based upon the record contained in Case No. 21-06-LS, including the Comprehensive Plan, Kuna City Code, Staff's Memorandum, the exhibits, and testimony during the public hearing, the Kuna City Council (**approves/conditionally approves/denies**) Case No. 21-06-LS; a request by Arthur Sidney (Sid) and Laura Anderson, to Lot Slit the two (2) identified lots into six (6) lots, subject to the following Conditions of Approval, subject to the following Conditions of Approval.

- 7.1.1 Upon approval of the application by City Council, and subject to the Conditions of Approval and applicable Ordinances, the Owner shall have one (1) year to complete the following tasks:
  - 7.1.2 Cause the property to be surveyed and provide a copy of the record of survey to the Planning and Zoning Department for review, prior to recording with Ada County;
  - 7.1.3 Record the record of survey with Ada County;
  - 7.1.4 Execute and record the necessary deeds to accomplish Lot Split as approved;
  - 7.1.5 Obtain new tax parcel numbers from the Ada County Assessor's Office; and
  - 7.1.6 Provide copies of the **recorded record of survey, recorded deeds, and the new tax parcel numbers** to the Planning and Zoning Department.
- 7.2 Developer/Owner/Applicant shall convey proper easements on the record of survey for all utilities in sufficient widths approved by the City Engineer and the Planning and Zoning Department. All easement line work shall be shown on the record of survey.
- 7.3 Any future development or improvements to the newly created parcels must follow all Kuna City Codes in place at the time of application.
- 7.4 Developer/Owner/Applicant shall follow all procedures, staff and agency recommendations.
- 7.5 Developer/Owner/Applicant shall follow staff, City Engineer's and other agency recommended requirements as applicable.
- 7.6 Developer/Owner/Applicant shall connect to city services (Water, Sewer, Pressurized Irrigation) when required and all connections shall conform to all corresponding Master Plans.
- 7.7 Developer/Owner/Applicant is hereby notified of Kuna's weed control policies and requirements (KCC 8-1-3). Weeds, grasses, vines or other growth which endanger property or are 12-inches in height, shall be continuously cut down, weeded out, sprayed, burned, removed or destroyed throughout all seasons.
- 7.8 Developer/Owner/Applicant and future Contractors are hereby notified of Kuna's working hours. Construction, scrubbing, etc., of any kind shall only be conducted within the hours specified in KCC 10-6-3. Noises and other public nuisances/distractions outside of this time frame are subject to lawful penalties.
- 7.9 Developer/Owner/Applicant shall comply with all federal, state and local laws.

**DATED:** this 18<sup>th</sup>, day of October, 2022.

received  
25 APR '22



# Planning & Zoning Application Coversheet



PO Box 13 | 751 W 4<sup>th</sup> Street | Kuna, ID 83634  
(208) 922-5274 | [www.KunaCity.ID.gov](http://www.KunaCity.ID.gov)

**\*\*Office Use Only\*\***

File No.(s): 21-15-AN, 21-06-LS

Project Name: 2500 Rock Falls

Date Received: 11-4-21

Date Accepted as Complete: \_\_\_\_\_

Type of review requested (check all that apply):

<input checked="" type="checkbox"/>	Annexation	<input type="checkbox"/>	Appeal
<input type="checkbox"/>	Comp. Plan Map Amendment	<input type="checkbox"/>	Combination Pre & Final Plat
<input type="checkbox"/>	Design Review	<input type="checkbox"/>	Development Agreement
<input type="checkbox"/>	Final Planned Unit Development	<input type="checkbox"/>	Final Plat
<input type="checkbox"/>	Lot Line Adjustment	<input checked="" type="checkbox"/>	Lot Split
<input type="checkbox"/>	Ordinance Amendment	<input type="checkbox"/>	Planned Unit Development
<input type="checkbox"/>	Preliminary Plat	<input type="checkbox"/>	Rezone
<input type="checkbox"/>	Special Use Permit	<input type="checkbox"/>	Temporary Business
<input type="checkbox"/>	Vacation	<input type="checkbox"/>	Variance

**Owner of Record**

Name: Arthur Sidney and Laura Anderson & Jody LLC

Address: 2500 Rock Fall Lane

Phone: 208-570-5531 Email: asiderson@gmail.com

**Applicant (Developer) Information**

Name: SAME

Address: \_\_\_\_\_

Phone: \_\_\_\_\_ Email: \_\_\_\_\_

**Engineer/Representative Information**

Name: CIVIL SURVEY CONSULTANTS

Address: 2843 S Meridian

Phone: 208-888-4312 Email: \_\_\_\_\_

**Subject Property Information**

Site Address: CIVIL SURVEY CONSULTANTS 2500 Rock Fall Ln

Nearest Major Cross Streets: Kuna & St Foebel

Parcel No.(s): R0615250410, R0615250402, ~~R0615250404~~

Section, Township, Range: SEC. 30, 2N, 1E

Property Size: ~~11.4 AC~~ 9.43 AC

Current Land Use: Residential AG Proposed Land Use: Residential AG

Current Zoning: RR Proposed Zoning: R2 And Commercial R4 LP required

**Project Description**

Project Name: 2500 Rock Falls

General Description of Project: Annex 3 parcels and split 2 of the parcels

Type of proposed use (check all that apply and provide specific density/zoning):

Residential: R-2 R-4 R-6 R-8 R-12 R-20  Commercial: C-1 C-2 C-3  CBD  
 Office  Industrial: M-1 M-2  Other: \_\_\_\_\_

Type(s) of amenities provided with development: Road, Power, Creek,

**Residential Project Summary (If Applicable)**

Are there existing buildings?  YES  NO

If YES, please describe: Residential and storage barns

Will any existing buildings remain?  YES  NO

No. of Residential Units: 2 No. of Building Lots: 6

No. of Common Lots: 0 No. of Other Lots: 1

Type of dwelling(s) proposed (check all that apply):

Single-Family  Townhomes  Duplexes  Multi-Family  
 Other: \_\_\_\_\_

Minimum square footage of structure(s): ~~35~~ 4,000

Gross Density (Dwelling Units ÷ Total Acreage): .52

Net Density (Dwelling Units ÷ Total Acreage not including Roads): 1.52

Percentage of Open Space provided: 27% Acreage of Open Space: 3.1

Type of Open Space provided (i.e. public, common, landscaping): Landscaping

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**Non-Residential Project Summary (If Applicable)**

Number of building lots: \_\_\_\_\_ Other lots: \_\_\_\_\_

Gross floor area square footage: \_\_\_\_\_ Existing (if applicable): \_\_\_\_\_

Building height: \_\_\_\_\_ Hours of Operation: \_\_\_\_\_

Total No. of Employees: \_\_\_\_\_ Max No. of Employees at one time: \_\_\_\_\_

No. of and ages of students: \_\_\_\_\_ Seating capacity: \_\_\_\_\_

**Proposed Parking**

ADA accessible spaces: \_\_\_\_\_ Dimensions: \_\_\_\_\_

Regular parking spaces: \_\_\_\_\_ Dimensions: \_\_\_\_\_

Width of driveway aisle: \_\_\_\_\_

Proposed lighting: \_\_\_\_\_

Is lighting "Dark Sky" compliant? YES NO

Proposed landscaping (i.e. berms, buffers, entrances, parking areas, etc.):

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Applicant Signature: [Signature] Date: 11/3/21  
*By signing, you are confirming you have provided all required items listed on this application.*

**Upon completion of this form, please email to [pzapplications@kunaid.gov](mailto:pzapplications@kunaid.gov). A link will be provided to you for application attachments to be uploaded to the cloud.**



November 3, 2021

Kuna City  
Development Services  
751 W 4th Street  
Kuna, ID 83634

Re: Letter of Application for annexation of Lots 1 & 3, Block 3, in Avalon Orchard Tracts Amended Plat and lot splits

To Whom it May Concern,

We request the annexation of our parcels, Lots 1, and 3, Block 3, in the Amended Avalon Orchard Tracts (Parcels)) into the city of Kuna and to split Lot, 1 and Lot, 3, block 3, into 3 lots each. As part of the annexation we request to be zoned R4 for one new parcel and R2 for the rest, which complies with the mixed use designation of the Comprehensive Plan for the area.

Our desire to annex these Lots is contingent on being able to split Lots 1 and 3 into three lots each.

This letter addresses requirements for the Annexation, and Lot Split Applications in each section below:

**Annexation and Rezone:**

We request the annexation because the city code allows additional opportunities not allowed in the county including lot splits of our lots of record.

Additionally the city code allows for us to create upto 6 parcels from these contiguous original tracts under related ownership. We would like to take advantage of this opportunity allowed by code.

The property is currently serviced by E Rock Falls Lane and Stroebel Rd. The property is also bordered by Indian Creek and contains facilities for accessing the creek. The lots will be served with onsite septic and well systems.

See attached Site Plan for a concept plan of the lot splits.

Lot 5 Block 2 Amended Avalon Orchard Tracts is in the process of being annexed and will make this property contiguous with city limits.

The Amended Avalon Orchard Tracts plat was recorded in 1913 which modified some of the lots and blocks of the Avalon Orchard Tracts plat which was recorded in 1909. All of the

**ANNEXATION DESCRIPTION****FOR THE****CITY OF KUNA, IDAHO****LOT 1 OF BLOCK 3 OF AVALON ORCHARD TRACTS (AMENDED)**

A parcel located in the W 1/2 of the NE 1/4 of Section 30 Township 2 North, Range 1 East, Boise Meridian, and being all of Lot 1 of Block 3 of the amended plat of *AVALON ORCHARD TRACTS* as shown in Book 6 of plats at Page 254 in the office of the Recorder, Ada County, Idaho, more particularly described as follows:

Commencing at an aluminum cap monument marking the northwesterly corner of said W 1/2 of the NE 1/4, from which an aluminum cap monument marking the southwest corner of said W 1/2 of the NE 1/4 bears S 0°38'54" W a distance of 2666.60 feet;

Thence S 0°38'54" W along the westerly boundary of said W 1/2 of the NE 1/4 a distance of 1367.28 feet to a point on the extension of the northerly boundary of Lot 2 of Block 3 of said *AVALON ORCHARD TRACTS*;

Thence leaving said westerly boundary S 62°34'37" E along said extension a distance of 28.00 feet to a point marking the northwesterly corner of said Lot 2;

Thence leaving said extension and along the northerly boundary of said Lot 2 the following described courses:

Thence continuing S 62°34'37" E a distance of 144.19 feet to a point;

Thence S 81°49'04" E a distance of 168.18 feet to a point;

Thence N 75°01'55" E a distance of 354.54 feet to a point marking the northeasterly corner of said Lot 2, said point being the northwesterly corner of said Lot 1 and being the POINT OF BEGINNING;

Thence along the northerly boundary of said Lot 1 the following described courses:

Thence continuing N 75°01'55" E a distance of 274.51 feet to a point;

Thence S 85°24'50" E a distance of 378.49 feet to a point marking the northeasterly corner of said Lot 1;

Thence S 0°44'30" W along the easterly boundary of said Lot 1 a distance of 332.04 feet to a point marking the southeasterly corner of said Lot 1;

Thence N 89°50'14" W along the southerly boundary of said Lot 1 a distance of 641.70 feet to a 1/2 inch diameter iron pin marking the southwesterly corner of said Lot 1;

Thence N 0°41'42" E along the westerly boundary of said Lot 1 a distance of 289.58 feet to the POINT OF BEGINNING.

This parcel contains 4.979 acres.

Prepared by: Kyle A. Koomler, PLS  
Civil Survey Consultants, Incorporated  
March 17, 2022



**ANNEXATION DESCRIPTION****FOR THE****CITY OF KUNA, IDAHO****LOT 2 OF BLOCK 3 OF AVALON ORCHARD TRACTS (AMENDED)**

A parcel located in the W 1/2 of the NE 1/4 of Section 30 Township 2 North, Range 1 East, Boise Meridian, and being all of Lot 2 of Block 3 of the amended plat of *AVALON ORCHARD TRACTS* as shown in Book 6 of plats at Page 254 in the office of the Recorder, Ada County, Idaho, more particularly described as follows:

Commencing at an aluminum cap monument marking the northwesterly corner of said W 1/2 of the NE 1/4, from which an aluminum cap monument marking the southwesterly corner of said W 1/2 of the NE 1/4 bears S 0°38'54" W a distance of 2666.60 feet;

Thence S 0°38'54" W along the westerly boundary of said W 1/2 of the NE 1/4 a distance of 1367.28 feet to a point on the extension of the northerly boundary of said Lot 2;

Thence leaving said westerly boundary S 62°34'37" E along said extension a distance of 28.00 feet to a point marking the northwesterly corner of said Lot 2, said point being the POINT OF BEGINNING;

Thence leaving said extension and along the northerly boundary of said Lot 2 the following described courses:

Thence continuing S 62°34'37" E a distance of 144.19 feet to a point;

Thence S 81°49'04" E a distance of 168.18 feet to a point;

Thence N 75°01'55" E a distance of 354.54 feet to a point marking the northeasterly corner of said Lot 2;

Thence S 0°41'42" W along the easterly boundary of said Lot 2 a distance of 289.58 feet to a 1/2 inch diameter iron pin marking the southeasterly corner of said Lot 2;

Thence N 89°50'14" W along the southerly boundary of said Lot 2 a distance of 636.70 feet to a point marking the southwesterly corner of said Lot 2, said point being on the easterly right-of-way of S. Stroebel Road;

Thence N 0°38'54" E along the westerly boundary of said Lot 2 and said easterly right-of-way a distance of 286.54 feet to the POINT OF BEGINNING.

This parcel contains 3.455 acres.

Prepared by: Kyle A. Koomler, PLS  
Civil Survey Consultants, Incorporated  
March 17, 2022



**ANNEXATION DESCRIPTION**

**FOR THE**

**CITY OF KUNA, IDAHO**

**INDIAN CREEK OF AVALON ORCHARD TRACTS (AMENDED)**

A parcel located in the W 1/2 of the NE 1/4 of Section 30 Township 2 North, Range 1 East, Boise Meridian, and being that portion of Indian Creek between Lots 1 and 2 of Block 3 and Lots 5 and 6 of Block 2 as shown on the amended plat of *AVALON ORCHARD TRACTS* as shown in Book 6 of plats at Page 254 in the office of the Recorder, Ada County, Idaho, more particularly described as follows:

Commencing at an aluminum cap monument marking the northwesterly corner of said W 1/2 of the NE 1/4, from which an aluminum cap monument marking the southwesterly corner of said W 1/2 of the NE 1/4 bears S 0°38'54" W a distance of 2666.60 feet;

Thence S 0°38'54" W along the westerly boundary of said W 1/2 of the NE 1/4 a distance of 1367.28 feet to a point on the extension of the northerly boundary of Lot 2 of Block 3 of said *AVALON ORCHARD TRACTS*;

Thence leaving said westerly boundary S 62°34'37" E along said extension a distance of 28.00 feet to a point marking the northwesterly corner of said Lot 2, said point being the POINT OF BEGINNING;

Thence leaving said extension and along the northerly boundary of said Lot 2 the following described courses:

Thence continuing S 62°34'37" E a distance of 144.19 feet to a point;

Thence S 81°49'04" E a distance of 168.18 feet to a point;

Thence N 75°01'55" E a distance of 354.54 feet to a point marking the northeasterly corner of said Lot 2, said point being the northwesterly corner of said Lot 1;

Thence along the northerly boundary of said Lot 1 the following described courses:

Thence continuing N 75°01'55" E a distance of 274.51 feet to a point;

Thence S 85°24'50" E a distance of 378.49 feet to a point marking the northeasterly corner of said Lot 1, said point being on the southerly boundary of the NW 1/4 of the NE 1/4;

Thence S 89°46'51" E along said southerly boundary a distance of 20.00 feet to a point marking the southeasterly corner of said NW 1/4 of the NE 1/4;

Thence N 0°44'30" E along the easterly boundary of said NW 1/4 of the NE 1/4 a distance of 116.09 feet to a point marking the southeasterly corner of said Lot 6, said point being on the northerly top of bank of said Indian Creek;

Thence along the southerly boundary of said Lot 6 and said northerly top of bank the following described courses:

Thence N 87°54'21" W a distance of 457.29 feet to a point;

Thence S 74°38'54" W a distance of 428.11 feet to a point marking the southwesterly corner of said Lot 6, said point being the southeasterly corner of said Lot 5;

Thence along the southerly boundary of said Lot 5 and continuing along said northerly top of bank the following described courses:

Thence continuing S 74°38'54" W a distance of 216.95 feet to a point;

Thence N 64°21'06" W a distance of 244.80 feet to a point marking the southwesterly corner of said Lot 5, said point being on the easterly right-of-way of S. Stroebel Road;

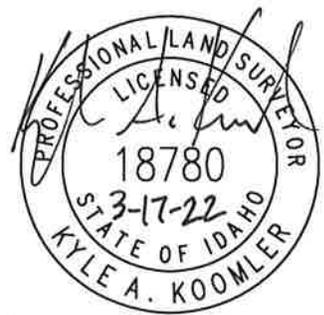
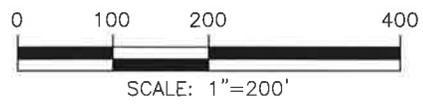
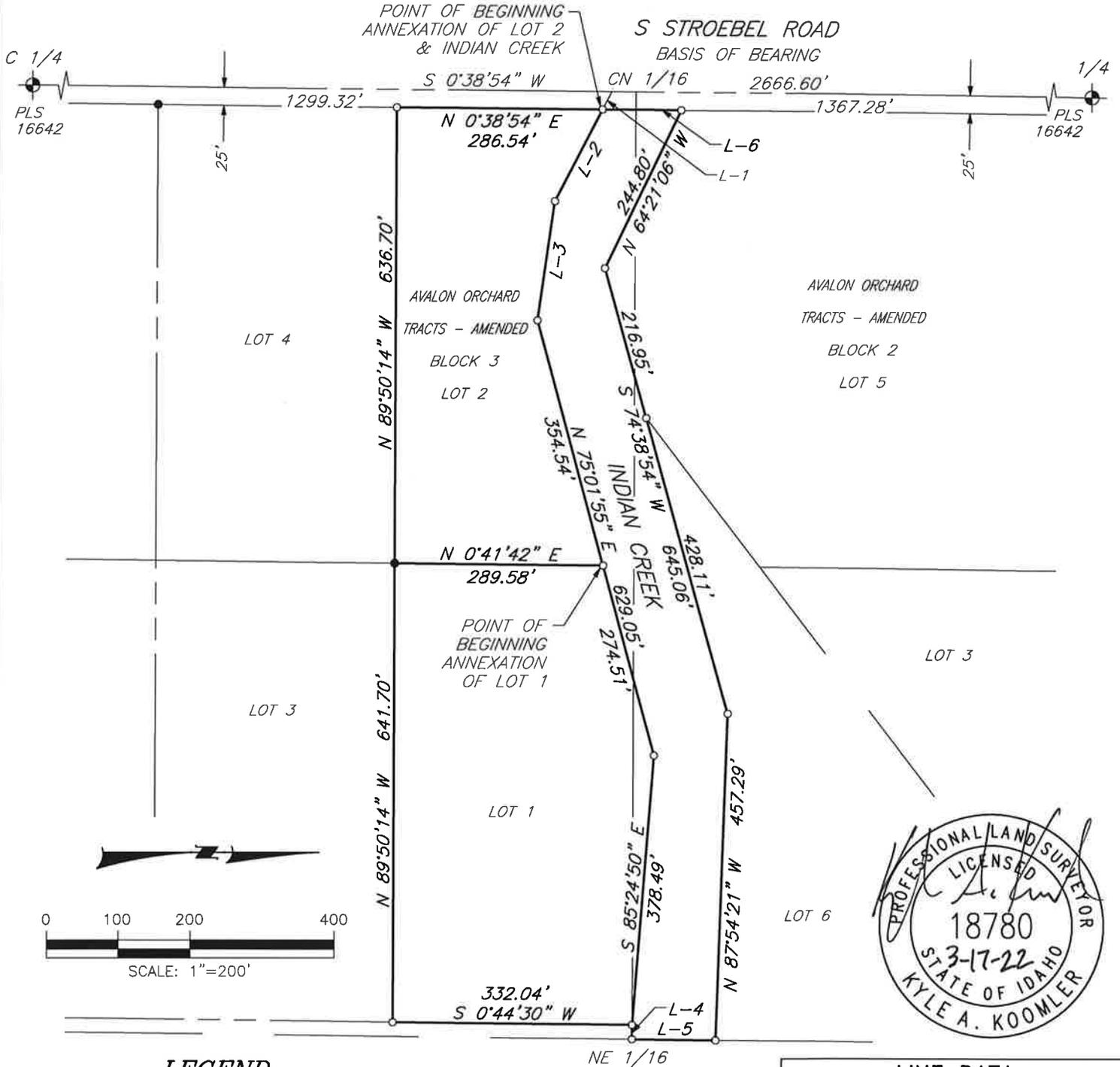
Thence leaving said northerly top of bank S 0°38'54" W along said easterly right-of-way a distance of 109.77 feet to the POINT OF BEGINNING.

This parcel contains 3.315 acres.

Prepared by: Kyle A. Koomler, PLS  
Civil Survey Consultants, Incorporated  
March 17, 2022



# SKETCH TO ACCOMPANY ANNEXATION DESCRIPTIONS FOR THE CITY OF KUNA LOCATED IN THE W 1/2 OF THE NE 1/4 OF SECTION 30, TOWNSHIP 2 NORTH, RANGE 1 EAST, BOISE MERIDIAN, ADA COUNTY, IDAHO



## LEGEND

- FOUND ALUMINUM CAP MONUMENT
- FOUND 1/2" IRON PIN
- ANNEXATION BOUNDARY
- SECTION LINE
- PROPERTY LINE
- TIE LINE
- PLATTED LINE

**CIVIL SURVEY CONSULTANTS, INC.**  
 2893 SOUTH MERIDIAN ROAD  
 MERIDIAN, IDAHO 83642  
 (208)888-4312

LINE DATA		
LINE	BEARING	DISTANCE
L-1	S 62°34'37" E	28.00'
L-2	S 62°34'37" E	144.19'
L-3	S 81°49'04" E	168.18'
L-4	S 89°46'51" E	20.00'
L-5	N 0°44'30" E	116.09'
L-6	S 0°38'54" W	109.77'

TAXING DISTRICT OF KUNA (CITY)  
 ORDINANCE #: \_\_\_\_\_

# VICINITY MAP Anderson Property



**E Kuna Rd**

**S Stroebel Rd**

**E Rock Falls Ln**

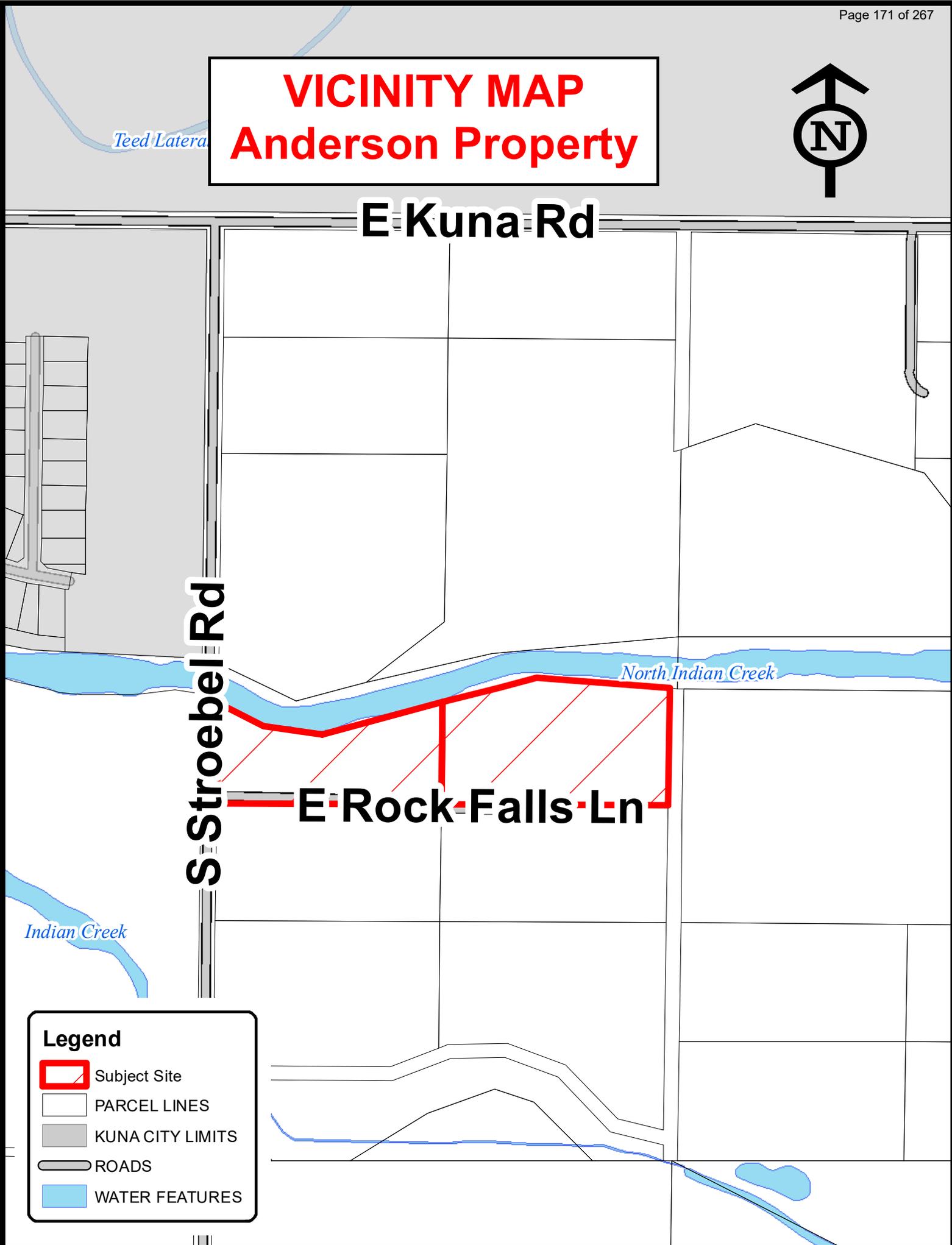
*Teed Lateral*

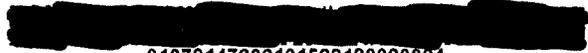
*North Indian Creek*

*Indian Creek*

### Legend

-  Subject Site
-  PARCEL LINES
-  KUNA CITY LIMITS
-  ROADS
-  WATER FEATURES





01079147202101588180020024



01094028202101727830020025

*Rerecord to correct legal description*  
*Re-Rerecord to correct legal*

**WARRANTY DEED**

THIS INDENTURE, made this 3<sup>rd</sup> day of November, 2021 by and between **ARTHUR SIDNEY ANDERSON** and **LAURA ANDERSON** husband and wife whose current address is 474 Stroebel Road, Kuna, Idaho, 83634 and **ROCK FALLS LLC** an Idaho Limited Liability Company, whose addresses 474 Stroebel, Kuna, Idaho, 83634 collectively hereinafter ("Grantor") and **JOTY 3 LLC** an Idaho Limited Liability Company, whos addresses 2500 Rock Falls Lane, Kuna, Idaho, 83634 hereinafter ("Grantee").

**WITNESSETH:**

FOR VALUE RECEIVED GRANTOR, the receipt whereof is hereby acknowledged, does by these premises remise, release and forever **WARRANT** any and all interest, unto the said Grantee all right, title and interest Grantor may own in that certain lot, piece or parcel of land, situate, lying and being in, County of Ada, State of Idaho, bounded and particularly described as follows, to-wit:

**That land identified as the Indian Creek Side Canal, Indian Creek Main South Side Canal, Indian Creek South Side Canal, south of Lots ~~4~~ and 5 of Block 2, and north of lots 1 and 2 of Block 3, in the Amended Plat of the Avalon Orchard Tracts in the S 1/2, of the NW 1/4, and in the N 1/2, of the SW 1/4, of the NE 1/4, of Section 30, Township 2 North, Range 1 East, Boise Meridian, Ada County, Idaho.**

*OF THE NE 1/4*

**EXCEPTING THEREFROM all lots identified in the Amended Plat of the Avalon Orchard Tracts and Avalon Orchard Tracts plat.**

**ALSO RESERVING THEREFROM, a right of way for ditches constructed by authority of the United States as identified in Idaho Code § 58-604.**

TOGETHER WITH and all and singular the tenements, hereditaments, and appurtenances thereunto belonging or in anywise appertaining, the revision and reversions, remainder and remainders, rents, issues and profits thereof.

SUBJECT TO easements and other matters of record or enforceable at law or in equity on the date hereof

TO HAVE AND TO HOLD, All and singular the said premises, together with the appurtenances, and unto the Grantee and to its heirs and assigns forever.

IN WITNESS WHEREOF, The said Grantor has hereunto set its hand and seal the day and year first above written.



01097723202101762290020026

Grantor:

Arthur Sidney Anderson

Laura Anderson

[Signature]

[Signature]

State of Idaho

ss.

County of Ada

On this 3 day of November, 2021 before me the undersigned, a Notary Public, in and for said State, personally appeared Arthur Sidney Anderson and Laura Anderson, Known to me on the basis of satisfactory evidence, to be the person(s) whose name is/are subscribed to the within instrument and acknowledged to me that executed the same.

WITNESS MY HAND AND OFFICIAL SEAL,

[Signature]  
Notary Public

Residing at: 1550 N. Meridian Rd, Kuna, ID 83034  
Commission Expires: 09/17/2027



Grantor:

Rock Falls LLC

[Signature]  
By: Arthur Sidney Anderson, Owner

State of Idaho

ss.

County of Ada

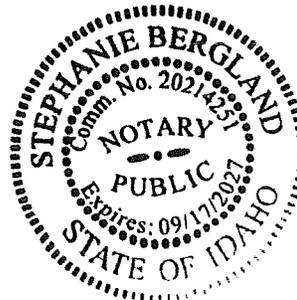
On this 3 day of November, 2021 before me the undersigned, a Notary Public, in and for said State, personally appeared Arthur Sidney Anderson, Known to me on the basis of satisfactory evidence, to be the person(s) whose name is/are subscribed to the within instrument and acknowledged to me that executed the same.

WITNESS MY HAND AND OFFICIAL SEAL,

[Signature]  
Notary Public

Residing at: 1550 N. Meridian Rd, Kuna, ID 83034  
Commission Expires: 09/17/2027

*owner of Rock Falls LLC*



ADA COUNTY RECORDER Phil McGrane  
BOISE IDAHO Pgs=2 DAN RYALLS  
ARTHUR ANDERSON

**2021-158818**  
11/03/2021 12:54 PM  
AMOUNT:\$15.00



**OLD WARRANTY DEED - RE-RECORDED  
DEED RECEIVED BY STAFF 12.17.2021**

**WARRANTY DEED**

THIS INDENTURE, made this 3<sup>rd</sup> day of November, 2021 by and between **ARTHUR SIDNEY ANDERSON** and **LAURA ANDERSON** husband and wife whose current address is 474 Stroebel Road, Kuna, Idaho, 83634 and **ROCK FALLS LLC** an Idaho Limited Liability Company, whose addresses 474 Stroebel, Kuna, Idaho, 83634 collectively hereinafter (“Grantor”) and **JOTY 3 LLC** an Idaho Limited Liability Company, whos addresses 2500 Rock Falls Lane, Kuna, Idaho, 83634 hereinafter (“Grantee”).

**WITNESSETH:**

FOR VALUE RECEIVED GRANTOR, the receipt whereof is hereby acknowledged, does by these premises remise, release and forever WARRANT any and all interest, unto the said Grantee all right, title and interest Grantor may own in that certain lot, piece or parcel of land, situate, lying and being in, County of Ada, State of Idaho, bounded and particularly described as follows, to-wit:

**That land identified as the Indian Creek Side Canal, Indian Creek Main South Side Canal, Indian Creek South Side Canal, south of Lots 4 and 5 of Block 2, and north of lots 1 and 2 of Block 3, in the Amended Plat of the Avalon Orchard Tracts in the S ½, of the NW ¼, and in the N ½, of the SW ¼, of the NE ¼, of Section 30, Township 2 North, Range 1 East, Boise Meridian, Ada County, Idaho.**

**EXCEPTING THEREFROM all lots identified in the Amended Plat of the Avalon Orchard Tracts and Avalon Orchard Tracts plat.**

**ALSO RESERVING THEREFROM, a right of way for ditches constructed by authority of the United States as identified in Idaho Code § 58-604.**

TOGETHER WITH and all and singular the tenements, hereditaments, and appurtenances thereunto belonging or in anywise appertaining, the revision and reversions, remainder and remainders, rents, issues and profits thereof.

SUBJECT TO easements and other matters of record or enforceable at law or in equity on the date hereof

TO HAVE AND TO HOLD, All and singular the said premises, together with the appurtenances, and unto the Grantee and to its heirs and assigns forever.

IN WITNESS WHEREOF, The said Grantor has hereunto set its hand and seal the day and year first above written.

**OLD WARRANTY DEED - RE-RECORDED  
DEED RECEIVED BY STAFF 12.17.2021**

**Grantor:**

**Arthur Sidney Anderson**

**Laura Anderson**

[Signature]

[Signature]

State of Idaho

ss.

County of Ada

On this 3 day of November, 2021 before me the undersigned, a Notary Public, in and for said State, personally appeared Arthur Sidney Anderson and Laura Anderson, Known to me on the basis of satisfactory evidence, to be the person(s) whose name is/are subscribed to the within instrument and acknowledged to me that executed the same.

WITNESS MY HAND AND OFFICIAL SEAL,

[Signature]  
Notary Public

Residing at: 1550 N. Mendham Rd, Kuna, ID 83034  
Commission Expires: 09/17/2027



**Grantor:**

**Rock Falls LLC**

[Signature]

By: Arthur Sidney Anderson, Owner

State of Idaho

ss.

County of Ada

On this 3 day of November, 2021 before me the undersigned, a Notary Public, in and for said State, personally appeared Arthur Sidney Anderson, Known to me on the basis of satisfactory evidence, to be the person(s) whose name is/are subscribed to the within instrument and acknowledged to me that executed the same.

WITNESS MY HAND AND OFFICIAL SEAL,

[Signature]  
Notary Public

Residing at: 1550 N. Mendham Rd, Kuna, ID 83034  
Commission Expires: 09/17/2017

*owner of Rock Falls LLC*



ADA COUNTY RECORDER Christopher D. Rich  
 BOISE IDAHO Pgs=4 BONNIE OBERBILLIG  
 FIDELITY NATIONAL TITLE - BOISE

**2015-038756**  
 05/07/2015 12:58 PM  
 \$19.00



**Fidelity National Title**

Order No.: 1082874-ch

## WARRANTY DEED

### FOR VALUE RECEIVED

**The Hodges Family Trust A as to Parcels I, II and III.  
 The Hodges Family Trust A as to Parcel IV as to their 51% undivided interest therein.**

GRANTOR(s), does(do) hereby GRANT, BARGAIN, SELL AND CONVEY unto:

**Arthur Sidney Anderson and Laura Anderson, husband and wife, as community property with right of survivorship, as to Parcel I whose mailing address is: 4110 Rose Hill St, Boise ID 83705  
 Anderson Enterprises, An Idaho General Partnership, as to Parcel II, Parcel III, and as to Parcel IV as to their 51% undivided interest therein.**

GRANTEES(s), whose current address is: **17220 S Cloverdale, Kuna, ID 83634**  
 the following described real property in Ada County, State of Idaho, more particularly described as follows, to wit:

**SEE ATTACHED EXHIBIT "A"**

TO HAVE AND TO HOLD the said premises, with their appurtenances unto the said heirs and assigns forever. And the said Grantor(s) does(do) hereby covenant to and with the said Grantee(s), that Grantor(s) is/are the owner(s) in fee simple of said premises; that said premises are free from all encumbrances EXCEPT those to which this conveyance is expressly made subject and those made, suffered or done by the Grantee(s); and subject to reservations, restrictions, dedications, easements, rights of way and agreements, (if any) of record, and general taxes and assessments, (including irrigation and utility assessments, if any) for the current year, which are not yet due and payable, and that Grantor(s) will warrant and defend the same from all lawful claims whatsoever.

Effective this 6 day of May, 2015

The Hodges Family Trust A

Sandra A Stone  
 By Sandra A Stone fka Sandra A Hodges  
 Its: Surviving Trustee

Order No. 1082874-ch

State of Idaho

County of Ada

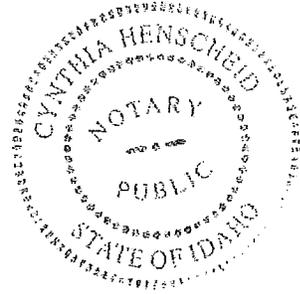
On this 6 day of May, 2015, before me the undersigned, a Notary Public in and for said state, personally appeared Sandra A Stone known or identified to me to be the person(s) whose name is/are subscribed to the within instrument as the Trustee of The Hodges Family Trust A and acknowledged to me that Sandra A Stone executed the same as such, Trustee.

*AS* Surviving

*Cynthia Henscheid*  
Notary Public Name: Cynthia Henscheid

Residing at \_\_\_\_\_

My Commission Expires: Residing at: Boise, Idaho  
Commission Expires: 10/07/2016



Order No. 1082874-ch

**EXHIBIT "A"****Parcel I:**

A Parcel of land situate in the Southwest quarter of the Northeast quarter of Section 30, Township 2 North, Range 1 East, Boise Meridian, Ada County, Idaho, being more particularly described as follows:

Lots 2, 3 and 7, Block 3, of Avalon Orchard Tracts Amended Plat, in Section 30, Township 2 North, Range 1 East, Boise Meridian, Ada County, Idaho.

Together with all easements and other rights appurtenant to said real property, including without limitation all water rights and ditch rights, if any, associated irrigation equipment located on the property, all mineral rights (including but not limited to sand and gravel, geothermal, oil and gas), all improvements and structures.

**Parcel II:**

A Parcel of land situate in the Southwest quarter of the Northeast quarter of Section 30, Township 2 North, Range 1 East, Boise Meridian, Ada County, Idaho, being more particularly described as follows:

Lot 1, Block 3, of Avalon Orchard Tracts Amended Plat, in Section 30, Township 2 North, Range 1 East, Boise Meridian, Ada County, Idaho.

Together with all easements and other rights appurtenant to said real property, including without limitation all water rights and ditch rights, if any, associated irrigation equipment located on the property, all mineral rights (including but not limited to sand and gravel, geothermal, oil and gas), all improvements and structures.

**Parcel III:**

A Parcel of land situate in the Southeast quarter of the Northeast quarter of Section 30, Township 2 North, Range 1 East, Boise Meridian, Ada County, Idaho, being more particularly described as follows:

Lots 1, 2, 3, and Lot 4, Block 4, Avalon Orchard Tracts Plat, in Southeast quarter of the Northeast quarter, Section 30, Township 2 North, Range 1 East, Boise Meridian, Ada County, Idaho.

Together with all easements and other rights appurtenant to said real property, including without limitation all water rights and ditch rights, if any, associated irrigation equipment located on the property, all mineral rights (including but not limited to sand and gravel, geothermal, oil and gas), all improvements and structures.

Order No. 1082874-ch

**Parcel IV:**

A Parcel of land situate in the Southeast quarter of the Northeast quarter of Section 30, Township 2 North, Range 1 East, Boise Meridian, Ada County, Idaho, being more particularly described as follows:

Lot 5, Block 4, Avalon Orchard Tracts Plat, in Southeast quarter of the Northeast quarter, Section 30, Township 2 North, Range 1 East, Boise Meridian, Ada County, Idaho.

Together with all easements and other rights appurtenant to said real property, including without limitation all water rights and ditch rights, if any, associated irrigation equipment located on the property, all mineral rights (including but not limited to sand and gravel, geothermal, oil and gas), all improvements and structures.

Initials SS

Initials \_\_\_\_\_

ADA COUNTY RECORDER Phil McGrane  
BOISE IDAHO Pgs=1 LISA BATT  
LAURA ANDERSON

2019-031862  
04/19/2019 11:10 AM  
AMOUNT \$15 00



### WARRANTY DEED

THIS INDENTURE, made this 18<sup>th</sup> day of April, 2019 by and between ANDERSON ENTERPRISES an Idaho general partnership whose current address is 2188 S Riverview Road, Hammett, Idaho, 83627 hereinafter ("Grantors") and ARTHUR SIDNEY ANDERSON and LAURA ANDERSON husband and wife whose current address is 474 Stroebel Road, Kuna, Idaho, 83634 hereinafter ("Grantee").

**WITNESSETH:**

FOR VALUE RECEIVED GRANTOR, the receipt whereof is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey, unto the said Grantee any and all right, title and interest in that certain lot, piece or parcel of land, situate, lying and being in, the Southwest quarter, of the Northeast quarter, in Section 30, Township 2 North, Range 1 East, Boise Meridian, County of Ada, State of Idaho, bounded and particularly described as follows, to-wit:

**Lot 1, Block 3, Avalon Orchard Tracts Amended Plat, in Section 30, Township 2 North, Range 1 East, Boise Meridian, Ada County, Idaho.**

Together With and all and singular the tenements, hereditaments, and appurtenances thereunto belonging or in anywise appertaining, the revision and reversions, remainder and remainders, rents, issues and profits thereof.

SUBJECT TO easements and other matters of record or enforceable at law or in equity on the date hereof TO HAVE AND TO HOLD, All and singular the said premises, together with the appurtenances, and unto the Grantee and to its heirs and assigns forever.

IN WITNESS WHEREOF, The said Grantor has hereunto set its hand and seal the day and year first above written.

Anderson Enterprises

*Boyd W Anderson*  
By: Boyd W Anderson, Managing Partner

State of Idaho

ss.

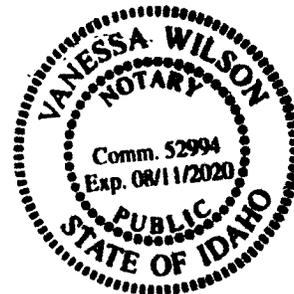
County of Ada

On this 18<sup>th</sup> day of April, 2019 before me the undersigned, a

Notary Public, in and for said State, personally appeared Boyd Anderson, Known to me on the basis of satisfactory evidence, to be the person(s) whose name is/are subscribed to the within instrument and acknowledged to me that executed the same as managing partner of Anderson Enterprises.

WITNESS MY HAND AND OFFICIAL SEAL,

*Vanessa Wilson*  
Notary Public  
Residing at: Boise, Id  
Commission Expires: 8-11-2020







# Lot Split Application

PO Box 13 | 751 W 4<sup>th</sup> Street | Kuna, ID 83634  
(208) 922-5274 | [www.KunaCity.ID.gov](http://www.KunaCity.ID.gov)



received  
11-4-2021

**\*\*Office Use Only\*\***

Case No(s): 21-15-AN, 21-06-LS

Project Name: 2500 Rock Falls

Date of Pre-Application Meeting: Valid for three (3) months, unless otherwise determined by staff

Date Received: 11.4.21

Date Accepted as Complete: \_\_\_\_\_

**Application shall contain one (1) copy of the following (digital documents preferred):**

- ✓ Complete Planning & Zoning Application Coversheet
- ✓ Complete Lot Split Application (*It is the applicant's responsibility to use the most current application.*)
  - Detailed narrative or justification for the application, describing the project, how the project enhances and beautifies the community, and how the project complies with the requirements found within Kuna City Code 5-16-3.
  - Vicinity Map 8.5" x 11": Drown to scale of 1" = 300' (or similar), showing surrounding streets, driveways property lines, etc.
  - Legal description of property: Include a metes & bounds description to the section line of all adjacent roadways stamped & signed by a registered professional land surveyor, with a calculated closure sheet & a map showing the boundaries and legal description.
  - Recorded Warranty Deed for property.
  - Affidavit of Legal Interest if the individual submitting this application is not the legal property owner. (*One Affidavit required for each party involved. Originals must be submitted to the Planning & Zoning Department.*)
  - Documentation demonstrating an original lot, tract or parcel of land has been split no more than two times as of the City of Kuna's date of origination (December 7, 1977). (*KCC 5-16-3: A states a Lot Split shall create no more than three (3) parcels from an original tract of land.*)
  - Sketch of proposed Lot Split, including: Current lot size dimensions, square footage and street frontage; proposed Lot Split with new lot lines, dimensions, square footage and street frontages; streets, surrounding land uses, etc.; and existing & proposed public improvements including sidewalk, streets, lighting, landscaping, natural features, etc.

*This application shall not be considered complete nor will a hearing date be set, until staff has received all required information. Once application is deemed complete, staff will notify the applicant of the scheduled hearing date, fees due & any other necessary information via a Letter of Completeness.*

**Information to Note:**

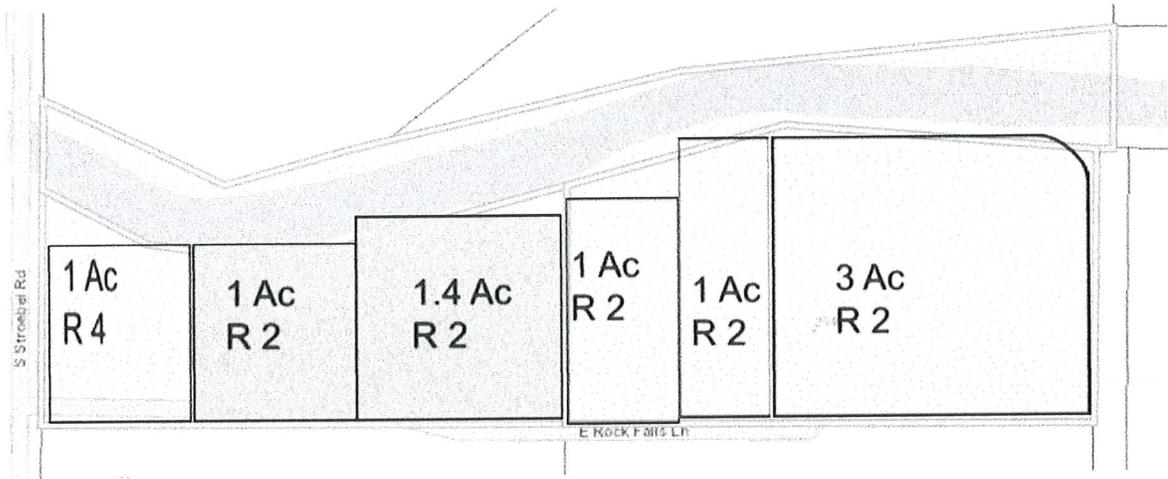
The date of application acceptance shall be the date the applicant submits the final required information to the Planning & Zoning Department, including the application fee (*KCC 5-1A-2C*).

Complete applications shall be reviewed within sixty (60) days of date of acceptance (*KCC 5-1A-5A*).

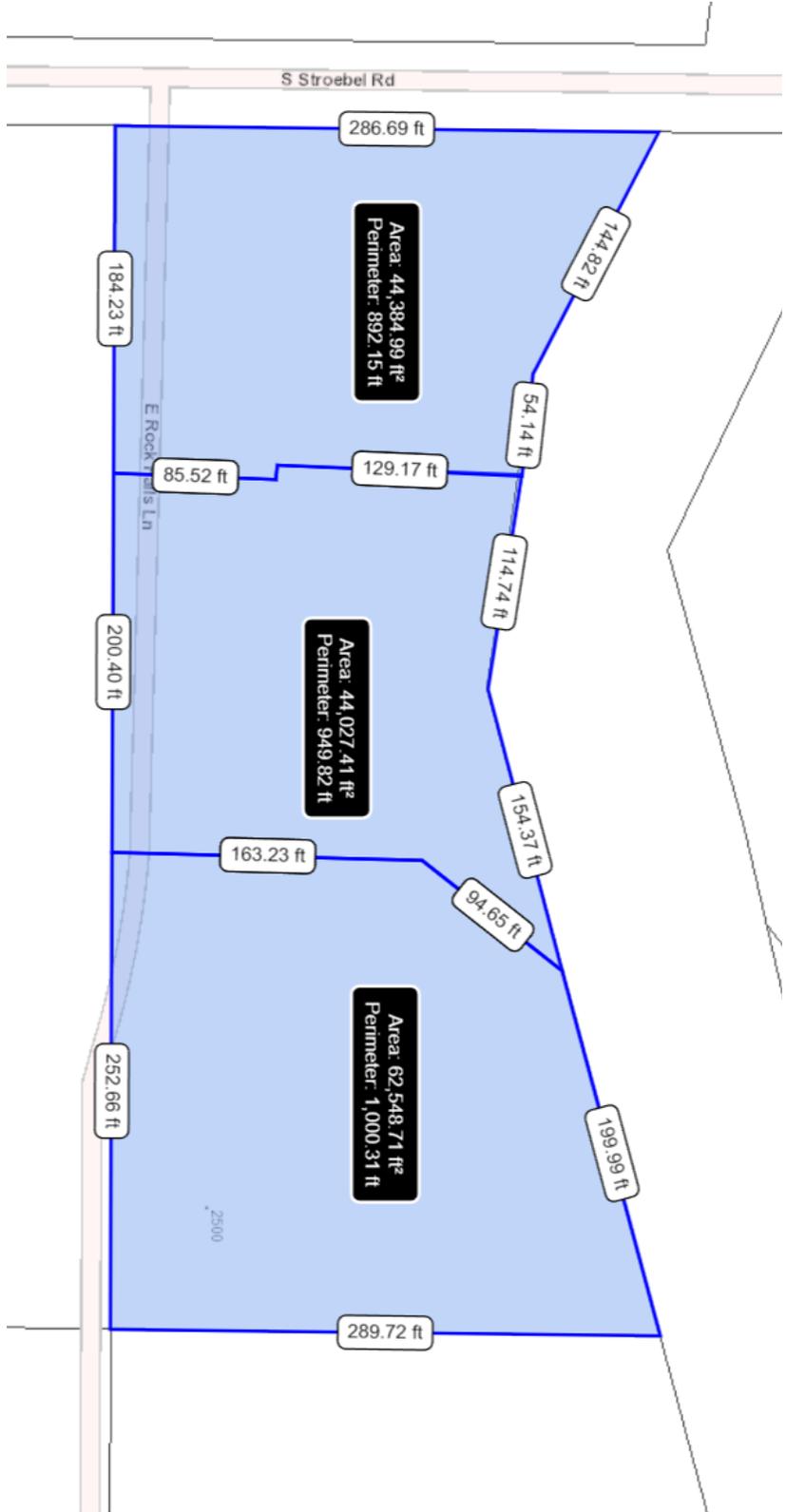
Applicant Signature:  Date: 11/3/21  
*By signing, you are confirming you have provided all required items listed on this application.*

received  
25 APR '22

Annexation area and proposed lot splits



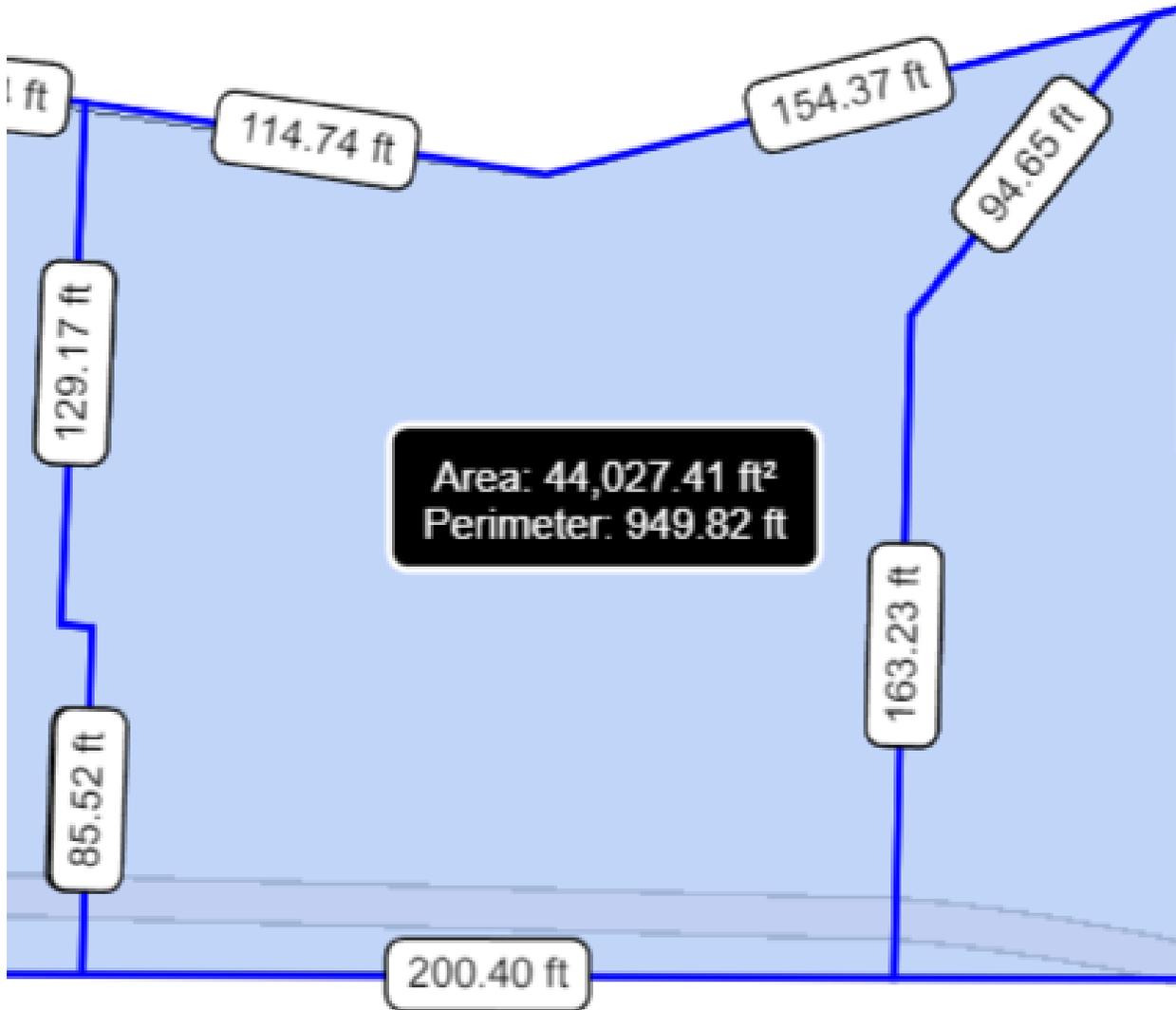
LOT 2, BLK 3, OF SW4, NE4, SEC 30, 2N 1E, AVALON ORCHARD TRACTS AMENDED



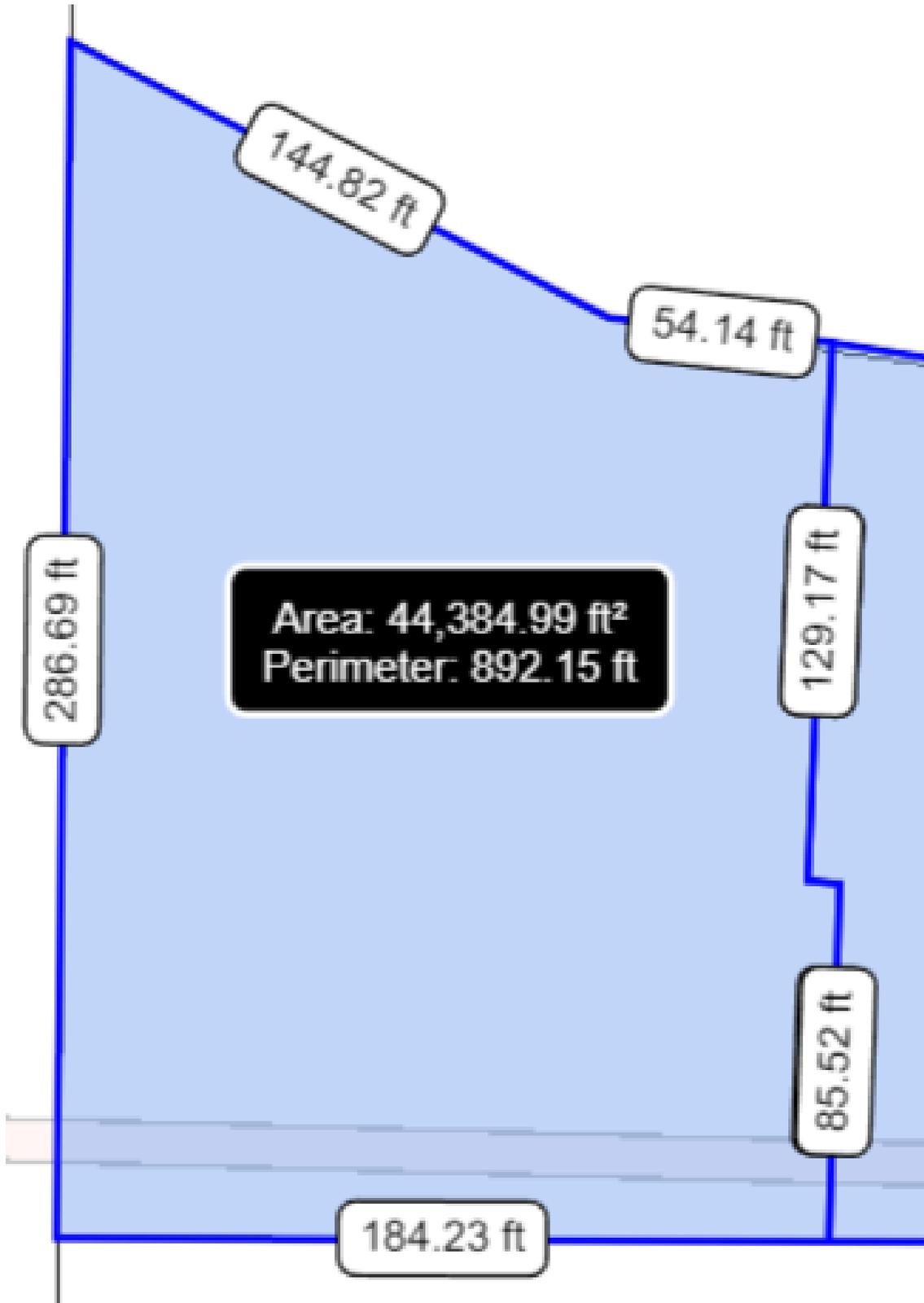
Lot A of Lot 2, Block 3, Amended Avalon Orchard Tracts  
1.43 acres with 250 feet of road frontage,



Lot B of Lot 2, Block 3 Amended Avalon Orchard Tracts  
1.01 acres, with 200 feet of road frontage



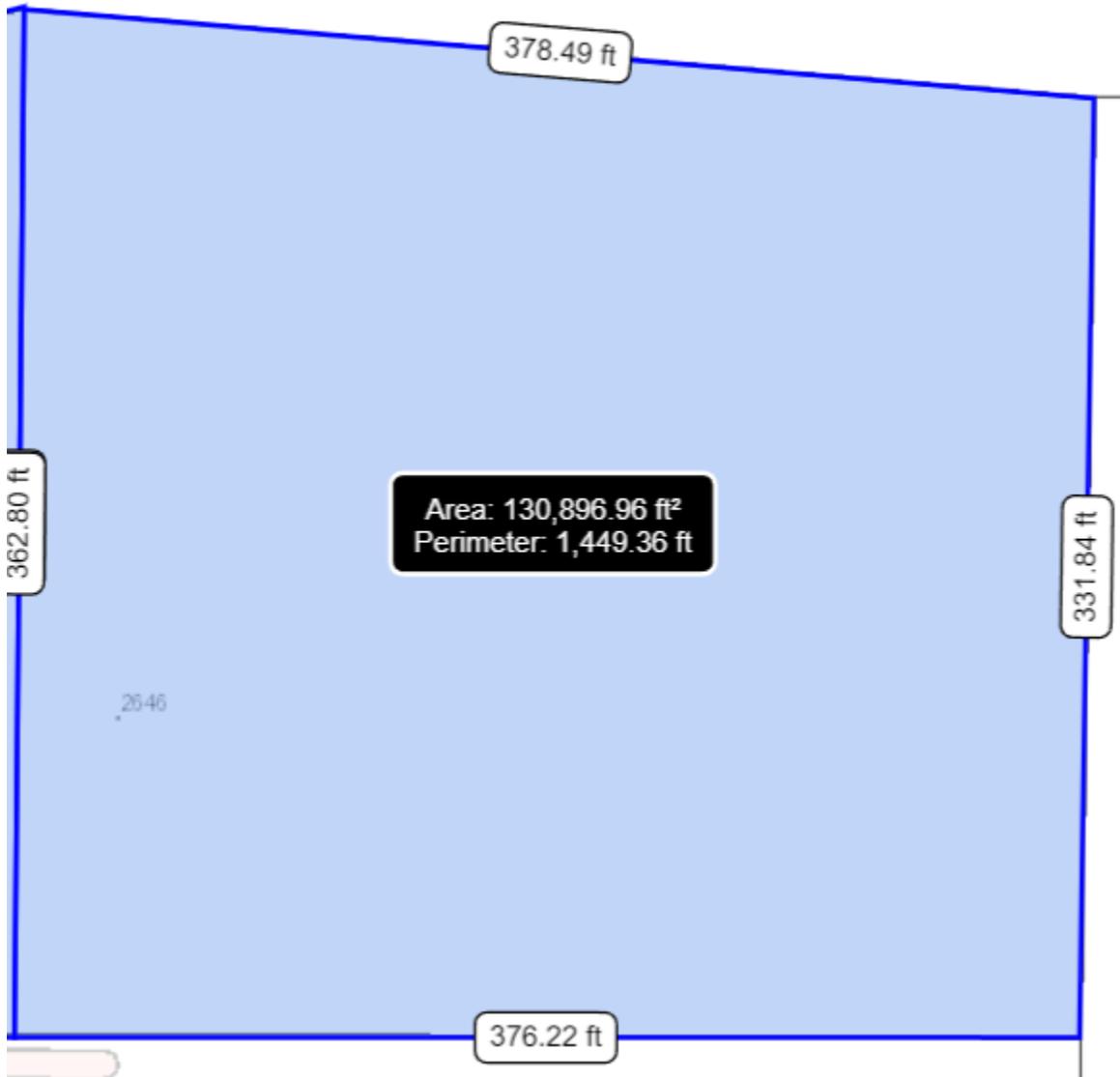
Lot C of Lot 2, Block 3 Amended Avalon Orchard Tracts  
1.02 acres, with 184 feet of road frontage



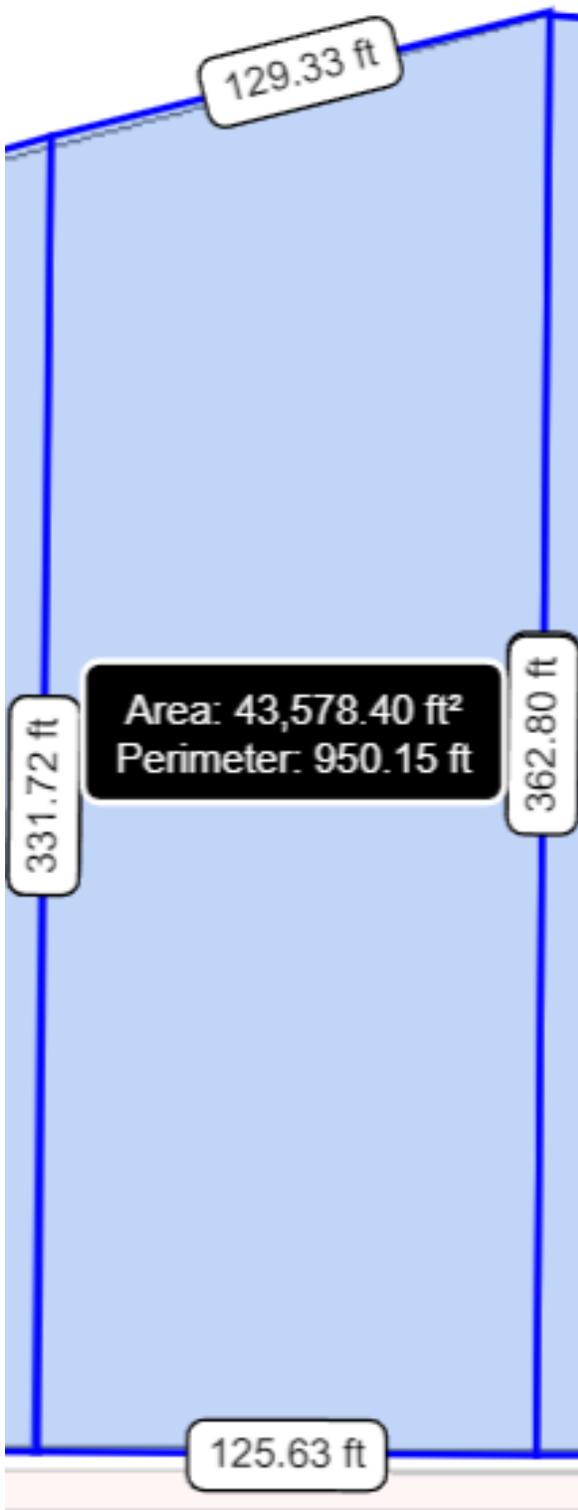
LOT 1, BLK 3, OF SW4, NE4, SEC 30, 2N 1E, AVALON ORCHARD TRACTS AMENDED



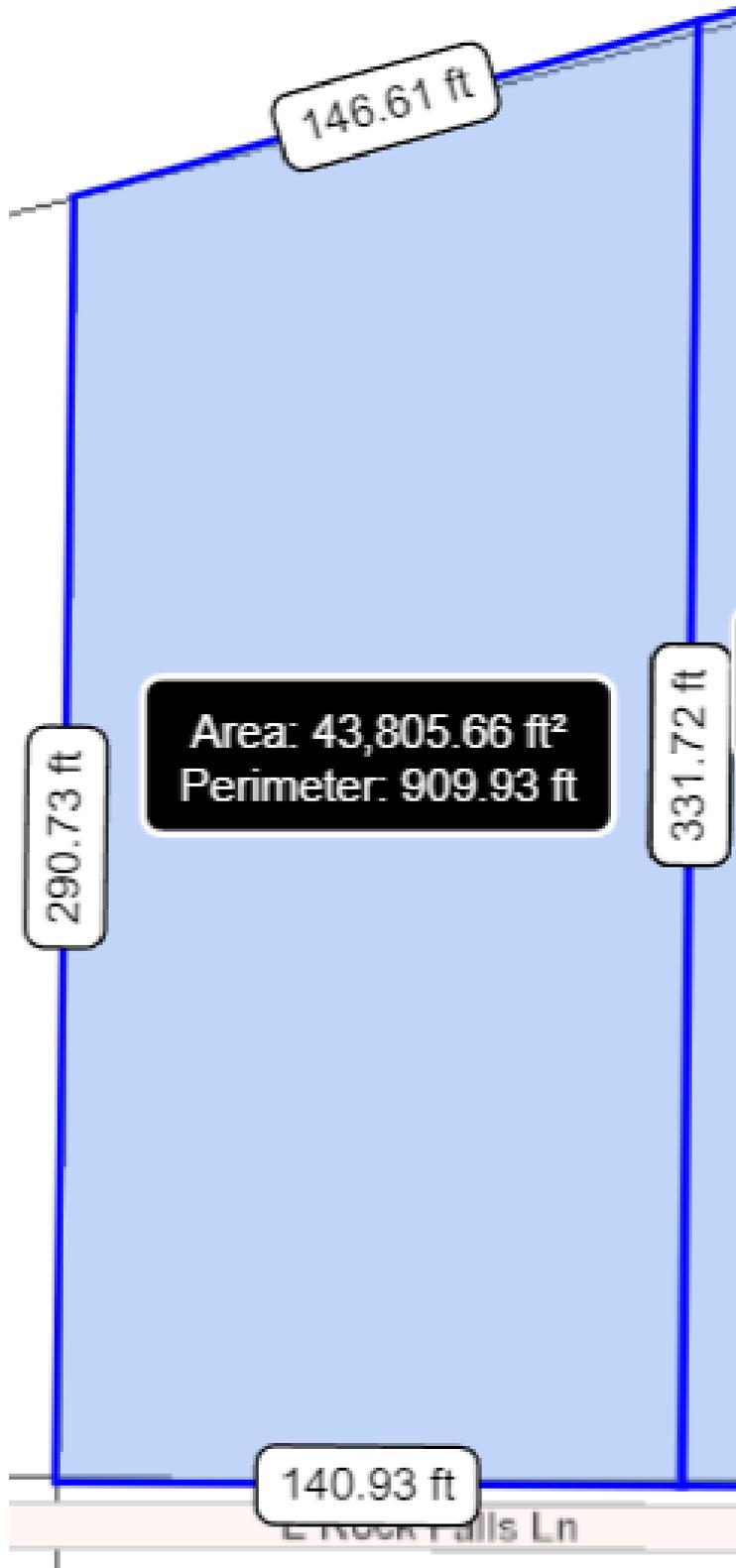
Lot A of Lot 1, Block 3 Amended Avalon Orchard Tracts  
3.04 acres, with 100 feet of road frontage



Lot B of Lot 1, Block 3 Amended Avalon Orchard Tracts  
1.00 acres, with 125 feet of road frontage



Lot C of Lot 1, Block 3 Amended Avalon Orchard Tracts  
1.00 acres, with 140 feet of road frontage





CITY OF KUNA  
 P.O. BOX 13  
 KUNA, ID 83634  
[www.kunacity.id.gov](http://www.kunacity.id.gov)

Catherine Feistner, E.I.T.  
 Assistant Kuna City Engineer

Brady Barroso  
 Engineering Technician I

## MEMORANDUM

**To:** Doug Hanson - Planning and Zoning Director

**From:** Brady Barroso - Engineering Technician I  
 Catherine Feistner - Assistant City Engineer

**Date:** 6 July 2022

**RE:** Public Works Comments  
 Rock Falls Subdivision, 21-15-AN (Annexation), 21-06-LS (Lot Split)

The Rock Falls Subdivision, 21-15-AN and 21-06-LS, annexation and lot split request dated 19 May 2022 has been reviewed. The applicant wishes to annex with City of Kuna (City) R-2 (Low Density Residential) and R-4 (medium density residential) zones. These comments apply to the application as they affect public works infrastructure. Review of civil design drawings is accomplished separately, when received.

Public Works staff can support approval of this application. Flow modeling will be used to determine if adequate water pressure is available for a future development. Any future development shall be contingent on meeting adequate water pressure. Onsite septic and well systems will service this property until the future development of the larger interior lots.

Comments may be expanded or refined in connection with the future land-use actions.

### 1) Inspection & Fees

- a) An inspection fee will apply to inspect the final construction of water, sewer, and irrigation facilities associated with this development.
- b) The developer shall retain a qualified responsible, Idaho registered professional engineer to provide sufficient inspection to certify to DEQ that the project was completed in accordance with approved plans and specifications and to provide accurate as-built drawings to the City.
- c) All applicable utility inspection and utility flow modeling fees shall be paid by the developer in accordance with City of Kuna Resolution R57-2021. *Payment is due and payable prior to the pre-construction meeting.*
- d) The Kuna Rural Fire District's fees can be found on their website. *Payment is due and payable prior to the preconstruction meeting.*

### 2) General

- a) The applicant requests approximately 8 acres to be annexed into the City.

- b) Equivalent Dwelling Units (EDUs) are reckoned at approximately 3.18 people per household. The resultant projected population for this subdivision is approximately 60.
- c) Areas for outside activities are incorporated into the project. Connection to the City of Kuna pathways presents a long-term goal that should be considered.
- d) A plan approval letter will be required if this project affects any local irrigation districts.
- e) Elevations shall be actual NAVD 88 datum elevations. A localized elevation system is not acceptable.
- f) All positional information shall be from the most recent state plane coordinate system.
- g) Provide engineering certification on all final engineering drawings.
- h) The City of Kuna requires streetlights in all subdivisions. Streetlights are required along arterial roads bordering the subdivision, at the entrances of the subdivision, at intersections, and at every 250' interval. Streetlights should be coincident with Fire Hydrants whenever possible.
- i) Fire suppression shall be available and approved by KRFD.
- j) No building permits will be issued and no construction can begin without adequate fire protection.
- k) Fiber shall be designed and constructed on all mile and mid-mile roads or as otherwise noted.

### **3) Right-of-Way**

- a) Sufficient right-of-way for existing and future classified streets shall be provided pursuant to City & ACHD standards.
- b) Approaches onto classified streets must comply with ACHD approach policies.
- c) All street construction must meet or exceed City of Kuna and ACHD development standards.
- d) All City mainlines crossing proposed lots or located on the backs or sides of lots shall have easements that allow the City of Kuna to access and maintain the utilities.
- e) The KRFD Deputy Fire Marshal, or the representative, must approve fire access to the subdivision.
- f) Roads must continue to and through to the next road connection to promote connectivity throughout the City.

### **4) Sanitary Sewer Connection**

- a) The applicant's property is not connected to City services. The closest possible connection to gravity sewer is located approximately 350 feet to the north in S Stroebel Rd.
- b) City code 5-16-3-B.2 states public sewer utilities shall be extended to each parcel when sewer is available within three hundred (300) feet of the parcels.
- c) When the larger interior lots develop and the adjacent parcels plan to connect to City services, all existing sewage treatment facilities (septic tank and drain field) must be decommissioned in accordance with Idaho Department of Environmental Quality (DEQ) requirements. Documentation shall be provided to the City of Kuna.
- d) Sewer must provide connectivity for surrounding developments.
- e) No cleanouts are permitted at the end of runs in lieu of manholes per Kuna City Code 6-4-2-B.14.
- f) All sewer infrastructure must meet or exceed City of Kuna requirements.
- g) Sewer flow models will be required to verify and accommodate pipe sizes. The associated costs shall be paid by the developer.
- h) Sewer connection fees apply to each lot containing a home or other facility.

- i) This application shall conform to the sewer masterplan as applicable. The sewer master plan specifies minimum pipe sizes and supports the “to and through” utility policy.

#### **5) Potable Water Connection**

- a) The applicant’s property is not connected to City services. The closest possible connection to water is located approximately 250 feet to the north in S Stroebel Rd.
- b) Flow modeling will be used to determine if adequate water pressure is available for a future development.
- c) Water flow models will be required to verify and accommodate adequate water supply and fire suppression. The associated costs shall be paid by the developer.
- d) City code 5-16-3-B.2 states public water utilities shall be extended to each parcel when water is available within three hundred (300) feet of the parcels. It is expected the applicant will connect to City water services, in accordance with the City’s “to and through” policy in Kuna City Code 6-4-2.
- e) When the larger interior lots develop and the adjacent parcels plan to connect to City services, all existing wells shall be abandoned in accordance with Idaho Department of Water Resources (IDWR) requirements. Documentation shall be provided to the City of Kuna.
- f) All water infrastructure must meet or exceed City of Kuna requirements.
- g) Water connection fees apply to each lot containing a home or other facility.
- h) Fire hydrants are required in a layout acceptable to the KRFD.

#### **6) Pressurized Irrigation**

- a) The applicant’s property is not connected to City services. The closest possible connection to pressurized irrigation is located approximately 250 feet to the north on the west side of S Stroebel Rd.
- b) Relying on municipal drinking water for irrigation purposes is contrary to City Code 6-4-2-B.9.
- c) All pressurized irrigation infrastructure shall meet or exceed City of Kuna standards.
- d) Existing irrigation ditches (supply & drain) must be relocated as needed and as approved by the irrigation ditch company/users.
- e) Pressurized irrigation flow model will be required to verify and accommodate adequate pressurized irrigation supply. All associated costs shall be paid by the developer.
- f) Surface water rights shall be transferred to the City prior to the completion of the final plat.

#### **7) Grading and Storm Drainage**

- a) Provide a grading and drainage plan which supports and maintains all upstream drainage rights and all downstream irrigation delivery rights as they presently exist for this property.
- b) The City of Kuna relies on the ACHD Stormwater Policy Manual to establish the requirements for design of private storm water disposal systems.
- c) Verify that existing and proposed elevations match at property boundaries such that a slope burden is not imposed on adjacent properties. Slopes shall not be steeper than 3:1 on lots adjacent to a street or common lot and no steeper than 4:1 for lots with common rear lot lines.
- d) Runoff from public right-of-way is regulated by ACHD. On site storm water retention shall be reviewed in conjunction with the City’s Civil Engineering Construction Improvements Review. Provide a storm water disposal & treatment plan which accounts for increased on-site storm

water runoff volumes. Provide detailed drawings of drainage & treatment facilities with supporting calculations for review and approval.

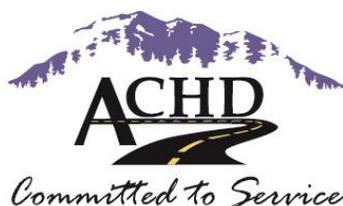
- e) Sidewalks, curb and gutter, street widening and any related storm drainage facilities, consistent with city code and policies, shall be provided in connection with property development.

#### **8) As-Built Drawings**

- a) As-built (record) drawings are required at the conclusion of any public facility construction project and are the responsibility of the developer's engineer. The city may help track changes but will not be responsible for the finished product.
- b) *Correct and verified as-built (record drawings) drawings will be required before occupancy or final plat approval is granted.*

#### **9) Exhibits**

- a) No maps are included to support Public Works comments.



**Project/File:** Rock Falls Subdivision/KUNA22-0012/21-15-AN & 21-16-LS  
This is an annexation, rezone, and lot split for an 8.4 acre site.

**Lead Agency:** City of Kuna

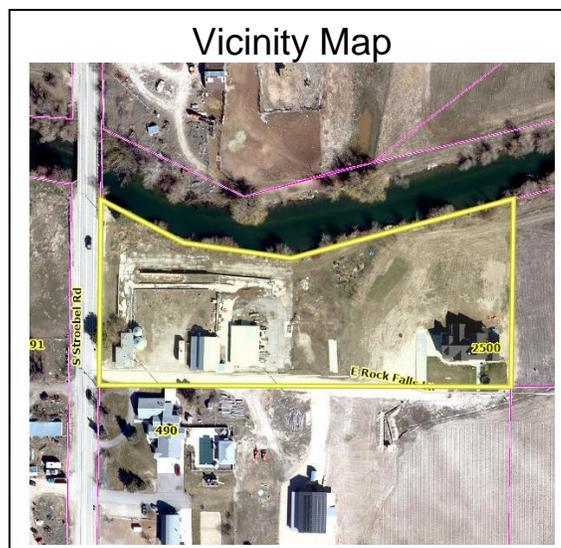
**Site address:** 2500 Rock Falls Lane

**Staff Approval:** June 13, 2022

**Applicant:** Arthur Sidney and Laura Anderson  
2500 Rock Falls Lane  
Kuna, ID 83634

**Representative:** Civil Survey Consultants  
2843 S Meridian Road  
Meridian, ID 83642

**Staff Contact:** Margaret Szeles  
Phone: 387-6294  
E-mail: [mszeles@achdidaho.org](mailto:mszeles@achdidaho.org)



## A. Findings of Fact

1. **Description of Application:** The applicant is requesting approval for a lot split, annexation, and rezone from RR (Rural Residential) to R-2 (Low Density Residential) and R-4 (Low Density Residential) on 8.43 acres. The applicant's proposal is consistent with Kuna's Future Land Use map which designates this area as Mixed Use.

2. **Description of Adjacent Surrounding Area:**

Direction	Land Use	Zoning
North	Rural Residential	RR (Ada County)
South	Rural Residential	RR (Ada County)
East	Rural Residential	RR (Ada County)
West	Rural Residential	RR (Ada County)

3. **Site History:** ACHD staff previously reviewed this site as ADA17-0045/ 201701771-PR for a private road in September 2017. The requirements of this staff report are consistent with those of the prior action.

4. **Transit:** Transit services are not available to serve this site.

5. **New Center Lane Miles:** The proposed development includes 0 centerline miles of new public road.

6. **Impact Fees:** There will be an impact fee that is assessed and due prior to issuance of any building permits. The assessed impact fee will be based on the impact fee ordinance that is in effect at that time. The impact fee assessment will not be released until the civil plans are approved by ACHD.

## 7. Capital Improvements Plan (CIP)/ Integrated Five Year Work Plan (IFYWP):

- King Road is listed in the CIP to be widened to 3-lanes from Meridian Road to Locust Grove Road between 2036-2040.
- Meridian Road Extension is listed in the CIP to be widened to 3-lanes from King Road to Kuna Road between 236-2040.

## 8. Roadways to Bikeways Master Plan: ACHD's Roadways to Bikeways Master Plan (BMP) was adopted by the ACHD Commission in May of 2009 and was update in 2018. The plan seeks to implement the Planned Bicycle Network to support bicycling as a viable transportation option for Ada County residents with a wide range of ages and abilities, maintain bicycle routes in a state of good repair in order to ensure they are consistently available for use, promote awareness of existing bicycle routes and features and support encouragement programs and to facilitate coordination and cooperation among local jurisdictions in implementing the Roadways to Bikeways Plan recommendations.

The BMP identifies Stroebel Road as Level 2 facility that will be constructed as part of a future ACHD project.

## B. Traffic Findings for Consideration

### 1. Trip Generation: This development is not estimated to generate additional vehicle trips per day (24 existing); or additional vehicle trips per hour in the PM peak hour (3 existing), based on the Institute of Transportation Engineers Trip Generation Manual, 11<sup>th</sup> edition.

### 2. Condition of Area Roadways

Traffic Count is based on Vehicles per hour (VPH)

Roadway	Frontage	Functional Classification	PM Peak Hour Traffic Count	PM Peak Hour Level of Service
**Stroebel	289-feet	Local	N/A	N/A

\*\* ACHD does not set level of service thresholds for Local Roadways.

### 3. Average Daily Traffic Count (VDT)

*Average daily traffic counts are based on ACHD's most current traffic counts.*

- The average daily traffic count for Stroebel Road south of Kuna Road was 1,127 on 04//25/2018.

## C. Findings for Consideration

### 1. Stroebel Road

**a. Existing Conditions:** Stroebel Road is improved with 24-feet of pavement, 3-foot gravel shoulders, and no curb, gutter or sidewalk abutting the site. There is 47-feet of right-of-way for Stroebel Road (25-feet from centerline).

#### b. Policy:

**Local Roadway Policy:** District Policy 7207.2.1 states that the developer is responsible for improving all local street frontages adjacent to the site regardless of whether or not access is taken to all of the adjacent streets.

**Street Section and Right-of-Way Policy:** District Policy 7207.5 states that right-of-way widths for all local streets shall generally not be less than 47-feet wide and that the standard street section shall be 33-feet (back-of-curb to back-of-curb).

**Sidewalk Policy:** District Policy 7207.5.7 states that five-foot wide concrete sidewalk is required on both sides of all local street, except those in rural developments with net densities of one dwelling unit per 1.0 acre or less, or in hillside conditions where there is no direct lot frontage, in which case a sidewalk shall be constructed along one side of the street. Some local jurisdictions may require wider sidewalks.

The sidewalk may be placed next to the back-of-curb. Where feasible, a parkway strip at least 8-feet wide between the back-of-curb and the street edge of the sidewalk is recommended to provide increased safety and protection of pedestrians and to allow for the planting of trees in accordance with the District's Tree Planting Policy. If no trees are to be planted in the parkway strip, the applicant may submit a request to the District, with justification, to reduce the width of the parkway strip.

Detached sidewalks are encouraged and should be parallel to the adjacent roadway. Meandering sidewalks are discouraged.

A permanent right-of-way easement shall be provided if public sidewalks are placed outside of the dedicated right-of-way. The easement shall encompass the entire area between the right-of-way line and 2-feet behind the back edge of the sidewalk. Sidewalks shall either be located wholly within the public right-of-way or wholly within an easement.

**Rural Street Section:** District policy 7207.5.2 requires rural developments with lot sizes of 5-acres or greater per dwelling provide a minimum 24-foot pavement width, with additional 3-foot gravel shoulders and borrow ditches on each side. This street section does not require the construction of curbs, gutters, or sidewalks.

- c. **Applicant's Proposal:** The applicant is not proposing any additional street improvements for Stroebel Road abutting the site.
- d. **Staff Comments/Recommendations:** Stroebel Road is improved with 24-feet of pavement and 3-foot gravel shoulders within 47-feet of right-of-way abutting the site. Therefore, staff does not recommend additional street improvements or right-of-way dedication as part of a future development application.

As part of a future development application, if these parcels develop into lots less than 5 acres, than the applicant will be required to provide standard street improvements including pavement widening and the construction of curb, gutter, and sidewalk consistent with ACHD policies in affect at the time of development.

## 2. Driveways

### 2.1 Stroebel Road

- a. **Existing Conditions:** There are no existing driveways from the site onto Stroebel Road.

- b. **Policy:**

**Driveway Location Policy:** District policy 7207.4.1 requires driveways near intersections to be located a minimum of 75-feet (measured centerline-to-centerline) from the nearest local street intersection, and 150-feet from the nearest collector or arterial street intersection.

**Successive Driveways:** District Policy 7207.4.1 states that successive driveways away from an intersection shall have no minimum spacing requirements for access points along a local street, but the District does encourage shared access points where appropriate.

**Driveway Width Policy:** District policy 7207.4.3 states that where vertical curbs are required, residential driveways shall be restricted to a maximum width of 20-feet and may be constructed as curb-cut type driveways.

**Driveway Paving Policy:** Graveled driveways abutting public streets create maintenance problems due to gravel being tracked onto the roadway. In accordance with District policy,

7207.4.3, the applicant should be required to pave the driveway its full width and at least 30-feet into the site beyond the edge of pavement of the roadway.

- c. **Applicant's Proposal:** The applicant is not proposing any driveway improvements for the existing 25-foot wide private road/driveway from the site onto Stroebel Road abutting the site.
- d. **Staff Comments/Recommendations:** If the applicant intends to move forward with a driveway proposal from the site onto Stroebel Road, the future development application will be subject to the District policies listed above.

If the applicant intends to move forward with any additional driveway proposals from the site onto Stroebel Road, the applicant will be required to submit a Driveway Approach Request for review and approval prior to construction. District Driveway Width and Paving Policy restricts new residential driveways to a maximum of 20-foot wide and requires the proposed driveway to be paved its full width and at least 30-feet into the site beyond the edge of pavement of Stroebel Road.

Visit: <http://www.achdidaho.org/Documents/Forms/mostDocs/DrivewayApproachRequest.pdf>

### 3. Private Roads

- a. **Existing Conditions:** There is an existing paved 25-foot wide private road, Rock Falls Creek, from the site onto Stroebel Road located 1,640-feet south of Kuna Road (measured centerline to centerline).
- b. **Private Road Policy:** District policy 7212.1 states that the lead land use agencies in Ada County establish the requirements for private streets. The District retains authority and will review the proposed intersection of a private and public street for compliance with District intersection policies and standards. The private road should have the following requirements:
  - Designed to discourage through traffic between two public streets,
  - Graded to drain away from the public street intersection, and
  - If a private road is gated, the gate or keypad (if applicable) shall be located a minimum of 50-feet from the near edge of the intersection and a turnaround shall be provided.
- c. **Applicant Proposal:** The applicant is not proposing any private roads from the site onto Stroebel Road.
- d. **Staff Comments/Recommendations:** As part of a future development application, if the City Of Kuna approves the private road, the applicant shall be required to pave the private roadway a minimum of 20 to 24-feet wide and at least 30-feet into the site beyond the edge of pavement of all public streets and install pavement tapers with 15-foot curb radii abutting the existing roadway edge. If private roads are not approved by the City of Kuna, the applicant will be required to revise and resubmit the preliminary plat to provide public standard local streets in these locations.

Street name and stop signs are required for the private road. The signs may be ordered through the District. Verification of the correct, approved name of the road is required.

ACHD does not make any assurances that the private road, which is a part of this application, will be accepted as a public road if such a request is made in the future. Substantial redesign and reconstruction costs may be necessary in order to qualify this road for public ownership and maintenance.

The following requirements must be met if the applicant wishes to dedicate the roadway to ACHD:

- Dedicate a minimum of 50-feet of right-of-way for the road.
- Construct the roadway to the minimum ACHD requirements.
- Construct a stub street to the surrounding parcels

#### 4. **Tree Planters**

**Tree Planter Policy:** Tree Planter Policy: The District's Tree Planter Policy prohibits all trees in planters less than 8-feet in width without the installation of root barriers. Class II trees may be allowed in planters with a minimum width of 8-feet, and Class I and Class III trees may be allowed in planters with a minimum width of 10-feet.

#### 5. **Landscaping**

**Landscaping Policy:** A license agreement is required for all landscaping proposed within ACHD right-of-way or easement areas. Trees shall be located no closer than 10-feet from all public storm drain facilities. Landscaping should be designed to eliminate site obstructions in the vision triangle at intersections. District Policy 5104.3.1 requires a 40-foot vision triangle and a 3-foot height restriction on all landscaping located at an uncontrolled intersection and a 50-foot offset from stop signs. Landscape plans are required with the submittal of civil plans and must meet all District requirements prior to signature of the final plat and/or approval of the civil plans.

### **D. Site Specific Conditions of Approval**

*This application is for annexation and rezone only. Site specific conditions of approval will be established as part of the future development application.*

1. Submit civil plans to ACHD Development Services for review and approval. The impact fee assessment will not be released until the civil plans are approved by ACHD.
2. Payment of impact fees is due prior to issuance of a building permit.
3. Comply with all Standard Conditions of Approval.

### **E. Standard Conditions of Approval**

1. All proposed irrigation facilities shall be located outside of the ACHD right-of-way (including all easements). Any existing irrigation facilities shall be relocated outside of the ACHD right-of-way (including all easements).
2. Private Utilities including sewer or water systems are prohibited from being located within the ACHD right-of-way.
3. In accordance with District policy, 7203.3, the applicant may be required to update any existing non-compliant pedestrian improvements abutting the site to meet current Americans with Disabilities Act (ADA) requirements. The applicant's engineer should provide documentation of ADA compliance to District Development Review staff for review.
4. Replace any existing damaged curb, gutter and sidewalk and any that may be damaged during the construction of the proposed development. Contact Construction Services at 387-6280 (with file number) for details.
5. A license agreement and compliance with the District's Tree Planter policy is required for all landscaping proposed within ACHD right-of-way or easement areas.
6. All utility relocation costs associated with improving street frontages abutting the site shall be borne by the developer.
7. It is the responsibility of the applicant to verify all existing utilities within the right-of-way. The applicant at no cost to ACHD shall repair existing utilities damaged by the applicant. The applicant shall be required to call DIGLINE (1-811-342-1585) at least two full business days prior to breaking ground within ACHD right-of-way. The applicant shall contact ACHD Traffic Operations 387-6190 in the event any ACHD conduits (spare or filled) are compromised during any phase of construction.
8. Utility street cuts in pavement less than five years old are not allowed unless approved in writing by the District. Contact the District's Utility Coordinator at 387-6258 (with file numbers) for details.

9. All design and construction shall be in accordance with the ACHD Policy Manual, ISPWC Standards and approved supplements, Construction Services procedures and all applicable ACHD Standards unless specifically waived herein. An engineer registered in the State of Idaho shall prepare and certify all improvement plans.
10. Construction, use and property development shall be in conformance with all applicable requirements of ACHD prior to District approval for occupancy.
11. No change in the terms and conditions of this approval shall be valid unless they are in writing and signed by the applicant or the applicant's authorized representative and an authorized representative of ACHD. The burden shall be upon the applicant to obtain written confirmation of any change from ACHD.
12. If the site plan or use should change in the future, ACHD Planning Review will review the site plan and may require additional improvements to the transportation system at that time. Any change in the planned use of the property which is the subject of this application, shall require the applicant to comply with ACHD Policy and Standard Conditions of Approval in place at that time unless a waiver/variance of the requirements or other legal relief is granted by the ACHD Commission.

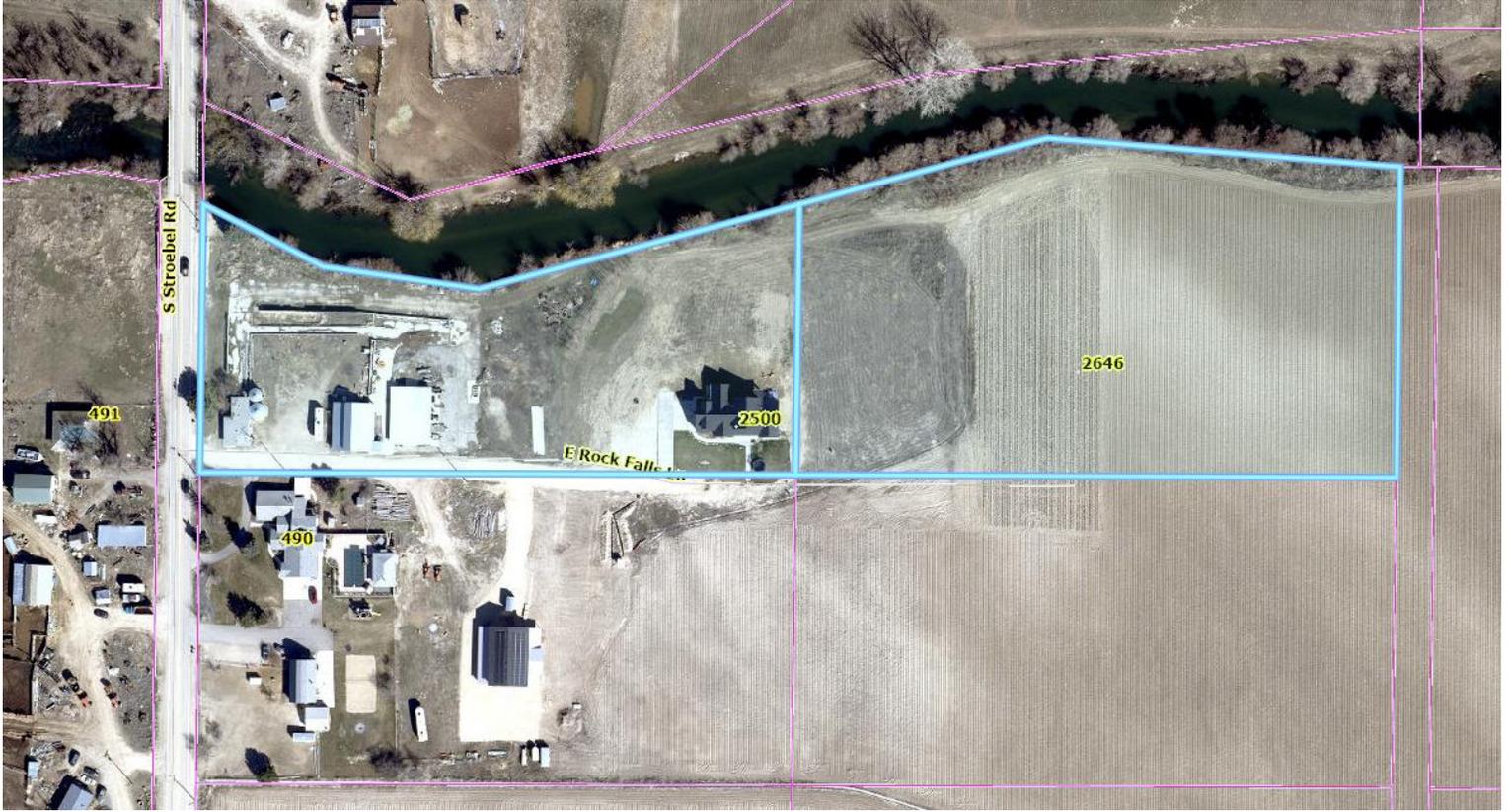
## **F. Conclusions of Law**

1. The proposed site plan is approved, if all of the Site Specific and Standard Conditions of Approval are satisfied.
2. ACHD requirements are intended to assure that the proposed use/development will not place an undue burden on the existing vehicular transportation system within the vicinity impacted by the proposed development.

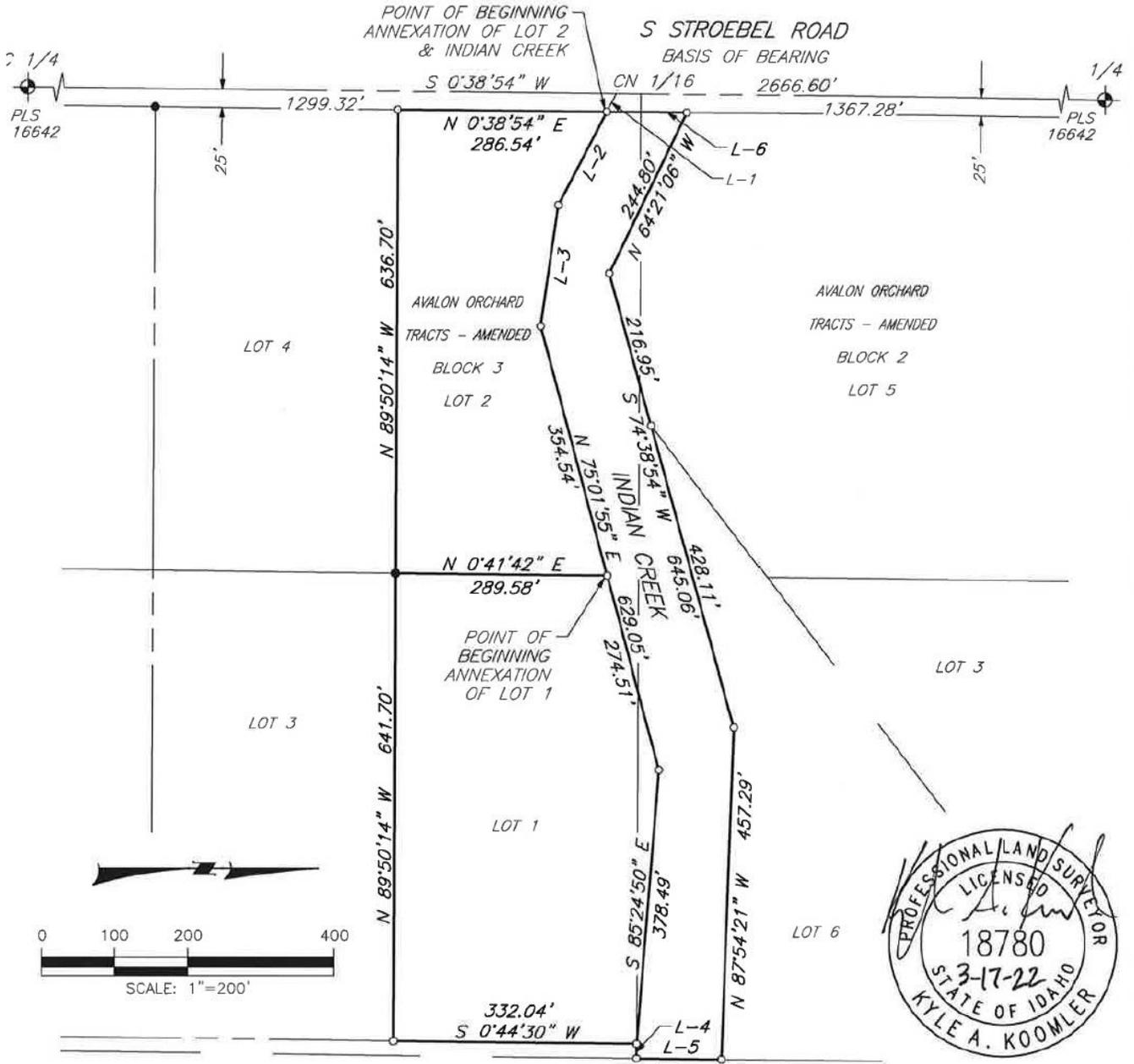
## **G. Attachments**

1. Vicinity Map
2. Site Plan
3. Utility Coordinating Council
4. Development Process Checklist
5. Appeal Guidelines

## **VICINITY MAP**



# SITE PLAN



## Ada County Utility Coordinating Council

### Developer/Local Improvement District Right of Way Improvements Guideline Request

*Purpose: To develop the necessary avenue for proper notification to utilities of local highway and road improvements, to help the utilities in budgeting and to clarify the already existing process.*

- 1) **Notification:** Within five (5) working days upon notification of required right of way improvements by Highway entities, developers shall provide written notification to the affected utility owners and the Ada County Utility Coordinating Council (UCC). Notification shall include but not be limited to, project limits, scope of roadway improvements/project, anticipated construction dates, and any portions critical to the right of way improvements and coordination of utilities.
- 2) **Plan Review:** The developer shall provide the highway entities and all utility owners with preliminary project plans and schedule a plan review conference. Depending on the scale of utility improvements, a plan review conference may not be necessary, as determined by the utility owners. Conference notification shall also be sent to the UCC. During the review meeting the developer shall notify utilities of the status of right of way/easement acquisition necessary for their project. At the plan review conference each company shall have the right to appeal, adjust and/or negotiate with the developer on its own behalf. Each utility shall provide the developer with a letter of review indicating the costs and time required for relocation of its facilities. Said letter of review is to be provided within thirty calendar days after the date of the plan review conference.
- 3) **Revisions:** The developer is responsible to provide utilities with any revisions to preliminary plans. Utilities may request an updated plan review meeting if revisions are made in the preliminary plans which affect the utility relocation requirements. Utilities shall have thirty days after receiving the revisions to review and comment thereon.
- 4) **Final Notification:** The developer will provide highway entities, utility owners and the UCC with final notification of its intent to proceed with right of way improvements and include the anticipated date work will commence. This notification shall indicate that the work to be performed shall be pursuant to final approved plans by the highway entity. The developer shall schedule a preconstruction meeting prior to right of way improvements. Utility relocation activity shall be completed within the times established during the preconstruction meeting, unless otherwise agreed upon.

**Notification to the Ada County UCC can be sent to:** 50 S. Cole Rd. Boise 83707, or Visit [iducc.com](http://iducc.com) for e-mail notification information.

# Development Process Checklist

## Items Completed to Date:

- Submit a development application to a City or to Ada County
- The City or the County will transmit the development application to ACHD
- The ACHD **Planning Review Section** will receive the development application to review
- The **Planning Review Section** will do one of the following:
  - Send a **“No Review”** letter to the applicant stating that there are no site specific conditions of approval at this time.
  - Write a **Staff Level** report analyzing the impacts of the development on the transportation system and evaluating the proposal for its conformance to District Policy.
  - Write a **Commission Level** report analyzing the impacts of the development on the transportation system and evaluating the proposal for its conformance to District Policy.

## Items to be completed by Applicant:

- For **ALL** development applications, including those receiving a **“No Review”** letter:
  - The applicant should submit one set of engineered plans directly to ACHD for review by the **Development Review Section** for plan review and assessment of impact fees. (Note: if there are no site improvements required by ACHD, then architectural plans may be submitted for purposes of impact fee assessment.)
  - The applicant is required to get a permit from Construction Services (ACHD) for ANY work in the right-of-way, including, but not limited to, driveway approaches, street improvements and utility cuts.
- Pay Impact Fees prior to issuance of building permit. Impact fees cannot be paid prior to plan review approval.

### DID YOU REMEMBER:

#### *Construction (Non-Subdivisions)*

#### **Driveway or Property Approach(s)**

- Submit a “Driveway Approach Request” form to ACHD Construction (for approval by Development Services & Traffic Services). There is a one week turnaround for this approval.

#### **Working in the ACHD Right-of-Way**

- Four business days prior to starting work have a bonded contractor submit a “Temporary Highway Use Permit Application” to ACHD Construction – Permits along with:
  - a) Traffic Control Plan
  - b) An Erosion & Sediment Control Narrative & Plat, done by a Certified Plan Designer, if trench is >50’ or you are placing >600 sf of concrete or asphalt.

#### *Construction (Subdivisions)*

#### **Sediment & Erosion Submittal**

- At least one week prior to setting up a Pre-Construction Meeting an Erosion & Sediment Control Narrative & Plan, done by a Certified Plan Designer, must be turned into ACHD Construction to be reviewed and approved by the ACHD Stormwater Section.

#### **Idaho Power Company**

- Vic Steelman at Idaho Power must have his IPCO approved set of subdivision utility plans prior to Pre-Con being scheduled.

- Final Approval from Development Services is required** prior to scheduling a Pre-Con.

## Request for Appeal of Staff Decision

1. **Appeal of Staff Decision:** The Commission shall hear and decide appeals by an applicant of the final decision made by the Development Services Manager when it is alleged that the Development Services Manager did not properly apply this section 7101.6, did not consider all of the relevant facts presented, made an error of fact or law, abused discretion or acted arbitrarily and capriciously in the interpretation or enforcement of the ACHD Policy Manual.
  - a. **Filing Fee:** The Commission may, from time to time, set reasonable fees to be charged the applicant for the processing of appeals, to cover administrative costs.
  - b. **Initiation:** An appeal is initiated by the filing of a written notice of appeal with the Secretary and Clerk of the District, which must be filed within ten (10) working days from the date of the decision that is the subject of the appeal. The notice of appeal shall refer to the decision being appealed, identify the appellant by name, address and telephone number and state the grounds for the appeal. The grounds shall include a written summary of the provisions of the policy relevant to the appeal and/or the facts and law relied upon and shall include a written argument in support of the appeal. The Commission shall not consider a notice of appeal that does not comply with the provisions of this subsection.
  - c. **Time to Reply:** The Development Services Manager shall have ten (10) working days from the date of the filing of the notice of appeal to reply to the notice of the appeal, and may during such time meet with the appellant to discuss the matter, and may also consider and/or modify the decision that is being appealed. A copy of the reply and any modifications to the decision being appealed will be provided to the appellant prior to the Commission hearing on the appeal.
  - d. **Notice of Hearing:** Unless otherwise agreed to by the appellant, the hearing of the appeal will be noticed and scheduled on the Commission agenda at a regular meeting to be held within thirty (30) days following the delivery to the appellant of the Development Services Manager's reply to the notice of appeal. A copy of the decision being appealed, the notice of appeal and the reply shall be delivered to the Commission at least one (1) week prior to the hearing.
  - e. **Action by Commission:** Following the hearing, the Commission shall either affirm or reverse, in whole or part, or otherwise modify, amend or supplement the decision being appealed, as such action is adequately supported by the law and evidence presented at the hearing.

## Request for Reconsideration of Commission Action

1. **Request for Reconsideration of Commission Action:** A Commissioner, a member of ACHD staff or any other person objecting to any final action taken by the Commission may request reconsideration of that action, provided the request is not for a reconsideration of an action previously requested to be reconsidered, an action whose provisions have been partly and materially carried out, or an action that has created a contractual relationship with third parties.
  - a. Only a Commission member who voted with the prevailing side can move for reconsideration, but the motion may be seconded by any Commissioner and is voted on by all Commissioners present.
 

If a motion to reconsider is made and seconded it is subject to a motion to postpone to a certain time.
  - b. The request must be in writing and delivered to the Secretary of the Highway District no later than 11:00 a.m. 2 days prior to the Commission's next scheduled regular meeting following the meeting at which the action to be reconsidered was taken. Upon receipt of the request, the Secretary shall cause the same to be placed on the agenda for that next scheduled regular Commission meeting.
  - c. The request for reconsideration must be supported by written documentation setting forth new facts and information not presented at the earlier meeting, or a changed situation that has developed since the taking of the earlier vote, or information establishing an error of fact or law in the earlier action. The request may also be supported by oral testimony at the meeting.
  - d. If a motion to reconsider passes, the effect is the original matter is in the exact position it occupied the moment before it was voted on originally. It will normally be returned to ACHD staff for further review. The Commission may set the date of the meeting at which the matter is to be returned. The Commission shall only take action on the original matter at a meeting where the agenda notice so provides.
  - e. At the meeting where the original matter is again on the agenda for Commission action, interested persons and ACHD staff may present such written and oral testimony as the President of the Commission determines to be appropriate, and the Commission may take any action the majority of the Commission deems advisable.
  - f. If a motion to reconsider passes, the applicant may be charged a reasonable fee, to cover administrative costs, as established by the Commission.



# ADA COUNTY DEVELOPMENT SERVICES

200 W. FRONT STREET, BOISE, IDAHO 83702-7300  
<https://adacounty.id.gov/developmentservices>

PHONE (208) 287-7900  
 FAX (208) 287-7909

BUILDING • COMMUNITY PLANNING • ENGINEERING & SURVEYING • PERMITTING

June 1, 2022

Troy Behunin  
 Kuna City Planning Department  
 PO Box 13  
 Kuna, ID 83634

RE: 21-15-AN / 21-06-LS / 2500 E Rock Falls Lane / Rock Falls Subdivision

Feedback has been requested regarding a proposed annexation with rezone to R-2 (Low density Residential) and R-4 (Medium density Residential) and lot splits on 8.43-acres, which will consist of six residential lots between 1-acre to 3-acres in size for the Rock Falls Subdivision, located near the NEC of Stroebel Road and Rock Falls Lane (Parcels #R0615250410 & R061520402).

## Land Use

Ada County is supportive of the application as the proposed zoning is compatible with adjacent zoning of R-4 (Medium density Residential) northeast of the site within the city limits of Kuna; and the proposed lot sizes, between 1-acre and 3-acres, is consistent with surrounding properties that consist of large lots to the north, south, east, and west of the site.

## Comprehensive Plan Goals and Policies

The City of Kuna has adopted an updated comprehensive plan, which has not been adopted by Ada County, however, the site is located within the Area of City Impact. As other residences on similarly sized properties are located in the surrounding area, the proposal to construct single-family homes on large lots would be compatible with the following goals of the City's Comprehensive Plan, which encourages development of housing opportunities for all citizens.

*Goal 3.D.1.a: Encourage preservation and development of housing that meets demand for household sizes, lifestyles, and settings.*

*Goal 3.D.1.f: Evaluate the housing demand and supply and adjust policies and regulations, as needed, to encourage development of diverse housing types and densities to accommodate Kuna's economic groups, lifestyles, and ages.*

Please feel free to contact me with any questions.

Sincerely,

*Stacey Yarrington*

Stacey Yarrington  
 Senior Community & Regional Planner  
 Ada County Development Services



Wording on the preliminary and final recorded plat needs to state that any proposed and/or future usage of the Boise Project Board of Control facilities are subject to Idaho Statutes, Title 42-1209.

Project facilities and/or easements that parallel, and are within and/or intended to be within road right-of-ways due to any development of this property must be relocated outside of road right-of-ways. The easements of Boise Project facilities will remain the same unless agreed upon and/or approved with written permission from Boise Project Board of Control.

The construction of any roadway crossings must be conducted only during the non-irrigation season when the lateral is dewatered. In any case no work shall take place within the easement before the proper crossing agreements have been secured through the Bureau of Reclamation and the Boise Project Board of Control.

Utilities planning to cross any project facility must do so in accordance with the master policies now held between the Bureau of Reclamation and most of the utilities. In any case, no work shall take place within the easement before proper crossing agreements have been secured through both the Bureau of Reclamation and the Boise Project Board of Control.

Parking lots, curbing, light poles, signs, etc. and the placing of asphalt and/or cement over Project facility easements must be approved by Boise Project Board of Control prior to construction.

Boise Project Board of Control must approve any requests and/or relocation of delivery points prior to construction.

Storm Drainage and/or Street Runoff must be retained on site.

NO DISCHARGE into any live irrigation system is permitted.

**This development is subject to Idaho Code 31-3805, in accordance, this office is requesting a full-size hard copy of all plans including the irrigation and drainage plans.**

**Whereas this property lies within the Boise-Kuna Irrigation District it is important that representatives of this development contact the BKID office as soon as possible to discuss the pressure system prior to any costly design work. If applicable, the irrigation system will have to be built to specific specifications as set by the District / Project.**

**Boise Project Board of Control must receive a written response from the Boise-Kuna Irrigation District as to who will own and operate the pressure irrigation system prior to review and approval of an irrigation plan by Boise Project Board of Control.**





Ada County Transmittal  
Division of Community and Environmental Health

Return to:

- ACZ
- Boise
- Eagle
- Garden City
- Meridian
- Kuna
- Star

Rezone/OTD # \_\_\_\_\_

Conditional/Accessory Use # \_\_\_\_\_

Preliminary / Final / Short Plat 21-06-LS

Development Name/Section Rock Falls

- 1. We have No Objections to this Proposal.
- 2. We recommend Denial of this Proposal.
- 3. Specific knowledge as to the exact type of use must be provided before we can comment on this Proposal.
- 4. Before we can comment concerning individual sewage disposal, we will require more data concerning the depth of:
  - high seasonal ground water -  waste flow characteristics
  - bedrock from original grade  other \_\_\_\_\_

*must monitor weekly - February - May & potentially through October*
- 5. This office may require a study to assess the impact of nutrients and pathogens to receiving ground waters and surface waters.
- 6. After written approvals from appropriate entities are submitted, we can approve this proposal for:
  - central sewage  community sewage system  community water well
  - interim sewage  central water
  - individual sewage  individual water
- 7. The following plan(s) must be submitted to and approved by the Idaho Department of Environmental Quality:
  - central sewage  community sewage system  community water
  - sewage dry lines  central water
- 8. Infiltration beds for storm water disposal are considered shallow injection wells. If they are not in the City of Boise or ACHD right-of-way, an application and fee per well, vicinity map and construction plans must be submitted to CDH.
- 9. If restroom or plumbing facilities are to be installed, then a sewage system MUST be installed to meet Idaho State Sewage Regulations.
- 10. An accessory use application, fee, detailed site plan and floor plans must be submitted to CDH for review.
- 11. Land development application, fee per lot, test holes and full engineering report is required.
- 12. CDH makes no guarantee a septic permit will be issued on the split off lot. A speculative site evaluation is recommended.
- 13. We will require plans be submitted for a plan review for any:
  - food establishment  swimming pools or spas  child care center
  - beverage establishment  grocery store
- 14. \_\_\_\_\_

Reviewed By: [Signature] Date: 6/7/22

RECEIVED  
JUN 17 2022  
CITY OF KUNA

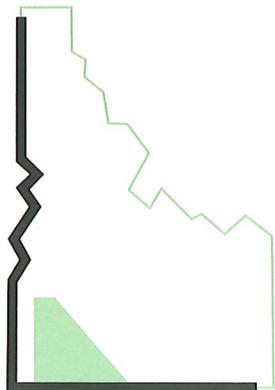
ORGANIZED 1904

# Nampa & Meridian Irrigation District

1503 FIRST STREET SOUTH  
FAX #208-463-0092

NAMPA, IDAHO 83651-4395  
nmid.org

OFFICE: Nampa 208-466-7861  
SHOP: Nampa 208-466-0663



June 13, 2022

Troy Behunin, Senior Planner  
City of Kuna  
751 W. 4<sup>th</sup> Street  
Kuna, ID 83634

**RE: 21-15-AN & 21-06-LS / Rock Falls Subdivision; Stroebel Rd & Rock Falls Ln**

Dear Troy:

Nampa & Meridian Irrigation District (NMID) has no comment on the above referenced application as it lies outside of our district boundaries. Please contact Thomas Ritthaler, Boise Project- Board of Control, at 208-344-1141 or 2465 Overland Road Room 202 Boise, ID 83705-3173.

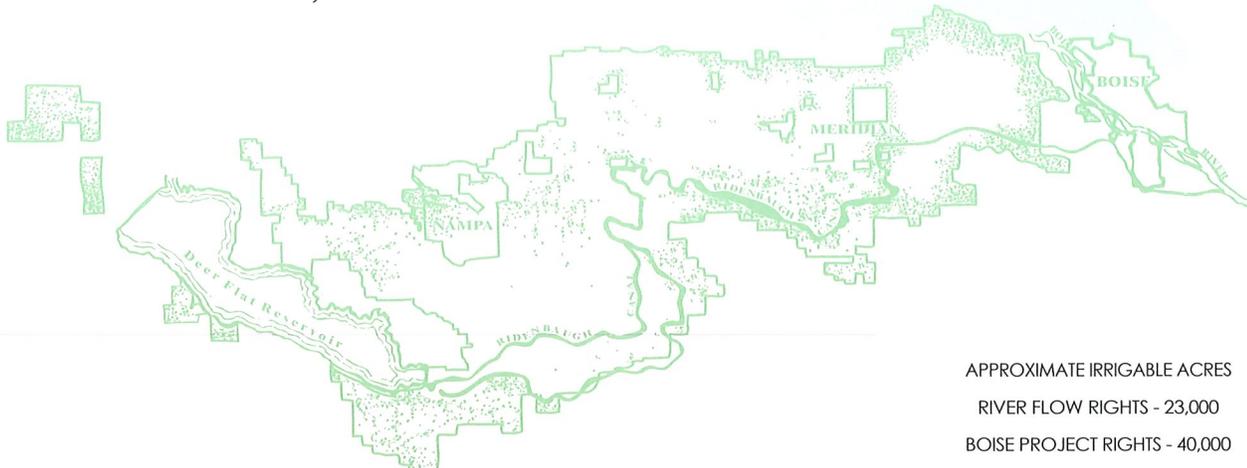
All private laterals and waste ways must be protected. All municipal surface drainage must be retained on-site. If any surface drainage leaves the site NMID must review drainage plans. Developers must comply with Idaho Code 31-3805.

Sincerely,

David T. Duvall  
Asst. Water Superintendent  
Nampa & Meridian Irrigation District  
DTD/ eol

Cc:

Office/ file  
T. Ritthaler, Board of Control



APPROXIMATE IRRIGABLE ACRES  
RIVER FLOW RIGHTS - 23,000  
BOISE PROJECT RIGHTS - 40,000



Planning & Zoning Department

**City of Kuna**

P.O. Box 13

Kuna, Idaho 83634

Phone: (208) 922-5274

Fax: (208) 922-5989

[www.kunacity.id.gov](http://www.kunacity.id.gov)

## Agency Notification

May 19, 2022

Notice is hereby given by the City of Kuna that the following action(s) are under consideration:

<b>File Numbers &amp; Case Name:</b>	21-15-AN (Annexation) & 21-06-LS (Lot Split) – <i>Rock Falls Subdivision.</i>
<b>Project Description</b>	Applicant requests to annex Lots 1 and 3, Block 3 within the Amended Avalon Orchard Tracts Sub, into the City of Kuna, and are requesting the R-2 (Low Density Residential) and R-4 (Medium Density Residential) zones. Applicant also desires to split the two (2) lots, into three (3) new lots each, for a total of six (6) new lots. <i>The Parcel adjacent to the north will provide a touch. That application is already underway.</i>
<b>Site Location</b>	Near the NEC of Stroebel Rd. and Rock Falls Ln., Kuna, ID 83634.
<b>Applicant</b>	<b>Arthur Sidney and Laura Anderson</b> 2500 Rock Falls Ln. Kuna, ID, 83634 208.570.5531 <a href="mailto:asiderson@gmail.com">asiderson@gmail.com</a>
<b>Representative</b>	<b>Civil Survey Consultants</b> 2843 S Meridian Road Meridian, ID, 83642 208.888.4312
<b>Tentative Public Hearing Date</b>	Tuesday, <b>July 12, 2022</b> 6:00 PM Council Chambers at Kuna City Hall, 751 W. 4 <sup>th</sup> Street, Kuna, ID 83634
<b>Staff Contact</b>	Troy Behunin, Senior Planner Kuna Planning and Zoning Department 208.922.5274 <a href="mailto:TBehunin@kunaid.gov">TBehunin@kunaid.gov</a>
Enclosed is information to assist you with your consideration and response. All comments as to how this action may affect the service(s) your agency provides, is greatly appreciated. Please contact staff with any questions. <b>If your agency needs different or additional information to review and provide comment's please notify our office and they will be sent to you.</b> If your agency needs additional time for review, please let our office know as soon as possible. <i>No response within 15 business days will indicate you have no objection or comments for this project.</i>	



BOBBY WITHROW  
PARKS DIRECTOR  
Telephone (208) 639-5346  
Email: BWithrow@kunaid.gov

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## MEMORANDUM

To: Mayor and Council

From: Bobby Withrow

Subject: Request Contingency Funds for Backhoe purchase

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Mayor and Council,

I'm asking for contingency funds to cover the cost increases for the backhoe purchase. We had got the quote for budgeting purposes and since then there were multiple increases. At the time of budgeting we did our best to predict what the increases might be but were off.

I'm requesting:

1. \$11,468.27 01-6045 General Fund
2. \$4816.67 20-6045 Water Fund
3. \$4816.67 21-6045 Sewer Fund
4. \$1834.93 25-6045 P.I. Fund

Thank you for your consideration,

Bobby Withrow  
Parks Director

**RESOLUTION NO. R82-2022  
CITY OF KUNA, IDAHO**

**A RESOLUTION OF THE CITY COUNCIL OF KUNA, IDAHO AUTHORIZING THE MAYOR TO SIGN; AND AUTHORIZING THE MAYOR TO EXECUTE THE CONTIGENCY REQUEST – WATER AND WASTEWATER MASTER PLAN RENEWALS PROJECT AND GRANT MATCH IN THE AMOUNTS OF \$111,308 FROM WATER AND \$349,700 FROM SEWER FOR A TOTAL OF \$461,008 AND APPROVE THE CONSULTANTS TASK ORDERS AND THE CITY CLERK TO ATTEST TO SAID SIGNATURE.**

**BE IT HEREBY RESOLVED** by the Mayor and Council of the City of Kuna, Idaho as follows:

Section 1. The Mayor is hereby authorized to sign, attached hereto as “**EXHIBIT A**” Memorandum regarding Contingency Request for Water and Wastewater Master Plan Renewals Project and Grant match and approve the Consultants Task Orders.

Section 2. The Mayor of the City of Kuna, Idaho is hereby authorized to execute said Contingency Request and the City Clerk is hereby authorized to attest to said execution as so authorized and approved for on behalf of the City of Kuna, Idaho.

**PASSED BY THE COUNCIL** of Kuna, Idaho this 18<sup>th</sup> day of October, 2022.

**APPROVED BY THE MAYOR** of Kuna, Idaho this 18<sup>th</sup> day of October, 2022.

\_\_\_\_\_  
Joe L. Stear, Mayor

ATTEST:

\_\_\_\_\_  
Chris Engels, City Clerk



**CITY OF KUNA**

P.O. BOX 13  
 KUNA, ID 83634

Paul Stevens, P.E.  
 Public Works Director  
 208-287-1727

**Memorandum**

TO: Mayor Stear and Members of City Council

FROM: Paul A. Stevens, P.E.  
 Public Works Director, City Engineer

RE: Contingency Request – Water and Wastewater Master Plan Renewals

DATE: 13 October 2022

In January 2022, the City of Kuna Public Works department submitted infrastructure need descriptions to the Idaho Department of Environmental Quality (IDEQ) to receive water and wastewater (master plan) planning grant funding. By way of the American Rescue Plan Act, IDEQ has awarded the City of Kuna planning grant funds to assist in payment of the Water and Wastewater Master Plans. This money will allow the City of Kuna to stay in compliance with state requirements for Water and Wastewater Master Plan renewals.

The City of Kuna has received confirmation from IDEQ that this planning grant money may be utilized to reimburse approximately 50% of the water and wastewater master plan costs up to an IDEQ funded amount of \$42,500 and \$290,000 respectively. It is anticipated that IDEQ will reimburse associated costs concurrently with received consultant invoices until master plan project completion as outlined in the consultant’s scope of works. This is further outlined in the two included tables.

<b>Water Master Plan</b>	
No. of Phases	1
Phase 1 Cost	\$111,308.00
Phase 1 Reimbursement	\$ 42,500.00
Phase 1 Timeline	August 2023
<b>Contingency Request</b>	<b>\$111,308.00</b>



Wastewater Master Plan	
No. of Phases	2
Phase 1 Completion	December 2023
Phase 1 Cost	\$ 349,700.00
Phase 1 Reimbursement	\$ 174,850.00
Phase 2 Completion	Prior to 2026, end of the DEQ funding timeframe
Phase 2 Cost	\$ 230,300.00
Phase 2 Reimbursement	\$ 115,150.00
<b>Contingency Request</b>	<b>\$ 349,700.00</b>

To capitalize on the state provided funding, we are requesting \$111,308 in contingency for the water master plan and \$349,700 in contingency for the wastewater master plan for **a total amount of \$461,008**. Phase II of the wastewater master plan is not anticipated this year, as such the associated costs are not included in the contingency request. We are anticipating IDEQ reimbursement for the water master plan and phase 1 of the wastewater master plan for approximately \$217,350 total. It is planned that phase 2 of the wastewater master plan will be budgeted in the upcoming years.

*Paul Stevens, P.E.*

Kuna Public Works Director

## TASK ORDER NO. 1

### Wastewater System Master Plan Update

#### City of Kuna, Idaho

Keller Associates Project No.:

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This Task Order is issued by the City of Kuna (CITY) and accepted by Keller Associates, Inc. (CONSULTANT) pursuant to the terms and conditions contained in the AGREEMENT FOR PROFESSIONAL SERVICES UNDER \$350,000 [KELLER ASSOCIATES, INC] between the above-named parties dated 12 October 2022.

#### BACKGROUND

The City of Kuna (Owner) provides wastewater services for City residents, commercial retail, some light industrial, and from significant industrial users. There are two wastewater treatment plants (WWTP) that will be assessed as part of this scope of work. Treated wastewater from the Kuna North WWTP is discharged to Indian Creek and treated wastewater from the Kuna South WWTP is land applied for irrigation. The wastewater collection system includes twelve lift stations and approximately 160 miles of sewer lines. It is noted that the Kuna East Infrastructure wastewater system is NOT part of this scope of work.

The Owner has requested that Keller Associates, Inc. (Consultant) provide an updated treatment and collection system master plan. This project is anticipated to be funded by the Owner and DEQ. The Master Plan will identify existing deficiencies, evaluate alternatives, and develop a capital improvement plan. These findings will be documented in a Wastewater Master Plan.

It is noted that the scope of work is organized into two Phases. Phase 1 includes Tasks 1-9. Phase 2 includes Tasks 10-12 which may be authorized by the Owner at a future time. The project is organized this way because the Phase 2 services will be dependent on the findings of Phase 1. Only Phase 1 service are authorized at this time.

The following engineering services will be provided by Consultant to the Owner.

#### SCOPE OF WORK

##### TASK 1: PROJECT MANAGEMENT

###### *Consultant Responsibilities*

- 1.1 Project Management. Provide general project administration services including contract administration, project accounting, scheduling, and internal project administration.
- 1.2 Kickoff Meeting. Prepare for and attend a project Kickoff Meeting with the Owner. The purpose of this meeting will be to establish communication channels, review the overall project schedule including major milestones and meetings, review objectives of the study, discuss available data and published materials that will be made available by the Owner, and review process for deliverables including process for Owner review and approval. It is anticipated that planning criteria will be reviewed during the Kickoff Meeting and site visits will be coordinated around this meeting.
- 1.3 Funding Support. Support the Owner in reimbursement requests and project closeout.

###### *Owner Responsibilities*

- Provide meeting space for project meetings. Provide advertising where required.
- Provide funding administration services. Including, but not limited to grant administration, WBE/MBE reporting, monthly disbursement requests, and final documentation.

### *Assumptions*

- Project management budget assumes a planning schedule of up to 12 months for Tasks 1-9.
- Should Owner request additional meetings or require an extended schedule, project management budget will be increased accordingly.
- Unless otherwise noted, meetings/workshops may be held in person or via on-line meeting tools. This assumption applies to this task as well as subsequent tasks.

### *Deliverables*

- Project meeting agendas and minutes.

## **TASK 2: DATA ACQUISITION AND FACILITY TOURS**

### *Consultant Responsibilities*

2.1 Request for Information. A request for information will be prepared by the Consultant describing the information needed including, but not limited to, the following items:

- For the previous five years, provide in a spreadsheet format all Discharge Monitoring Reports (DMR), operational data (i.e., MLSS, MLVSS, WAS, RAS, UVT, chemical usage, polymer usage, % solids), influent monitoring data (i.e., influent total phosphorus, ortho-phosphate, TKN, ammonia, total nitrogen, TSS, VSS, BOD<sub>5</sub>, soluble BOD<sub>5</sub>, COD, soluble COD, alkalinity, pH, temperature), rainfall (15-minute intervals) data, and other water quality sampling results collected outside of DMRs.
- Winter-time water consumption data (previous 2 years). Identify major water users within the service area with private water supplies. Also identify major users with highly consumptive uses (i.e., bottling plant) and private industries within the study area with their own wastewater systems. The data should be exported to spreadsheet format with user type (i.e., residential, commercial), and georeferenced link to model or GIS (i.e., parcel data, address, or GIS meter ID).
- 24-hour SCADA data for lift station flow rates and wastewater treatment plant (WWTP) influent flows for the top 5 high flow periods in the previous 5 years to be identified by the Consultant.
- Pump station data (previous 2 years) including SCADA records and daily run time records (in spreadsheet format). Also provide existing pump curves, reported pumping rates, pump on/off setpoints, and alarm setpoints.
- Record drawings for lift stations, treatment plant and other facility improvements not yet input into the GIS system.
- Operation and Maintenance Plan, Quality Assurance Plan, Emergency Response and Public Notification Plan, Pre-treatment Program documents, and Best Management Practices Plan.
- Base mapping, including roadways, parcel lines, political boundaries, land use, topographic contours, current aerial imagery, wastewater facility locations, lift stations, manholes, cleanouts, and pipelines (along with material and size attributes) to be provided in GIS format. GIS to include survey grade pipe invert data for modeled lines, incorporating recent survey information of collection system as applicable.
- Population growth projections, land use, anticipated development densities, and anticipated growth areas.
- Owner-specific requests for planning criteria, including redundancy and resiliency.
- Available CCTV inspection reports (Pipe Assessment and Certification Program-PACP ratings in spreadsheet format with unique pipe identifier consistent with Owner's existing GIS).
- Reported treatment plant pumping rates and pump curves.
- Age information for existing facilities and pipelines, where available.

- Correspondence from federal and state regulatory agencies regarding violations or concerns related to wastewater treatment and disposal. Also, any facility inspection reports, and updated permit information such as:
    - Expected new requirements in the 20-year planning period
    - Correspondence related to anticipated regulatory requirements or to the most recent permit issuance
    - Reasonable Potential Analysis
  - Wastewater flows for any major wastewater discharger that has their own source of water or wastewater discharge flow meter.
  - Other related planning documents (i.e., transportation, water, water conservation, water/waste/energy audits, such as Cascade Energy's audit).
  - List of known collection system issues and planned improvements.
  - List of known treatment plant issues and planned improvements.
  - Furnish the financial audits for FY18-22 for the wastewater system. Include expenses for every budget line item. Assist in identifying expenses that are operating, fixed, capital expansion, and replacement related. Also include breakdown of revenues sources (user rates, connection fees, grants, etc.)
  - Near the completion of the study, furnish FY23 annual budget and expenditures to date for each line item on the budget.
  - Provide spreadsheet with all users, their customer class (and corresponding billing rate structure), wintertime water usage for all users without wastewater flow meters, water meter size (if used for billing).
  - Provide summary of outstanding debt and repayment schedules.
- 2.2 Site Tour. Consultant will complete a site tour with Owner's operation staff of the existing lift stations and treatment plants, to assess general conditions, interview Owner staff, and note known and observed problems.
- 2.3 Pump Test. Consultant will complete a pump test at each lift station to observe available suction and discharge pressures and flow meter readings, then compare this data to available pump curves and previously reported pump rates.
- 2.4 Data Collection and Review. Collection and processing of furnished data, mapping, and reports. Provide a follow-up Request for Information for supplemental data if required.
- 2.5 Flow Monitoring. Prepare a flow monitoring plan that will include a map with recommended monitoring sites. Provide flow monitoring for up to six (6) locations for up to 3 weeks at each location. Provide six portable flow meters for use in the flow monitoring effort. Spend up to three days visiting metering sites and assisting with installation and setup. After the first week of operation, visit with Owner's staff to assist in downloading of data. Compile and review data provided by Owner's staff in subsequent weeks. Budget includes providing flow monitoring equipment (\$900/meter).
- 2.6 Pipe Locating Services. A budget up to \$1500 is set aside to complete line locating support for lines on the north WWTP site.

#### *Owner Responsibilities*

- Provide requested data within four weeks of request.
- Complete field work and provide sampling/testing and surveying, if required.
- Conduct site tour with the Consultant; provide access to facilities and records.
- Provide operations and maintenance staff during site visit.

### *Assumptions*

- Site tour is limited to visual observations and is not intended to be a comprehensive inspection. Consultant will not enter confined spaces. Structural and electrical engineering reviews are not included in the scope of work but could be completed as an additional service.
- Consultant will provide training to Owner's staff on setup of flow meters, data extraction, and removal of flow meters. For budgeting purposes, Consultant has planned a single day for setup, a second day to collect data, and a third day for take down.
- GPS surveying of manhole elevations is not anticipated but can be provided as an additional service if requested.
- Flow monitoring will be limited to a three-week period.
- Review of CCTV logs will not include review of video footage but will be limited to the PACP summary report information.

### *Deliverables*

- Request(s) for Information

## **TASK 3: PLANNING CRITERIA**

### *Consultant Responsibilities*

- 3.1 Location. Provide brief description of project location. Develop figure(s) to establish the project planning area.
- 3.2 Study Area. Assist Owner in identifying the 20-year (for treatment plant) and 50-year (for collection system only) buildout service areas. It is anticipated that the existing impact boundary will be used for this study area.
- 3.3 Growth Trends. Consultant will use the historical 20-year or 40-year average growth rate unless the Owner provides a different growth pattern. Coordinate with Owner on location, phasing, and type of new growth.
- 3.4 Community Engagement. Participate in up to three city council meetings and provide a progress report on status of planning effort.
- 3.5 Flow Rates. Review historical WWTP influent flow data to assess existing planning flow rates. Peak flows will be estimated by the Consultant using available data and observed peaking factors. Provide flow projection estimates based on growth assumptions and input from Owner.
- 3.6 Summarize Infiltration and Inflow (I/I). Summarize system-wide influence of I/I based on seasonal flow patterns and responses to precipitation events.
- 3.7 Wastewater Loading Rates. Review historical data to characterize wastewater loadings and project future loadings based on growth assumptions and input from Owner.
- 3.8 Regulatory Requirements. Review and summarize current regulatory requirements and planning criteria that may influence operation, maintenance, and capital improvements of the existing wastewater system.
- 3.9 Owner Planning Criteria. Summarize industry standards and work with Owner to identify planning criteria to be used for evaluating the system performance and identifying triggers for when improvements may be required. For the collection system, these are anticipated to include triggers such as depth of flow over diameter of pipe and maximum pipe installation depths for new trunklines.
- 3.10 Environmental Resources. Document natural resources in the project area, including land use, flood plains, wetlands, historic, biological, water quality issues, socio-economic, climate, geography, soils, rivers, and air quality.
- 3.11 Cost Estimating. Establish cost estimating methodology to reflect both local and current conditions.
- 3.12 Draft Plan Section. Prepare draft section writeup. Final document to have Owner's comments incorporated.

*Owner Responsibilities*

- Provide input and approval on growth projections and on the distribution and phasing of new residential and non-residential growth.
- Provide input on housing density information (people per dwelling unit and dwelling units per acre).
- Provide daily pump runtime data for each lift station for the past two years in spreadsheet format with each daily data on a separate row and each lift station on either a separate column or separate worksheet.
- Provide input on community engagement.
- Provide input on Owner-specific planning criteria.
- Assist in addressing comments from industries, if any.
- Provide review and comments of this section.

*Assumptions*

- Planning criteria will not be changed once established. Changing planning criteria may result in rework which can be completed as an additional service.
- If required, environmental permitting and field work (i.e., wetland delineations/investigations, biological assessments, and cultural resource surveys) will be provided as an additional service.

*Deliverables*

- Project meeting agenda and minutes.
- Draft Project Planning facility plan section.

**TASK 4: EXISTING FACILITIES EVALUATION***Consultant Responsibilities*

- 4.1 Base Map. Update the existing system base map utilizing available GIS data, showing location of key facilities, pipelines, and basin boundaries. Create schematic process layouts of the existing treatment plants showing major process components.
- 4.2 History. Document wastewater treatment plant history and system description to reflect current flow and water quality data, recent discharge monitoring records (DMRs), plant improvements that have been completed since the previous planning study, current condition of plant equipment and facilities, and current operation practices.
- 4.3 Wastewater System Management Classification, Operators and License. Provide a brief writeup of system required licensing and current operator license information.
- 4.4 Conditions Assessment. Based on facility tour, information from Owner's staff, and available information, document existing physical conditions deficiencies. Treatment plant information will be summarized by equipment age and condition for major equipment and collection system pipe information will be summarized by pipe material and age (if available).
  - CCTV Review. Review CCTV summary reports provided by Owner to generally assess pipeline conditions. Provide up to eighteen hours of CCTV review to check specific known problem areas identified by the Owner and help identify potential corrective actions. Summarize findings.
  - Existing Pipeline Condition Summary. Summarize existing pipeline size, material, and age information using the Owner's available information on GIS. Estimate annual pipeline replacement needs based on typical remaining pipe life.
  - Lift Stations Condition Summary. Summarize existing lift station conditions evaluated under Task 2.

#### 4.5 Collection System Capacity Evaluation.

- **Model Development.** It is assumed that the current water model maintained by the Consultant already contains all system components. Consultant will update model sewer flows to reflect existing conditions by globally adjusting sewer flows with an adjustment factor.
- **Distribute Flows in Model.** Utilize available winter-time water meter data from the Owner to approximate and distribute dry weather flows within the system. Allocate I/I for each basin utilizing available pump run time, flow monitoring, and SCADA data.
- **Calibrate Model.** Calibrate the existing model to available data, pump runtime, and new flow measurement data.
- **Evaluate Existing Hydraulic Capacity.** Evaluate the existing collection system hydraulic capacity for peak hour conditions.
- **Evaluate Future Demands.** Project future demands on the model based on Owner input on the type and distribution of growth within the study area.
- **Future Trunkline Layout.** Use available topographic information from the County and projected loads to develop a future pipeline layout to service unsewered areas.
- **Evaluate Future Deficiencies.** Evaluate potential deficiencies resulting from future 5-year, 10-year, 20-year, and 50-year buildout projected wastewater flows.
- **Summarize existing collection system deficiencies.**

#### 4.6 Wastewater Treatment System Evaluation

- **Review plant flow, operating parameters, and water quality data.**
- **Hydraulic Model Update.** Update the hydraulic models and hydraulic profiles for the treatment plants. Evaluate hydraulic potential bottlenecks at planning criteria flows.
- **Process Model Update.** Update the process models using plant data and evaluate actual performance to expected performance. Evaluate the treatment capacity at planning criteria flows and loads.
- **Summarize existing plant deficiencies.**
- **Assess need for and possible location of a lagoon wastewater treatment plant with winter storage and crop land application in the southeast region of the study area.**

4.7 Financial Status of Existing Facilities. Document current rate schedules, annual O&M costs, other capital improvement programs, and table of users by monthly usage categories for the previous fiscal year. Document existing debts and recommended reserve accounts. Budget and capital improvements will be addressed under a separate task.

4.8 Energy Audit. Summarize findings of the City's energy usage based on previously implemented SCADA controls and audit findings conducted by Ameresco as described in the DEQ Letter of Interest (LOI).

4.9 Review Meeting Workshop. Lead a workshop meeting with the Owner to review preliminary findings.

4.10 Draft Plan Section. Prepare draft section writeup. Final document to have Owner's comments incorporated.

#### *Owner Responsibilities*

- Participate in workshop meeting.
- Review and comment on draft documents.

#### *Assumptions*

- Consultant will use existing model data developed as part of the recent modeling efforts. Sewer model is anticipated to include major interceptors (generally defined as pipelines 10 inches in diameter and larger).

- If model does not readily calibrate to existing conditions, and additional field work is recommended to troubleshoot the Owner's wastewater system, these services can be completed as an additional service.
- If adverse pipe grades are evident in GIS invert data, and additional survey checks are required, then these will be field checked by the Owner, or the Owner will authorize an additional service to this contract.
- As-built and GIS information along with Owner-provided field data will provide needed information for developing collection system and WWTP models. No mixing zone analysis will be provided.
- Scope does not include services related to the Owner's pretreatment program.
- Scope does not include permitting, environmental evaluations, property negotiations, plant sizing, or public outreach for the lagoon WWTP in the southeast region of the study area.

#### *Deliverables*

- Meeting agendas and minutes.
- Draft existing facilities evaluation section.

### **TASK 5: NEED FOR SYSTEM IMPROVEMENTS**

#### *Consultant Responsibilities*

- 5.1 Health, Sanitation, and Security. Summarize health, sanitation, and security concerns.
- 5.2 Aging Infrastructure. Incorporate summary findings of conditions assessment of assets and summarize available pipeline age and material information. Summarize the following:
- Unit performance issues, deficiencies, and useful life.
  - Existing system reliability per DEQ and EPA guidelines.
  - Ability to meet current and potential future effluent limits and other regulatory requirements.
  - Infiltration and Inflow (I/I) calculations, if existing I/I is considered "non-excessive".
- 5.3 Reasonable Growth. Using the design flow and loading information, document the reasonable growth capacity that is necessary to meet needs during the planning period.
- 5.4 Draft Plan Section. Prepare draft section writeup. Final document to have Owner's comments incorporated.

#### *Owner Responsibilities*

- Provide input and review of this section of the plan.

#### *Deliverables*

- Draft section of report summarizing need for project.

### **TASK 6: COLLECTION SYSTEM ALTERNATIVES CONSIDERED AND SELECTION**

#### *Consultant Responsibilities*

- 6.1 Future System Evaluation. Expand model to include additional pipe and pump station network requirements associated with servicing new growth areas for the planning period. Add flows from new growth. Exercise the model to identify potential system deficiencies attributed to new growth.
- 6.2 Alternative(s) Analysis. Evaluate alternative improvements to correct existing and anticipated future deficiencies and meet the target planning criteria. These may include parallel pipelines, replacement pipelines, flow rerouting, inter-basin pumping, pumping facility upgrades, and maintenance recommendations. Benefits and drawbacks will be summarized for each alternative. A "no action" alternative will also be considered for each category.

Where improvements are not relatively straightforward, evaluate up to three collection alternatives that will service existing and future flows. The analysis will include comparing benefits, drawbacks, and costs. Additional

refinement of pipeline alternatives is anticipated to occur in future predesign tasks associated with these projects.

- 6.3 Phasing Plan. Develop a phasing plan of improvements based on 5-year, 10-year, and 20-year anticipated growth. Also, identify future improvements to accommodate the 50-year build-out growth.
- 6.4 Site Plan/Schematics. Develop a master plan concept map and/or figures for selected alternatives.
- 6.5 Land Requirements. Discuss property needed for alternatives.
- 6.6 Potential Construction Problems. Discuss possible construction challenges for selected collection system alternatives.
- 6.7 Mason Creek Trunkline Planning. Using model data and findings and development plans along the Mason Creek Trunkline corridor provided by the Owner, establish recommended size, corridor, connection points, control points, and approximate depth for the Mason Creek Trunkline from the Kuna North WWTP on the west to ¼ east of Meridian Road on the east.
- 6.8 North WWTP Regional Lift Station Concept Plan. Use sewer flows, population projections in sewer shed, and gravity pipeline depths from the master planning process to assess proposed North WWTP Regional lift station concept plan schematic layout, general phasing plans at key planning periods, and concept level coordination implications with the existing WWTP facilities.
- 6.9 J&M Lift Station Concept Plan. Use sewer flows, population projections in sewer shed, and gravity pipeline depths from the master planning process to assess concept-level J&M lift station and pressure main(s) operational conditions (i.e., pump cycle time, pump/motor horsepower, wet well depth, pressure main velocity, wet well fill time, and response time) for existing and 20-year flow conditions.
- Develop recommended concept-level force main alignment from the lift station site to the South WWTP. Develop a preferred phasing plan for improvements to the lift station and pressure main operation for existing conditions and 20-year flow conditions. Phasing plan will recommend preferred pump size, generator size, and pressure main utilization for key planning periods.
- Summarize recommended concept-level changes to the Orchard and Ten Mile lift station based on the new hydraulic conditions.
- 6.10 Environmental Impacts. A summary of the preliminary environmental screening of the collection system alternatives will be developed. Improvement projects will address climate, land use, floodplain, wetlands, water quality, rivers, wild, cultural resources, flora and fauna.
- 6.11 Draft Plan Section. Prepare draft section writeup. Final document to have Owner's comments incorporated.

#### *Owner Responsibilities*

- Provide a review of the alternatives considered and input on selection criteria and ultimate selection of preferred alternative.
- Participate and provide facilities for workshop meeting.
- Owner will obtain and provide Consultant property permission for access for surveying.

#### *Assumptions*

- The scope of this study does not include an Environmental Information Document or associated environmental investigations and field work.
- This scope of work does not include agency permitting, property coordination, negotiations, or securement of easements.
- This scope of work does not include survey or design services.
- Rock probing/profiling is not part of this scope of work but can be provided as an Additional Service.
- The chosen alternatives will be prioritized based on need and benefit to the Owner to address existing and 20-year projected needs while considering 50-year projections.

- Cost estimating will be AACE Class 5 (planning level cost estimates).

#### *Deliverables*

- Meeting agenda and minutes.
- Draft write-up for the collection system alternatives.

### **TASK 7: TREATMENT SYSTEM ALTERNATIVES CONSIDERED AND SELECTION**

#### *Consultant Responsibilities*

- 7.1. Identify Alternatives. Develop a list of treatment plant improvement alternatives focused on improving effluent water quality, vulnerability, safety and redundancy. For example, the following are anticipated to be included for the Kuna North WWTP: 1) Provide layout and recommended triggers for expanding the existing MBR treatment for the next 20-years, 2) evaluate up to three options for additional biosolids treatment and recommend triggers for the selected option, 3) evaluate phosphorus removal capabilities of the MBR treatment as it relates to anticipated future permit limits, 4) summarize options to meet a future temperature limit (i.e., Aquifer recharge and reuse and identify potential sites for recharge and reuse). Once a strategy is selected, further scope will be developed in future Tasks 10 and 11.
- 7.2. Alternative Cost/Benefit Analysis. Assist in comparing benefits, drawbacks, and costs of the alternatives. This will include discussion of non-monetary factors such as operations, maintenance, sustainability, and impacts to adjoining lands and a life-cycle cost analysis where needed. Life-cycle costs will be provided that include capital, operation and maintenance costs for a 20-year life-cycle evaluation.
- 7.3. Phasing Plan. Develop a phasing plan of improvements based on 5-year, 10-year, and 20-year anticipated growth.
- 7.4. Site Plan/Schematics. Develop a master plan concept map and/or figures for selected alternatives.
- 7.5. Land Requirements. Discuss property needed for alternatives.
- 7.6. Potential Construction Problems. Discuss possible construction challenges for selected alternatives.
- 7.7. Environmental Impacts. A summary of the preliminary environmental screening of the treatment alternatives will be developed. Improvement projects will address climate, land use, floodplain, wetlands, water quality, rivers, wild, cultural resources, flora and fauna.
- 7.8. Review Meeting Workshop. Lead a workshop meeting with the Owner to review findings. Outcome of meeting is anticipated to include consensus of next steps.
- 7.9. Draft Plan Section. Prepare draft section writeup. Final document to have Owner's comments incorporated.

#### *Owner Responsibilities*

- Provide a review of the alternatives considered and input on selection criteria and ultimate selection of preferred alternative.
- Participate and provide facilities for workshop meeting.
- Provide input and review of this section of the plan.

#### *Assumptions*

- Evaluation of alternatives does not include piloting, bench testing, or fieldwork.
- The scope of this study does not include an Environmental Information Document or associated environmental investigations and field work.
- The chosen alternatives will be prioritized based on need and benefit to the Owner to address existing and 20-year projected needs.
- Cost estimating will be AACE Class 5 (planning level cost estimates).

*Deliverables*

- Meeting agenda and minutes.
- Draft write-up for the treatment system alternatives. Final document to have Owner's comments incorporated.

**TASK 8: PROPOSED PROJECTS (RECOMMENDED ALTERNATIVES)***Consultant Responsibilities*8.1 Capital Improvement Plan.

- Summarize recommended improvements.
- Prepare planning level cost estimates for recommended improvements. For future projects anticipated to be developer driven and developer funded, summarize only upside costs if included.
- Provide separate summary sheets for each capital improvement.

8.2 Preliminary Project Schedule. Summarize costs for 5-year, 10-year, and 20-year needs. Include a 6-year CIP that shows anticipated expenses by year for the first six years.

8.3 Permit Requirements. Discuss what permits may be needed for Priority 1 improvement projects.

8.4 Sustainability Considerations. Discuss how the priority improvement projects will enable the Owner to serve its customers and be able to operate and maintain the system. Discuss how the projects will accommodate green infrastructure and efficiencies including the following:

- Recommend trenchless technologies for pipe construction where viable.
- Summarize findings of the City's energy usage based on previously implemented SCADA controls and audit findings conducted by Cascade Energy.
- Incorporate technical memorandums for the Kuna East Infrastructure wastewater system rate study as an appendix to this report.
- Summarize the use of energy-efficient motors and variable frequency drives (VFDs) outlined in the Letter of Interest (LOI).
- Summarize the City's existing SCADA system outlined in the LOI.
- Summarize the City's existing GIS-based asset inventory.

8.5 Annual Budget Considerations.

- Summarize Operating Revenues and Expenses. Using information provided by Owner, summarize existing annual operating expenses and revenues.
- Anticipated User Charges and Other Income. Based on potential financing options, estimate the annual budget impacts to debt finance Priority 1 improvements.
- Annual Operations and Maintenance Costs. Estimate the operations and maintenance cost implications for the Priority 1 improvement projects.

8.6 Review Meeting Workshop. Lead a workshop meeting with the Owner to review an overall summary of the plan, selected improvements, and budget implications.

8.7 Draft Plan Section. Prepare draft section writeup. Final document to have Owner's comments incorporated.

*Owner Responsibilities*

- Provide input on the proposed projects.
- Participate and provide facilities for workshop meeting. Provide public notices, if required.

- Provide review and comments on this section of the plan.

#### *Assumptions*

- An evaluation of operational staffing levels is not included as part of this study but can be provided as an additional service.
- For future collection system projects anticipated to be developer driven and developer funded, summarize only pipeline upsize costs.
- Scopes excludes stakeholder outreach (i.e., with industries); these services could be provided as an additional service.

#### *Deliverables*

- Capital improvement plan (tabular format, organized by priority).
- Separate summary sheets for each capital improvement.
- Draft write-up for the proposed project section.

### **TASK 9: FACILITY PLAN DOCUMENTATION**

#### *Consultant Responsibilities*

- 9.1 Prepare Facility Plan. Prepare and combine draft documents for a complete master plan generally following the outline established in the DEQ guidance document. Add executive summary and assemble appendix materials. Appendix materials will include pertinent supporting documentation in tabular and graphic format. Draft documents to be updated to address Owner comments. Submit final draft plan for Owner review.
- 9.2 Address Owner Comments. Address final Owner and public comments and submit for agency review.
- 9.3 Address Agency Comments. Address agency comments and finalize document.

#### *Owner Responsibilities*

- Review and comment on final draft plan in a timely manner.

#### *Deliverables*

- Three (3) hard copies (3 ring binders) of the plan and one electronic copy in PDF format.

### **TASK 10: AQUIFER RECHARGE STUDY – FUTURE TASK**

The City of Kuna wishes to explore aquifer recharge using the effluent from the Kuna North WWTP. This task builds on preliminary work described in Task 7. The scope of work below is a preliminary scope of work and will be refined as more information is learned as part of the prior tasks.

#### *Consultant Responsibilities*

- 10.1. Hydrogeologic Assessment. The purpose of this task is to evaluate the potential storage characteristics of the aquifer, including potential injection and recovery rates, storage volumes, and potential for loss of water through interference or connection to the surface. This task includes the following work elements will be performed:
- Compile and review of available geologic and hydrogeologic information regarding the distribution, thickness and physical characteristics of the aquifers. This will include available published studies from the Idaho Department of Water Resource (IDWR), the USGS, Ada County, well logs of wells completed within the vicinity (to be reviewed specifically for production rates, water quality, and water level information), water level data from IDWR observation wells, and irrigation water rights and points of appropriation in the vicinity of Kuna.

- Working with the City, identify the distribution and approximate rates and volumes of pumping from nearby municipal and agricultural wells that that might affect recovery rates and result in loss of stored water.
- Based on existing information, evaluate the local aquifer characteristics, including lateral and vertical distribution of potential water-bearing zones, hydraulic characteristics, boundaries (flow pinch-outs and faults), and water levels (current and historical trends).

#### 10.2. Water Quality Review.

- Review available water quality data for the previous 5 years for the Kuna North WWTP and compare to anticipated Aquifer Storage and Recovery (ASR) water quality standards.
- Perform an assessment of geochemical compatibility between native groundwater (from existing City owned wells) and injection source water to evaluate the potential for geochemical reactions and possible effects. Also perform a geochemical mixing evaluation to estimate recovered water quality.
- Discuss results with the IDWR and DEQ for any guidance and/or recommendations.

#### 10.3. Site, Infrastructure, and Environmental Review.

- Identify potential properties for installing a future exploratory boring or well within Kuna, or within the near vicinity.
- Meet with the City to discuss potential sites and decide on up to three sites to evaluate further.
- Identify distribution infrastructure needs for completing an ASR system at these sites. This will not include analysis of recommendations for treatment plant upgrades. These sites will be evaluated for their capability to deliver water and accept recovered water. Consultant will use the current version of the City's water system model.
- Develop planning level cost estimates and assumptions for the identified locations.
- Meet virtually with the City to discuss findings.
- Summarize potential environmental impacts related to development of the selected ASR site. This is a desktop study of previously published maps and reports for wetlands, cultural resources, floodplain, endangered species, and other wildlife.

#### 10.4. Documentation and Implementation Plan.

- Prepare a draft written report summarizing the results of the study. Report elements will include a preliminary feasibility determination, conceptual system parameters (rates and volumes), key uncertainties, a roadmap for program development and conceptual level costs of implementation.
- Meet with the City to discuss findings. Final document to have Owner's comments incorporated.

#### *Owner Responsibilities*

- The City will provide the Consultant with information regarding City-owned properties and/or other properties of interest to be evaluated in the siting analysis.
- City will provide Consultant team with available water quality data from the Kuna North WWTP.
- Provide feedback on potential sites.
- Provide input on property value for cost estimates for any properties that are not already City owned.
- Participate and provide facilities for meeting.
- Review and comment on draft documents in a timely manner.

### *Assumptions*

- Laboratory fees from a water sample collected from the water wells and additional wastewater samples are not included in this scope.
- The ASR Limited License application and operations plan will not be completed as a part of this scope of work.
- This scope of work does not include any surveying or property acquisition services. If required, this can be provided as additional services.
- Consultant's opinions of probable cost represent Consultant's judgment as an experienced and qualified design professional. Since Consultant has no control over the cost of labor, materials, equipment, or services furnished by others, or over the Owner's and other contractor's methods of determining prices, or over competitive bidding or market conditions, the Consultant does not guarantee that proposals, bids, or actual construction cost will not vary from opinions of probable cost prepared by the Consultant. Cost estimates will be based on an AACE Class 4 level estimate.
- Consultant shall be entitled to rely, without liability or the need for independent verification, on the accuracy and completeness of information provided by Owner, information from public records, and information ordinarily or customarily furnished by others, including, but not limited to specialty contractors, manufacturers, suppliers, and publishers of technical standards.
- No field observations will be completed, including but not limited to wetland delineations (investigation), biological assessments, and cultural resource surveys. These services can be provided as additional services.
- One meeting with the City to review findings and determine next steps.
- This scope does not include effort for public outreach or public meeting presentations. These services can be provided as additional services.

### *Deliverables*

- Meeting agenda and minutes.
- Three (3) hard copies of the Aquifer Recharge Study and one electronic copy in PDF format.

## **TASK 11: IRRIGATION REUSE STUDY – FUTURE TASK**

The Owner secured a reuse permit with DEQ to use treated wastewater in the municipal pressure irrigation system. Implementing this has been cost prohibitive, but with potential temperature limits and the increasing value of water, the Owner desires to further evaluate implementing reuse. This task looks at potential sites, explores costs, and identifies potential fatal flaws for a reuse alternative for the Kuna North WWTP. Reuse would be a significant change from the Owner's current wastewater disposal methodology which is discharge to Indian Creek.

### *Consultant Responsibilities*

#### 11.1. Evaluation of Reuse Sites.

- Consultant will quantify available existing Class A/B reuse sites acreage (excluding subdivision common areas) within two miles of the existing Kuna North WWTP (up to six sites) in addition to the City's municipal pressure irrigation (PI) system.
- Consultant will characterize climate and existing land use conditions, identify features within the allowable buffer zone of the sites, identify groundwater wells within ¼ mile of the sites, and characterize groundwater depths based on well logs in the area. It is assumed that the actual irrigation facilities will be the responsibility of the property owner.
- Based on the available sites, the City and Consultant will select up to two sites for additional evaluation.
- Consultant will calculate estimated water usage for up to two sites.

- Consultant will calculate estimated water usage in the City's municipal PI system including implications of seasonal usage and recommended storage to maximize reuse.
- Consultant will identify the preferred alignment for conveyance of effluent from the WWTP for up to two preferred reuse sites. Consultant will develop preliminary hydraulic requirements including pipe size, pumping horsepower and flow rates for pumping both to the preferred reuse sites and into the PI system.
- An estimate of the probable cost for piping and pumping facilities will be developed. It is assumed the pump station will be located on the North WWTP at the site set aside for the effluent pump station.
- Consultant will identify potential environmental and regulatory requirements to renew and put to use the City's former reuse permit for reuse in the PI system.
- Consultant will identify environmental and regulatory permits for the two sites and piping alignments. Consultant will identify easement needs for pipe alignments across private property.
- Discuss results with the DEQ for any guidance and/or recommendations.

#### 11.2. Documentation and Implementation Plan.

- Prepare a draft written report summarizing the results of the study.
- Meet with the City to discuss findings. Final document to have Owner's comments incorporated.

#### *Owner Responsibilities:*

- The City will provide the Consultant with information regarding City-owned properties and/or other properties of interest to be evaluated in the siting analysis.
- Participate and provide facilities for meeting.
- Legal and easement services for property owner negotiations and agreements.
- Provide input on property value for cost estimates for any properties that are not already City owned.
- Review and comment on draft documents in a timely manner.

#### *Excluded Tasks:*

- Nutrient-pathogen study.
- No field observations will be completed, including but not limited to wetland delineations (investigation), biological assessments, and cultural resource surveys. These services can be provided as additional services.
- Legal and easement services for property owner negotiations and agreements.
- Evaluation of wastewater treatment plant upgrades/modifications to meet Class A requirements.
- Groundwater well monitoring.
- Groundwater chemistry testing.
- More than one meeting with the City to review findings.
- Public outreach or public meeting presentations. These can be provided as additional services.

#### *Deliverables*

- Meeting agenda and minutes.
- Three (3) hard copies of the Irrigation Reuse Study and one electronic copy in PDF format.

## TASK 12: OPTIONAL TASKS

The following tasks are optional are not include in the fee. They can be provided as an Additional Service if requested by the Owner.

### *Consultant Responsibilities*

- 12.1 Detailed Energy Assessment. Fill in the audit application and submit to Idaho Power. Provide data and calculations for a Detailed Energy Assessment as part of Idaho Power's Custom Projects Program. Provide a final report for submission to Idaho Power.
- 12.2 Public Meeting Participation. Prepare materials for and present summary findings in a public meeting. Owner participate and provide facilities for public meeting including providing public notice as required (typically no less than 14 days in a newspaper of community-wide circulation). Owner will also assist in addressing public comments.
- 12.3 SCADA Master Plan. A detailed scope of work and fee proposal can be provided upon request.
- 12.4 Smoke Testing. Review available pipe material and age information in the Owner's GIS and solicit input from Owner's staff to identify which general areas should be targeted for smoke testing (i.e., the downtown area). Prepare a smoke testing plan that will include a map with recommended smoke testing sites. Provide smoke testing for up to 2 days. Budget includes \$500 for smoke testing equipment and materials per day.

This task assumes that the Owner will public notification as the Owner deems necessary, including a press release and door hangars in the areas identified for smoke testing and other field activities. The Owner will handle residential/business interactions and emergency services notification and communication prior to and during the smoke testing. Owner will provide traffic control as required for smoke testing in addition to support from two staff members during smoke testing to assist with testing.

Smoke testing will be scheduled and completed during the non-irrigation season (schedule assumes between July and September) when there is little to no rainfall anticipated and there has been little to no rainfall for an extended time period.

- 12.5 User Rate and Connection Fee Study Update. A detailed scope of work and fee proposal can be provided upon request.

### **ADDITIONAL SERVICES (not included in scope of work)**

- Support in securing/administering financing.
- Energy efficiency evaluations.
- Wastewater system resiliency evaluation, vulnerability assessment, and emergency response planning.
- Model training.
- Field work, including survey check, material testing, additional flow monitoring, etc.

### **SCHEDULE**

Consultant intends to provide a draft master plan document for Owner review within 12 months of receiving the requested information from the Owner as outlined in the general schedule that follows. The schedule assumes that

requested information is provided by the Owner within the timeframes indicated in the scope of work, and that Owner reviews are generally completed within one week.

Task	Target Completion from Signed Contract (months)
Task 1-Project Management	Ongoing
Task 2-Data Acquisition & Facility Tours	2-3 months
Task 3-Planning Criteria	2-3 months
Task 4-Existing Facilities Evaluation	5-6 months
Task 5-Need for System Improvements	6 months
Task 6-Collection System Alternatives	10-11 months
Task 7-Treatment System Alternatives	10-11 months
Task 8-Proposed Projects	11 months
Task 9-Facility Plan Documentation (draft report)	12 months
Task 10-12	TBD

## COMPENSATION

As compensation for services to be performed by Consultant, the Owner will pay Consultant as described in the following table. The total authorized budget amount shall not be exceeded without written authorization from the Owner.

Task	Type	Amount
Task 1 - Project Management	LS	\$19,000
Task 2 – Data Acquisition & Facility Tours	LS	\$35,900
Task 3 – Planning Criteria	LS	\$28,500
Task 4 – Existing Facilities Evaluation	LS	\$66,900
Task 5 – Need for System Improvements	LS	\$13,500
Task 6 – Collection System Alternatives Considered and Selection	LS	\$70,900
Task 7 – Treatment System Alternatives Considered and Selection	LS	\$71,700
Task 8 – Proposed Projects (Recommended Alternatives)	LS	\$27,200
Task 9 – Facility Plan Documentation	LS	\$16,100
<b>Total Consultant Fee for Phase 1</b>		<b>\$349,700</b>
Task 10 – Aquifer Recharge Study – Future Task	LS	
Task 11 – Irrigation Reuse Study – Future Task	LS	
Task 12—Optional Tasks	LS	
<b>Future/Optional Tasks 10-12 Total Estimated Budget</b>		<b>\$230,300</b>

LS = Lump Sum

EFFECTIVE DATE

This Task Order No. 1\_ is effective as of the \_\_ day of \_\_\_\_\_, 2022.

IN WITNESS WHEREOF, duly authorized representatives of the CITY and of the CONSULTANT have executed this Task Order No. \_1\_ evidencing its issuance by CITY and acceptance by CONSULTANT.

City of Kuna, Idaho

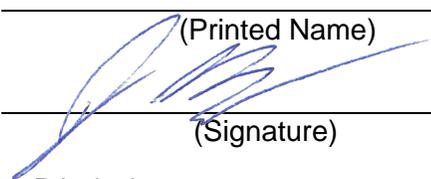
Keller Associates, Inc.

By: \_\_\_\_\_  
 (Printed Name)

\_\_\_\_\_  
 (Signature)

\_\_\_\_\_  
 (Title)

By: James Bledsoe 10/12/2022  
 \_\_\_\_\_  
 (Printed Name)

  
 \_\_\_\_\_  
 (Signature)

Principal  
 \_\_\_\_\_  
 (Title)

## **TASK ORDER**

This Task Order pertains to an Agreement by and between the City of Kuna, (“OWNER”), and HDR Engineering, Inc. (“ENGINEER”), dated 12 October, 2022, (“the Agreement”). Engineer shall perform services on the project described below as provided herein and in the Agreement. This Task Order shall not be binding until it has been properly signed by both parties. Upon execution, this Task Order shall supplement the Agreement as it pertains to the project described below.

TASK ORDER NUMBER: 01

PROJECT NAME: Kuna Water Master Plan

PART 1.0 PROJECT DESCRIPTION: See attached proposal dated October 12, 2022.

PART 2.0 SCOPE OF SERVICES TO BE PERFORMED BY ENGINEER ON THE PROJECT: See attached proposal dated October 12, 2022.

PART 3.0 OWNER’S RESPONSIBILITIES: See attached proposal dated October 12, 2022.

PART 4.0 PERIODS OF SERVICE: See attached proposal dated October 12, 2022.

PART 5.0 ENGINEER’S FEE: See attached proposal dated October 12, 2022.

PART 6.0 OTHER:

This Task Order is executed this \_\_\_\_\_ day of \_\_\_\_\_, 2022.

CITY OF KUNA  
"OWNER"

HDR ENGINEERING, INC.  
"ENGINEER"

BY: \_\_\_\_\_

BY: 

NAME: \_\_\_\_\_

NAME: Kate Eldridge

TITLE: \_\_\_\_\_

TITLE: Senior Vice President

ADDRESS: \_\_\_\_\_  
\_\_\_\_\_

ADDRESS: 412 E. Parkcenter Blvd, Ste 100  
Boise, ID 83706



October 12, 2022

Catherine Feistner, EIT  
Assistant City Engineer  
City of Kuna  
6950 S Ten Mile Road  
Meridian, ID 83642  
Sent via e-mail: [cfeistner@kunaid.gov](mailto:cfeistner@kunaid.gov)

**Subject: *Proposal for Engineering Services - City of Kuna Water System Master Plan***

Dear Catherine,

HDR Engineering, Inc. (HDR) is pleased to provide the following proposal for engineering services related to preparing a Water System Master Plan update for the City of Kuna.

#### **BACKGROUND**

The City of Kuna (City) Water Master Plan was last updated in 2017, and the City would like to prepare a Water Master Plan update to reflect current system conditions and growth projections. The City has received a Planning Grant from the Idaho Department of Environmental Quality (IDEQ) to prepare this update. A hydraulic model for the City's system exists, but a model update with system calibration is included as part of this scope of work.

#### **SCOPE OF WORK**

HDR will prepare an updated Water Master Plan document to provide planning data and analysis and meet IDEQ requirements. The Water Master Plan will be organized as follows:

#### **Proposed Water Master Plan Contents**

- 1 – Executive Summary
- 2 – City Planning (Growth Projections, Land Use, and City Planning Area)
- 3 – Planning Area Existing Conditions (Capacities, Condition, Description, Environmental)
- 4 – Water System Demands (Historical and Future Demands)
- 5 – Water System Analysis (Hydraulic Modeling, Supply and Storage Analysis, Infrastructure Sustainability Analysis, Improvement Alternatives)
- 6 – Water Rights Summary (Existing Water Rights and Recommended Actions)
- 7 – Capital Improvement Plan (Evaluate and Prioritize Capital Projects and Costs)

HDR will complete the following tasks to prepare the Water Master Plan.

### **Task 1 – Project Management**

HDR and City staff will hold a kick-off meeting to initiate the project. The objectives of the meeting will include reviewing the project scope, budget, and schedule and touring water system facilities. Special concerns of all parties will be addressed so that they are included in the Master Plan analysis.

**Deliverables** Kick-off meeting agenda, minutes, and action items  
 Monthly invoices (project duration)  
 Final Water Master Plan Document – 5 Hard Copies and Electronic Copy

### **Task 2 – City Planning**

HDR will prepare Section 2 of the Water Master Plan to summarize and present the City's planning information including planning area, land use projections, and population growth projections. A planning horizon of 20 years will be used for overall planning purposes. We assume the City will provide demographic projections for the City's service area for the 20-year period. Task 2 also will define planning criteria based on the Idaho Rules for Public Drinking Water Systems (IDAPA 58.01.08) and common industry standards. Criteria will be established for system pressure, fire flows, mechanical redundancy, emergency power, and storage. Fire flow will be based on the requirements of the Fire Department or authority with jurisdiction.

**Deliverables** Master Plan Section 2 – City Planning Summary (Chapter 1 will be the Plan's Executive Summary)  
 Growth Projections, Planning Area, and Land Use

### **Task 3 – Planning Area Existing Conditions**

The City will provide HDR all available data relevant to the material type, size, and age of infrastructure. HDR will work with City Staff to collect facility data and will prepare a description of existing water system facilities, including wells, tanks, and booster pump stations. Facilities will be described in detail, including capacity, condition, characteristics, and known deficiencies. All available facility and equipment data will be compiled and included in the Master Plan appendix for reference. The following water system components will be described:

- Service Area
- Pressure Zones
- Pressure Reducing Stations

- Sources of Supply
- Production Capacity and Water Quality
- Treatment
- Distribution/Transmission System
- Storage Facilities
- Booster Pump Stations
- Backup Power
- SCADA System
- Water Rate Structure

Task 3 also includes a description of existing environmental conditions, including geology, hydrology, biology, land use and development, cultural resources, floodplains, agricultural farmlands, public health and water quality, sole source aquifer evaluation, climate, air quality and noise, and a socioeconomic profile of the City.

**Deliverable** Master Plan Section 3 – Planning Area Existing Conditions  
 Describe existing water system facilities  
 Describe existing environmental conditions

#### **Task 4 – Water Demand Projections**

HDR will evaluate historical water demands including Average Day Demand (ADD), Maximum Day Demand (MDD), and Peak Hour Demand (PHD). Water usage by user category (residential, commercial, industrial) will be defined. The City's top water users will be identified. HDR will then forecast future water demands (ADD, MDD, and PHD) using the Task 2 growth projections and historical demand factors. The methodology for existing and future water demands will be clearly explained.

**Deliverables** Master Plan Section 4 – Water Supply Requirements / Demand Projections  
 Historical Water Demands  
 Demand Patterns  
 Demands by User Category  
 Water Demand Projections

#### **Task 5 – Water System Analysis**

Task 5 includes three major components: (1) hydraulic modeling of the water system, (2) a supply and storage analysis, and (3) infrastructure sustainability analysis.

HDR understands that the City currently has a hydraulic model in WaterCAD software of the City's water distribution system that can be used for planning, fire flow analysis, and

definition of needed capital improvement projects, under steady-state conditions. The model was developed by Keller Associates. HDR assumes that the hydraulic model will be provided to us from Keller Associates, with all associated supporting files, and that development of a new model is not required.

HDR will utilize the hydraulic model and associated output to (1) develop water demand allocation from water demands determined in Task 4, (2) distribute demands spatially to reflect actual water usage patterns, (3) incorporate water facility controls for wells, tanks, and booster pump stations, and (4) identify system deficiencies primarily focused on inadequate pressure under the different demand scenarios.

Several demand scenarios will be modeled, including static conditions, maximum day demand, peak hour demand, and maximum day demand with fire flow. The model will be calibrated using field testing to verify the accuracy of the results. Hydrant flow testing and spot testing for pressures, if needed, will be conducted by City staff in coordination with HDR.

Hydraulic modeling will be conducted for existing conditions and for the future 20-year projected water demands. For the existing conditions scenarios, we assume that the model is mostly up-to-date and only minor updates may be needed to reflect current conditions (this includes development and associated demands and City infrastructure). Model calibration will occur under the existing conditions evaluation. We have budgeted 80 hours to obtain the model and associated files, become familiar with its setup and assumptions, run existing conditions scenarios, and refine the model based on the calibration points.

For the hydraulic model of future conditions, we assume that the City will provide the location and quantity of future residential and commercial growth for the 20-year planning horizon. This future development will be incorporated into the model, with demands allocated and a conceptual layout of future water lines developed. Then the aforementioned demand scenarios will be run in the model. We have budgeted 100 hours to coordinate with the City on growth projections, developed the conceptual water distribution layout, update the model, and run the demand scenarios. The budgeted hours for this task assume that the areas of future growth are in close proximity and contiguous to the existing City service area and the conceptual water system layout is relatively simple and straightforward.

Task 5 includes an evaluation of water supply and storage relative to existing and projected water demands over the 20-year planning horizon. Well pumping capacity will be summarized, taking into account authorized water right diversion rates and IDEQ redundancy requirements. Water supply capacity will then be compared to existing and

future demands to identify any deficiencies. A storage analysis will be performed, looking at the different components of storage including operational, equalization, standby, and fire flow. Storage requirements for existing and future conditions will be identified. We will work closely with the City to identify locations for new supply and storage. We have budgeted 20 hours for this part of Task 5.

The third component to Task 5 is the infrastructure sustainability analysis. The City receives monthly energy reports from Cascade Energy describing energy use and an efficiency evaluation. HDR will review the energy reports and identify infrastructure improvements to improve the City's water system energy efficiency and sustainability, as identified in the City's planning grant letter of interest to IDEQ. This could include variable frequency drives, premium efficient motors, SCADA upgrades to identify water loss, and/or green energy solutions.

Once the model, supply analysis, and sustainability analysis are complete and water system deficiencies identified, improvement alternatives will be developed for distribution, transmission, supply, and pressure zone management where applicable. These alternatives will be developed for both existing conditions and future growth. The Water System Master Plan will present several alternatives for the City to consider, along with a summary of preferred alternatives. This work will be the basis of the Capital Improvement Plan completed under Task 8.

**Deliverable** Master Plan Section 5 – System Analysis  
 Hydraulic Modeling of Existing Conditions with Limited Calibration  
 Hydraulic Modeling of Future Conditions  
 Distribution System Capacity Evaluation (flow and pressure)  
 Source Capacity Evaluation  
 Storage Capacity Evaluation  
 Infrastructure Sustainability Analysis  
 Improvement Alternatives

#### **Task 6 – Water Rights Summary**

HDR is currently preparing a scope of work for the City to create a reasonably anticipated future needs (RAFN) water right application. Development of the RAFN permit is expected to occur parallel and in concert with development of the Master Plan update. The RAFN permit will utilize information collected and summarized in this Master Plan scope of work and the Master Plan will include relevant information from the RAFN permit. The Master Plan will also summarize the existing water right inventory and identify the status of the

City's water rights. The Master Plan will provide a high-level summary of existing rights and verify if the City has any short-term and longer-term water right actions required, including the proposed RAFN permit, to meet projected future demands.

**Deliverables** Master Plan Section 7 – Water Rights Summary  
Prioritized List of Water Right Actions

### **Task 7 – Capital Improvement Plan**

HDR will prepare a 20-year Capital Improvement Plan (CIP) that incorporates the findings and recommendations of the previous tasks. The implementation schedule for the CIP will be based on prioritization criteria established by the City in coordination with HDR. Criteria may include public health threats (including fire protection), cost, ease of implementation, age of infrastructure, projected growth locations and magnitude, and other factors identified by the City. A map will be created showing the locations of each of the CIP projects.

Conceptual cost estimates will be prepared for each CIP project and an overall schedule will be prepared to show the anticipated timing of projected costs. A replacement budget will be established for replacing aging infrastructure (pipelines, hydrants, meters, wells, tanks, booster pump stations, etc). The budget will include major preventative maintenance activities anticipated during the planning period.

**Deliverable** Master Plan Section 7 – Capital Improvement Plan  
20-Year Schedule of Proposed Capital Projects with Conceptual Cost Estimates  
Prioritization Criteria  
Replacement Budget Recommendations

### **Task 8 – Project Administration with IDEQ**

HDR will assist the City with project administration as required by conditions of the Planning Grant. This is expected to include monthly project updates and invoice documentation. We have budgeted 10 hours per month over a 7-month project duration to support the project administration.

**Deliverable** Assist City with miscellaneous project administration tasks, including monthly project updates and invoice support.

### INCLUDED IN SCOPE

- Up to four in-person or virtual meetings with City staff to discuss system needs, review system data, inspect system facilities, review draft work products, present findings and recommendations.
- Submission of Water Master Plan to IDEQ for review and approval. This budget includes one response to City and IDEQ comments and re-submittal to each agency.

### NOT INCLUDED IN SCOPE

- Perform hydrant flow testing and pressure spot testing (we assume this will be conducted by City with as-needed support from HDR to identify appropriate locations for testing and calibration)
- Hydraulic model runs for scenarios other than current and 20-year
- Environmental Information Document and associated meetings
- Declining balance analysis
- Water quality analysis or treatment improvements
- In-field detailed survey of existing infrastructure
- Project administration with IDEQ beyond this scope of work.

### SCHEDULE

A total project schedule of approximately 6 to 8 months is anticipated to complete the Water Master Plan, once required data is received from the City. An approximate schedule for tasks and important milestones is presented in Table 1.

Table 1. Project Schedule

<b>Task</b>	<b>Completion Date</b>
Notice to Proceed	Nov 1 2022
Project Kickoff	before Nov 30 2022
Task 2 - City Planning	Jan 1 2023
Task 3 - Existing Water System Facilities	Jan 15 2023
Task 4 - Water Demand Projections	Feb 15 2023
Task 5 - Water System Analysis	May 1 2023
Task 6 - Water Rights Summary	Feb 1 2023
Task 7 - Capital Improvement Plan	June 1 2023
Draft Report to City	June 1 2023
Comments Received from City	June 15 2023
Final Report to City and IDEQ	July 1 2023
Task 8 - Project Administration w/ IDEQ	Monthly

## ESTIMATED COSTS

HDR proposes to perform this work on a time and materials basis. HDR's hourly rates are based on their raw labor rate multiplied by 3.23. Direct Costs (photocopy, postage, subcontractors, mileage, etc.) are billed at actual cost plus 15%. Invoices will generally be sent monthly. Hourly rates are updated on January 1 of each year. Estimated costs for individual tasks are summarized in Table 2 below and excess amounts from one task will be utilized by another. This budget limit will not be exceeded without written authorization.

Table 2. Estimated Costs by Task

Task	Fee
Task 1 - Project Management	\$ 9,328
Task 2 - City Planning	\$ 10,368
Task 3 - Existing Water System Facilities	\$ 11,592
Task 4 - Water Demand Projections	\$ 9,921
Task 5 - Water System Analysis	\$ 40,597
Task 6 - Water Rights Summary	\$ 4,796
Task 7 - Capital Improvement Plan	\$ 13,823
Task 8 - Project Administration w/ IDEQ	\$ 10,883
TOTAL FEE	\$ 111,308

## AGREEMENT

If this proposal meets with your approval, please sign the attached task order referencing the executed City of Kuna Master Services Agreement.

Respectfully submitted:

### HDR ENGINEERING, INC

By   
 Kate Eldridge  
 Senior Vice President

By   
 Jason Thompson, P.E.  
 Senior Project Manager

**State of Idaho  
Department of Environmental Quality  
R83-2022**

**AUTHORIZING RESOLUTION  
Attachment SRF-03**

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF KUNA AUTHORIZING THE MAYOR TO SIGN ALL APPLICATIONS, FUNDING AGREEMENTS, AND OTHER DOCUMENTS RELATING TO WASTEWATER PROJECT (PROJECT).**

**WHEREAS**, the City intends to develop a Project for Wastewater facilities for the City wastewater system, such Project being necessary to determine the needs of the area for health, safety, and wellbeing of the people; and

**WHEREAS**, the Project is to be developed in accordance with the requirements in Idaho “Rules for Administration of Planning Grants for Drinking Water and Wastewater Facilities” (IDAPA 58.01.22), “Rules for Administration of Wastewater and Drinking Water Loan Funds” (IDAPA 58.01.12) and will set forth wastewater facilities required to be constructed to serve the needs of the area; and

**WHEREAS**, the costs of the Project of the wastewater facilities are eligible for state funding;

**NOW, THEREFORE, BE IT RESOLVED** by the City Council of Kuna, Idaho, that the Mayor is/are duly authorized to sign applications, grant agreements and amendments, and other documents relating to wastewater Projects.

Passed and adopted by the City Council of the City of Kuna on the 18th day of October, 2022.

By the following votes:

**AYES:** Number of Yes Votes

**NAYS:** Number of No Votes

**ATTESTED BY:**

\_\_\_\_\_  
**Chris Engels, City Clerk**

\_\_\_\_\_  
**Joe L. Stear, Mayor**

**State of Idaho  
Department of Environmental Quality  
R84-2022  
AUTHORIZING RESOLUTION  
Attachment SRF-03**

**A RESOLUTION OF THE CITY OF KUNA AUTHORIZING THE MAYOR TO SIGN ALL APPLICATIONS, FUNDING AGREEMENTS, AND OTHER DOCUMENTS RELATING TO DRINKING WATER PROJECT (PROJECT).**

**WHEREAS**, the City intends to develop a Project for Drinking Water facilities for the Kuna drinking water system, such Project being necessary to determine the needs of the area for health, safety, and wellbeing of the people; and

**WHEREAS**, the Project is to be developed in accordance with the requirements in Idaho “Rules for Administration of Planning Grants for Drinking Water and Wastewater Facilities” (IDAPA 58.01.22), “Rules for Administration of Wastewater and Drinking Water Loan Funds” (IDAPA 58.01.12) and will set forth drinking water facilities required to be constructed to serve the needs of the area; and

**WHEREAS**, the costs of the Project of the drinking water facilities are eligible for state funding;

**NOW, THEREFORE, BE IT RESOLVED** by the City Council of Kuna, Idaho, that the Mayor is/are duly authorized to sign applications, grant agreements and amendments, and other documents relating to drinking water Projects.

Passed and adopted by the City Council of the City of Kuna on the 18th day of October, 2022.

By the following votes:

**AYES:** Number of Yes Votes

**NAYS:** Number of No Votes

**ATTESTED BY:**

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**Chris Engels, City Clerk**

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**Joe L. Stear, Mayor**

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(Space above reserved for recording)

ORDINANCE 2022-29

CITY OF KUNA, IDAHO

ORDINANCE AMENDING THE EXTERIOR BOUNDARIES  
OF THE KUNA MUNICIPAL IRRIGATION SYSTEM  
[DB DEVELOPMENT LLC. real property]

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF KUNA:

- **MAKING CERTAIN FINDINGS; and**
- **ENLARGING THE BOUNDARIES OF THE KUNA MUNICIPAL IRRIGATION SYSTEM BY THE INCLUSION OF ADA COUNTY ASSESSOR'S DB DEVELOPMENT INC.; AND**
- **DECLARING WATER RIGHTS APPURTENANT THERETO ARE POOLED FOR DELIVERY PURPOSES; and**
- **DIRECTING THE CITY CLERK TO RECORD THIS ORDINANCE AS PROVIDED BY LAW; and**
- **DIRECTING THE CITY ENGINEER TO PROVIDE NOTICE OF THIS ORDINANCE TO THE BOISE~KUNA IRRIGATION DISTRICT, THE OWNERS AND UPDATE THE IRRIGATION SYSTEM MAP; and**
- **PROVIDING AN EFFECTIVE DATE.**

**The City Council findings:** The City Council makes the following findings of its authority, purpose and the history of the enactment of this ordinance:

- 1.1 The City of Kuna has established and operates, as authorized by Title 50, Chapter 18, Idaho Code, a municipal irrigation system, known and referred to as *Kuna Municipal Irrigation System* (the "KMIS"); and

- 1.2 Commencing with the establishment of the KMIS and with every additional real property enlarging KMIS, the City Council has passed and enacted an ordinance pursuant to Idaho Code Section 50-1832 describing and enlarging the exterior boundaries of KMIS; and
- 1.3 It is the intention of the City Council to include that certain real property identified by the Ada County Assessor’s office as DB DEVELOPMENT INC. [legally described in **Exhibit A** attached to this Ordinance and by this reference incorporated herein] (the “SUBJECT REAL PROPERTIES”) within the boundaries of KMIS and which SUBJECT REAL PROPERTIES are depicted on the attached **Exhibit B** Location Map; and
- 1.4 It is therefore necessary as required by Idaho Code Section 50-1832 to approve and enact this Ordinance in order to include the Subject Real Properties within the boundaries of KMIS.

**NOW, THEREFORE, BE IT ORDAINED BY THE MAYOR AND COUNCIL OF THE CITY OF KUNA, Ada County, Idaho, as follows:**

Section 1: The boundaries of the Kuna Municipal Irrigation System are enlarged by the inclusion of the SUBJECT REAL PROPERTIES and the boundaries thereof are adjusted accordingly, said SUBJECT REAL PROPERTY being described as follows in **Exhibit A** attached hereto this Ordinance.

Section 2: Declaring the water rights appurtenant thereto are hereby pooled for delivery purposes.

Section 3: The City Clerk is hereby directed to record, in the office of the recorder for Ada County, a certified copy of this ordinance as required by Section 50-1832, Idaho Code.

Section 4: The City Engineer is hereby directed to give notice of this action by forwarding a certified copy of this Ordinance to Boise~Kuna Irrigation District, the owner of the SUBJECT REAL PROPERTIES and to update the official City map of the exterior boundaries of KMIS.

Section 5: Effective Date: This Ordinance shall take effect and be in force from and after its passage, approval, and publication as required by law.

DATED this 18<sup>th</sup> day of October 2022.

ATTEST:

CITY OF KUNA, Ada County, Idaho

\_\_\_\_\_  
Joe L. Stear, Mayor

\_\_\_\_\_  
Chris Engels, City Clerk

**EXHIBIT A****LEGAL DESCRIPTION FOR WATER RIGHTS ON  
DB DEVELOPMENT LLC  
MADRONE HEIGHTS 2 SUBDIVISION**

A PARCEL OF SITUATED IN A PORTION OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 22, TOWNSHIP 2 NORTH, RANGE 1 WEST, B.M., CITY OF KUNA, ADA COUNTY, IDAHO BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

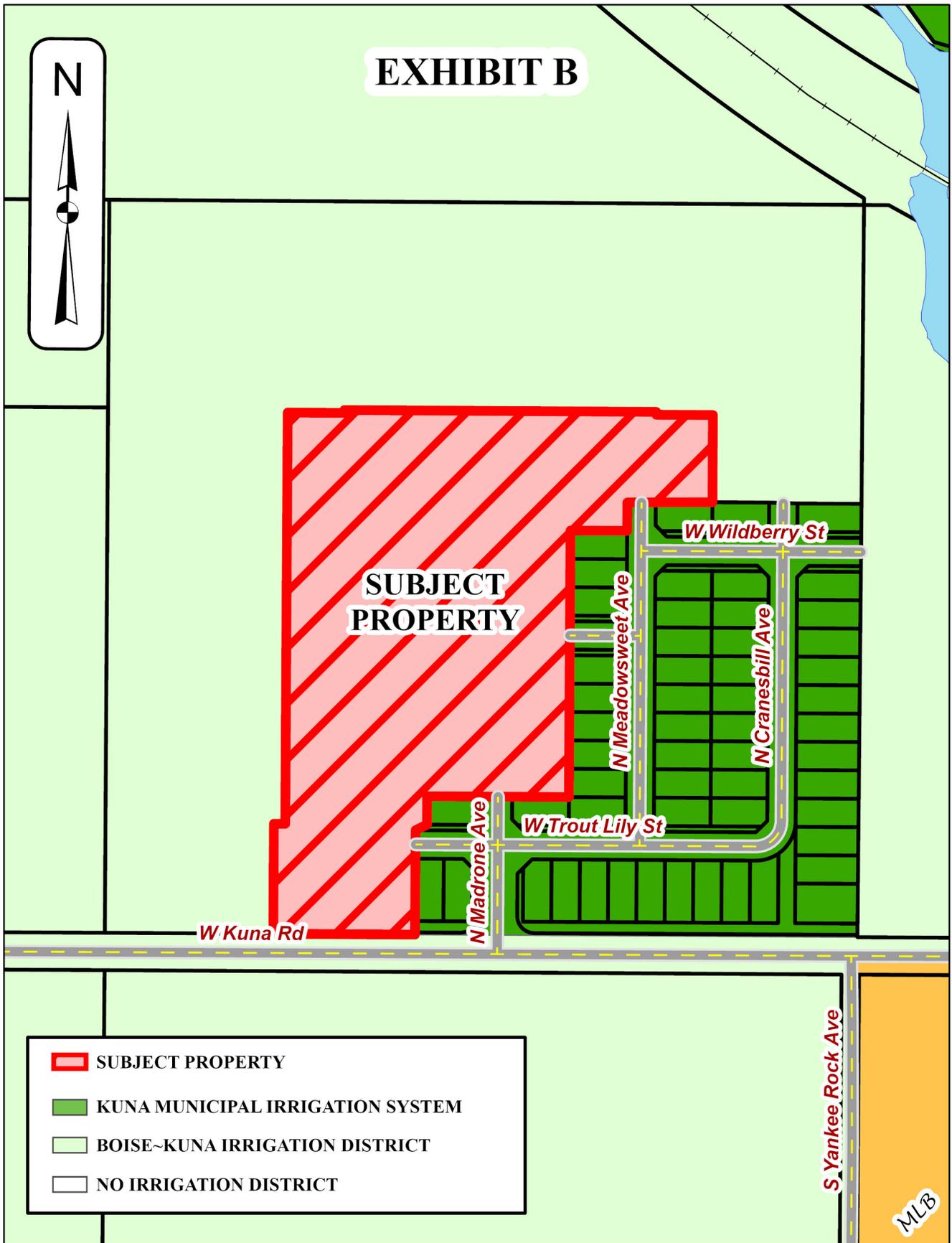
COMMENCING AT A 5/8-INCH REBAR MARKING THE EAST 1/16 CORNER OF SECTION 27 AND SAID SECTION 22, WHICH BEARS S89°41'25"E A DISTANCE OF 1,327.17 FEET FROM A BRASS CAP MARKING THE SOUTH 1/4 CORNER OF SAID SECTION 22, THENCE FOLLOWING THE SOUTHERLY LINE OF SAID SOUTHWEST 1/4 OF THE SOUTHEAST 1/4, N89°41'25"W A DISTANCE OF 780.00 FEET; THENCE LEAVING SAID SOUTHERLY LINE, N00°18'35"E A DISTANCE OF 33.00 FEET TO A 5/8-INCH REBAR ON THE BOUNDARY OF MADRONE HEIGHTS SUBDMVISION NO. 1 (BOOK \_\_\_ OF PLATS AT PAGE \_\_\_\_\_, RECORDS OF ADA COUNTY, IDAHO) AND THE NORTHERLY RIGHT-OF-WAY LINE OF WEST KUNA ROAD AND BEING THE POINT OF BEGINNING.

THENCE FOLLOWING SAID NORTHERLY RIGHT-OF-WAY LINE, N89°41'25"W A DISTANCE OF 250.00 FEET TO A SET 5/8-INCH REBAR; THENCE LEAVING SAID NORTHERLY RIGHT-OF-WAY LINE, N00°18'35"E A DISTANCE OF 194.00 FEET TO A SET 5/8-INCH REBAR; THENCE S89°41'25"E A DISTANCE OF 20.00 FEET TO A SET 5/8-INCH REBAR; THENCE N00°18'35"E A DISTANCE OF 725.00 FEET TO A SET 5/8-INCH REBAR; THENCE S89°41'25"E A DISTANCE OF 100.00 FEET TO A SET 5/8-INCH REBAR; THENCE N00°18'35"E A DISTANCE OF 5.00 FEET TO A SET 5/8-INCH REBAR; THENCE S89°41'25"E A DISTANCE OF 550.00 FEET TO A SET 5/8-INCH REBAR; THENCE S00°18'35"W A DISTANCE OF 5.00 FEET TO A SET 5/8-INCH REBAR; THENCE S89°41'25"E A DISTANCE OF 100.00 FEET TO A SET 5/8-INCH REBAR; THENCE S00°18'35"W A DISTANCE OF 153.75 FEET TO A SET 5/8-INCH REBAR ON THE BOUNDARY OF SAID MADRONE HEIGHTS SUBDIVISION NO. 1;

THENCE FOLLOWING SAID BOUNDARY THE FOLLOWING NINE (9) COURSES:

1. N89°41'25"W A DISTANCE OF 100.00 FEET TO A 5/8-INCH REBAR;
2. S88°52'39"W A DISTANCE OF 50.02 FEET TO A 5/8-INCH REBAR;
3. S00°18'35"W A DISTANCE OF 50.00 FEET TO A 5/8-INCH REBAR;
4. N89°41'25"W A DISTANCE OF 100.00 FEET TO A 5/8-INCH REBAR;
5. S00°18'35"W A DISTANCE OF 470.00 FEET TO A 5/8-INCH REBAR;
6. N89°41'25"W A DISTANCE OF 250.00 FEET TO A 5/8-INCH REBAR;
7. S00°18'35"W A DISTANCE OF 50.00 FEET TO A 5/8-INCH REBAR;
8. S63°44'41"W A DISTANCE OF 22.36 FEET TO A 5/8-INCH REBAR;
9. S00°18'35"W A DISTANCE OF 184.00 FEET TO THE POINT OF BEGINNING.

SAID PARCEL CONTAINS A TOTAL OF 10.214 ACRES, MORE OR LESS, AND IS SUBJECT TO ALL EXISTING EASEMENTS AND/OR RIGHTS-OF-WAY OF RECORD OR IMPLIED.



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(Space above reserved for recording)

**ORDINANCE 2022-30**

**CITY OF KUNA, IDAHO**

**ORDINANCE AMENDING THE EXTERIOR BOUNDARIES  
OF THE KUNA MUNICIPAL IRRIGATION SYSTEM  
[RENASCENCE FARM LLC. real property]**

**AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF KUNA:**

- **MAKING CERTAIN FINDINGS; and**
- **ENLARGING THE BOUNDARIES OF THE KUNA MUNICIPAL IRRIGATION SYSTEM BY THE INCLUSION OF ADA COUNTY ASSESSOR’S RENASCENCE FARM LLC.; AND**
- **DECLARING WATER RIGHTS APPURTENANT THERETO ARE POOLED FOR DELIVERY PURPOSES; and**
- **DIRECTING THE CITY CLERK TO RECORD THIS ORDINANCE AS PROVIDED BY LAW; and**
- **DIRECTING THE CITY ENGINEER TO PROVIDE NOTICE OF THIS ORDINANCE TO THE NAMPA~MERIDIAN IRRIGATION DISTRICT, THE OWNERS AND UPDATE THE IRRIGATION SYSTEM MAP; and**
- **PROVIDING AN EFFECTIVE DATE.**

**The City Council findings:** The City Council makes the following findings of its authority, purpose and the history of the enactment of this ordinance:

- 1.1 The City of Kuna has established and operates, as authorized by Title 50, Chapter 18, Idaho Code, a municipal irrigation system, known and referred to as *Kuna Municipal Irrigation System* (the “KMIS”); and

- 1.2 Commencing with the establishment of the KMIS and with every additional real property enlarging KMIS, the City Council has passed and enacted an ordinance pursuant to Idaho Code Section 50-1832 describing and enlarging the exterior boundaries of KMIS; and
- 1.3 It is the intention of the City Council to include that certain real property identified by the Ada County Assessor’s office as RENASCENCE FARM LLC. [legally described in **Exhibit A** attached to this Ordinance and by this reference incorporated herein] (the “SUBJECT REAL PROPERTIES”) within the boundaries of KMIS and which SUBJECT REAL PROPERTIES are depicted on the attached **Exhibit B** Location Map; and
- 1.4 It is therefore necessary as required by Idaho Code Section 50-1832 to approve and enact this Ordinance in order to include the Subject Real Properties within the boundaries of KMIS.

**NOW, THEREFORE, BE IT ORDAINED BY THE MAYOR AND COUNCIL OF THE CITY OF KUNA, Ada County, Idaho, as follows:**

Section 1: The boundaries of the Kuna Municipal Irrigation System are enlarged by the inclusion of the SUBJECT REAL PROPERTIES and the boundaries thereof are adjusted accordingly, said SUBJECT REAL PROPERTY being described as follows in **Exhibit A** attached hereto this Ordinance.

Section 2: Declaring the water rights appurtenant thereto are hereby pooled for delivery purposes.

Section 3: The City Clerk is hereby directed to record, in the office of the recorder for Ada County, a certified copy of this ordinance as required by Section 50-1832, Idaho Code.

Section 4: The City Engineer is hereby directed to give notice of this action by forwarding a certified copy of this Ordinance to Nampa~Meridian Irrigation District, the owner of the SUBJECT REAL PROPERTIES and to update the official City map of the exterior boundaries of KMIS.

Section 5: Effective Date: This Ordinance shall take effect and be in force from and after its passage, approval, and publication as required by law.

DATED this 18<sup>th</sup> day of October 2022.

ATTEST:

CITY OF KUNA, Ada County, Idaho

\_\_\_\_\_  
Joe L. Stear, Mayor

\_\_\_\_\_  
Chris Engels, City Clerk

**EXHIBIT A****LEGAL DESCRIPTION FOR WATER RIGHTS ON  
DB DEVELOPMENT LLC  
GRAN PRADO 3 SUBDIVISION**

A PORTION OF LOT 15, BLOCK 1 OF THE AMENDED PLAT OF BITTERCREEK MEADOWS SUBDIVISION (BOOK 95 OF PLATS, PAGES 11732-11735, ADA COUNTY) AND A PORTION OF THE NORTHEAST 1/4 OF SECTION 34, TOWNSHIP 3 NORTH, RANGE 1 WEST, BOISE MERIDIAN, CITY OF KUNA, ADA COUNTY, IDAHO, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A FOUND 5/8-INCH REBAR BEING THE CENTER-EAST 1/16 CORNER OF SECTION 34, WHICH BEARS N89°25'56"W A DISTANCE OF 1,315.48 FEET FROM AN ALUMINUM CAP MARKING THE EAST 1/4 CORNER OF SAID SECTION 34;  
THENCE FOLLOWING THE SUBDIVISION BOUNDARY OF GRAN PRADO SUBDIVISION NO. 2 THE FOLLOWING 5 COURSES:

1. N00°37'47"E A DISTANCE OF 291.41 FEET TO A FOUND 5/8-INCH REBAR;
2. N89°22'13"W A DISTANCE OF 110.00 FEET TO A FOUND 5/8-INCH REBAR;
3. N80°34'52"W A DISTANCE OF 50.59 FEET TO A FOUND 5/8-INCH REBAR;
4. N89°22'13"W A DISTANCE OF 105.00 FEET TO A FOUND 5/8-INCH REBAR;
5. N00°37'47"E A DISTANCE OF 81.43 FEET TO A FOUND 5/8-INCH REBAR;

THENCE LEAVING THE EASTERLY SUBDIVISION BOUNDARY LINE OF SAID GRAN PRADO SUBDIVISION NO. 2, N00°37'47"E A DISTANCE OF 427.08 FEET TO A SET 5/8-INCH REBAR;

THENCE 16.02 FEET ALONG THE ARC OF A CIRCULAR CURVE TO THE LEFT, SAID CURVE HAVING A RADIUS OF 495.00 FEET, A DELTA ANGLE OF 01°51'15", A CHORD BEARING OF N59°45'56"E AND A CHORD DISTANCE OF 16.02 FEET TO A SET 5/8-INCH REBAR;

THENCE 77.68 FEET ALONG THE ARC OF A CIRCULAR CURVE TO THE RIGHT, SAID CURVE HAVING A RADIUS OF 140.00 FEET, A DELTA ANGLE OF 31°47'28", A CHORD BEARING OF N74°44'03"E AND A CHORD DISTANCE OF 76.69 FEET TO A SET 5/8-INCH REBAR;

THENCE S89°22'13"E A DISTANCE OF 177.50 FEET TO A SET 5/8-INCH REBAR TO THE WESTERLY LINE OF THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4;

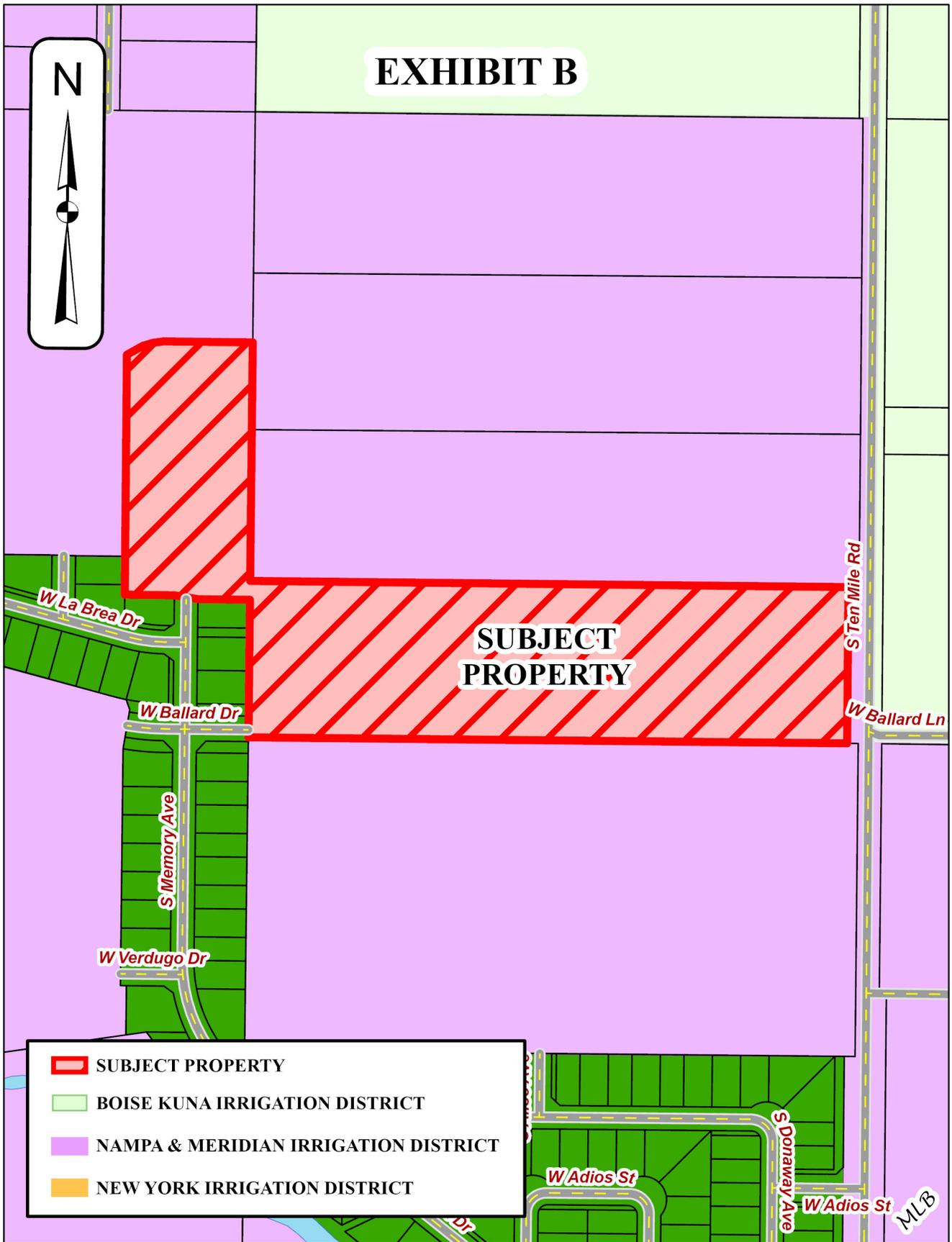
THENCE FOLLOWING SAID WESTERLY LINE, S00°37'47"W A DISTANCE OF 505.46 FEET TO A SET 5/8-INCH REBAR;

THENCE LEAVING SAID WESTERLY LINE, S89°24'57"E A DISTANCE OF 1,266.49 FEET TO A SET 5/8-INCH REBAR ON THE WESTERLY RIGHT-OF-WAY LINE OF S. TEN MILE RD.;

THENCE FOLLOWING SAID WESTERLY RIGHT-OF-WAY LINE, S00°27'30"W A DISTANCE OF 331.05 FEET TO A SET 5/8-INCH REBAR;

THENCE LEAVING SAID WESTERLY RIGHT-OF-WAY LINE AND FOLLOWING THE SOUTHERLY LINE OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4, N89°25'56"W A DISTANCE OF 1,267.48 FEET TO THE POINT OF BEGINNING.

SAID DESCRIPTION CONTAINS 12.910 ACRES, MORE OR LESS.



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(Space above reserved for recording)

**ORDINANCE 2022-31**

**CITY OF KUNA, IDAHO**

**ORDINANCE AMENDING THE EXTERIOR BOUNDARIES  
OF THE KUNA MUNICIPAL IRRIGATION SYSTEM  
[3 VALLEY DEVELOPMENT LLC. real property]**

**AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF KUNA:**

- **MAKING CERTAIN FINDINGS; and**
- **ENLARGING THE BOUNDARIES OF THE KUNA MUNICIPAL IRRIGATION SYSTEM BY THE INCLUSION OF ADA COUNTY ASSESSOR’S 3 VALLEY DEVELOPMENT LLC.; AND**
- **DECLARING WATER RIGHTS APPURTENANT THERETO ARE POOLED FOR DELIVERY PURPOSES; and**
- **DIRECTING THE CITY CLERK TO RECORD THIS ORDINANCE AS PROVIDED BY LAW; and**
- **DIRECTING THE CITY ENGINEER TO PROVIDE NOTICE OF THIS ORDINANCE TO THE BOISE~KUNA IRRIGATION DISTRICT, THE OWNERS AND UPDATE THE IRRIGATION SYSTEM MAP; and**
- **PROVIDING AN EFFECTIVE DATE.**

**The City Council findings:** The City Council makes the following findings of its authority, purpose and the history of the enactment of this ordinance:

- 1.1 The City of Kuna has established and operates, as authorized by Title 50, Chapter 18, Idaho Code, a municipal irrigation system, known and referred to as *Kuna Municipal Irrigation System* (the “KMIS”); and

- 1.2 Commencing with the establishment of the KMIS and with every additional real property enlarging KMIS, the City Council has passed and enacted an ordinance pursuant to Idaho Code Section 50-1832 describing and enlarging the exterior boundaries of KMIS; and
- 1.3 It is the intention of the City Council to include that certain real property identified by the Ada County Assessor’s office as 3 VALLEY DEVELOPMENT LLC. [legally described in **Exhibit A** attached to this Ordinance and by this reference incorporated herein] (the “SUBJECT REAL PROPERTIES”) within the boundaries of KMIS and which SUBJECT REAL PROPERTIES are depicted on the attached **Exhibit B** Location Map; and
- 1.4 It is therefore necessary as required by Idaho Code Section 50-1832 to approve and enact this Ordinance in order to include the Subject Real Properties within the boundaries of KMIS.

**NOW, THEREFORE, BE IT ORDAINED BY THE MAYOR AND COUNCIL OF THE CITY OF KUNA, Ada County, Idaho, as follows:**

Section 1: The boundaries of the Kuna Municipal Irrigation System are enlarged by the inclusion of the SUBJECT REAL PROPERTIES and the boundaries thereof are adjusted accordingly, said SUBJECT REAL PROPERTY being described as follows in **Exhibit A** attached hereto this Ordinance.

Section 2: Declaring the water rights appurtenant thereto are hereby pooled for delivery purposes.

Section 3: The City Clerk is hereby directed to record, in the office of the recorder for Ada County, a certified copy of this ordinance as required by Section 50-1832, Idaho Code.

Section 4: The City Engineer is hereby directed to give notice of this action by forwarding a certified copy of this Ordinance to Boise~Kuna Irrigation District, the owner of the SUBJECT REAL PROPERTIES and to update the official City map of the exterior boundaries of KMIS.

Section 5: Effective Date: This Ordinance shall take effect and be in force from and after its passage, approval, and publication as required by law.

DATED this 18<sup>th</sup> day of October 2022.

ATTEST:

CITY OF KUNA, Ada County, Idaho

\_\_\_\_\_  
Joe L. Stear, Mayor

\_\_\_\_\_  
Chris Engels, City Clerk

**EXHIBIT A****LEGAL DESCRIPTION FOR WATER RIGHTS ON  
3 VALLEY DEVELOPMENT LLC  
CHOTIKA SUBDIVISION**

A PORTION OF LOT 18 IN KUNA ORCHARD TRACTS AS RECORDED IN BOOK 6 OF PLATS AT PAGE 291, RECORDS OF ADA COUNTY, AND A PORTION OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 26, TOWNSHIP 2 NORTH, RANGE 1 WEST OF THE BOISE MERIDIAN, ADA COUNTY, IDAHO, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE FOUND 5/8TH INCH DIAMETER IRON PIN WITH AN ALUMINUM CAP LABELED PLS 7015 AT THE CENTER QUARTER CORNER OF SAID SECTION 26, FROM WHICH THE FOUND ALUMINUM CAP MONUMENT IN ASPHALT AT THE WEST QUARTER CORNER OF SAID SECTION 26 BEARS N 89° 48' 48" W A DISTANCE OF 2630.79 FEET; THENCE N 89° 48' 48" W ALONG THE CENTER SECTION LINE FOR A DISTANCE OF 657.75 FEET TO A POINT WITNESSED BY A SET 5/8TH INCH DIAMETER IRON WITH A 2-INCH ALUMINUM CAP LABELED PLS 11463 WHICH BEARS N 00° 16' 33" E A DISTANCE OF 3.00 FEET, SAID POINT BEING THE REAL POINT OF BEGINNING;

THENCE CONTINUING N 89° 48' 48" W ALONG THE CENTER SECTION LINE FOR A DISTANCE OF 395.75 FEET TO A SET 5/8TH INCH IRON PIN WITH A 2-INCH ALUMINUM CAP LABELED PLS 11463;

THENCE N 00° 18' 02" E FOR A DISTANCE OF 216.32 FEET TO A SET 5/8TH INCH IRON PIN WITH A 2-INCH ALUMINUM CAP LABELED PLS 11463;

THENCE S 89° 48' 48" E FOR A DISTANCE OF 39.01 FEET TO A SET 5/8TH INCH IRON PIN WITH A 2-INCH ALUMINUM CAP LABELED PLS 11463;

THENCE N 00° 18' 02" E FOR A DISTANCE OF 127.05 FEET TO A SET 5/8TH INCH IRON PIN WITH A 2-INCH ALUMINUM CAP LABELED PLS 11463;

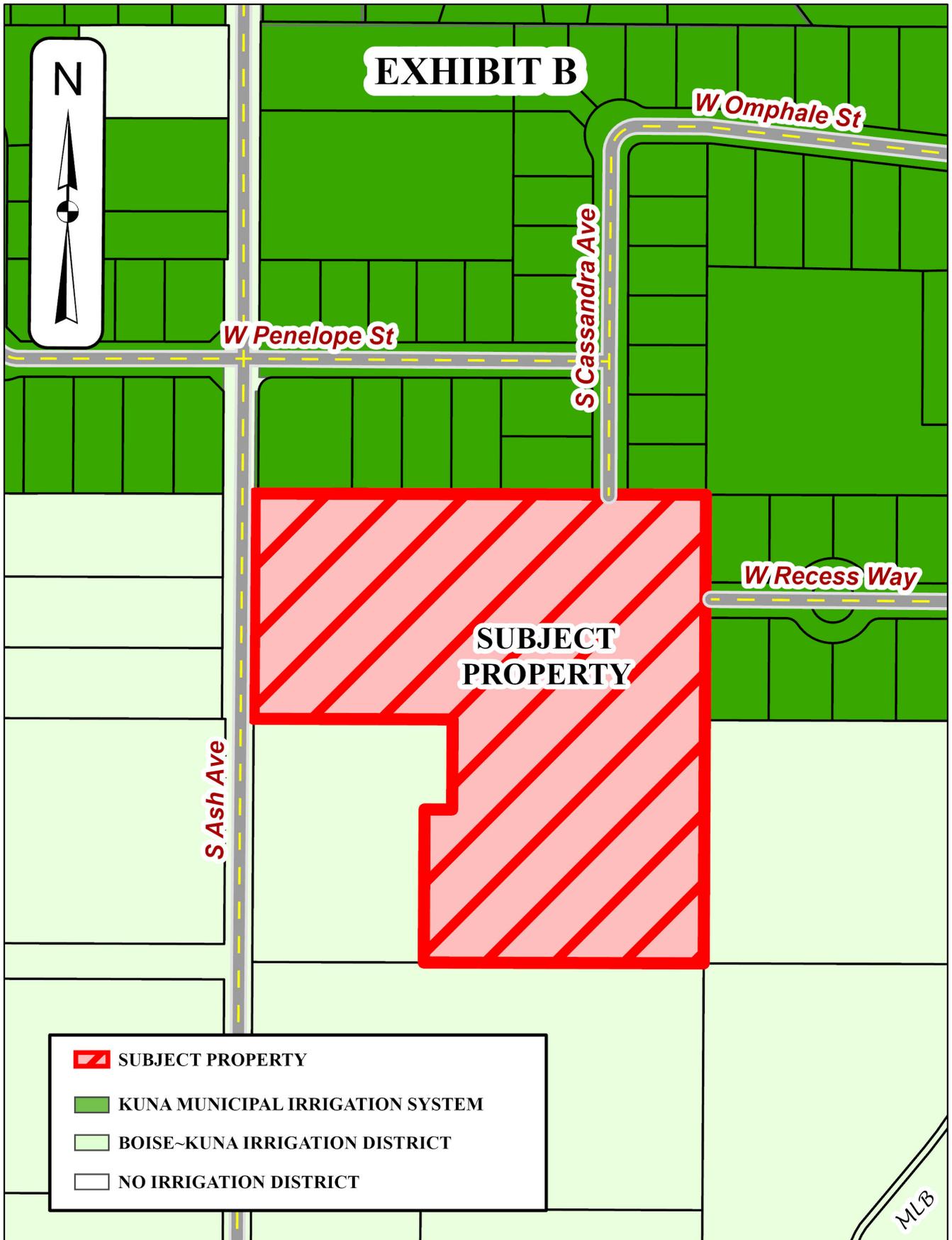
THENCE N 89° 49' 34" W FOR A DISTANCE OF 281.01 FEET TO A SET 5/8TH INCH IRON PIN WITH A 2-INCH ALUMINUM CAP LABELED PLS 11463 ON THE EASTERLY RIGHT-OF-WAY OF S. ASH AVENUE;

THENCE N 00° 18' 02" E ALONG SAID RIGHT-OF-WAY FOR A DISTANCE OF 318.30 FEET TO A SET 5/8TH INCH IRON PIN WITH A 2-INCH ALUMINUM CAP LABELED PLS 11463 AT THE NORTHWEST CORNER OF LOT 18 OF KUNA ORCHARD TRACTS;

THENCE S 89° 50' 18" E ALONG THE LINE COMMON TO SAID LOTS 18 AND 23 FOR A DISTANCE OF 657.46 FEET TO A FOUND 5/8TH INCH DIAMETER IRON PIN LABELED PLS 4347 AT THE CORNER COMMON TO LOTS 23, 24, 17 AND 18 OF KUNA ORCHARD TRACTS;

THENCE S 00° 16' 33" W ALONG THE LINE COMMON TO SAID LOTS 17 AND 18 FOR A DISTANCE OF 661.88 FEET TO THE REAL POINT OF BEGINNING.

AREA IS 7.811 ACRES, MORE OR LESS.



(Space above reserved for recording)

**ORDINANCE 2022-32**

**CITY OF KUNA, IDAHO**

**ORDINANCE AMENDING THE EXTERIOR BOUNDARIES  
OF THE KUNA MUNICIPAL IRRIGATION SYSTEM  
[BLACK CREEK LP. real property]**

**AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF KUNA:**

- **MAKING CERTAIN FINDINGS; and**
- **ENLARGING THE BOUNDARIES OF THE KUNA MUNICIPAL IRRIGATION SYSTEM BY THE INCLUSION OF ADA COUNTY ASSESSOR’S BLACK CREEK LP.; AND**
- **DECLARING WATER RIGHTS APPURTENANT THERETO ARE POOLED FOR DELIVERY PURPOSES; and**
- **DIRECTING THE CITY CLERK TO RECORD THIS ORDINANCE AS PROVIDED BY LAW; and**
- **DIRECTING THE CITY ENGINEER TO PROVIDE NOTICE OF THIS ORDINANCE TO THE BOISE~KUNA IRRIGATION DISTRICT, THE OWNERS AND UPDATE THE IRRIGATION SYSTEM MAP; and**
- **PROVIDING AN EFFECTIVE DATE.**

**The City Council findings:** The City Council makes the following findings of its authority, purpose and the history of the enactment of this ordinance:

- 1.1 The City of Kuna has established and operates, as authorized by Title 50, Chapter 18, Idaho Code, a municipal irrigation system, known and referred to as *Kuna Municipal Irrigation System* (the “KMIS”); and

- 1.2 Commencing with the establishment of the KMIS and with every additional real property enlarging KMIS, the City Council has passed and enacted an ordinance pursuant to Idaho Code Section 50-1832 describing and enlarging the exterior boundaries of KMIS; and
- 1.3 It is the intention of the City Council to include that certain real property identified by the Ada County Assessor’s office as BLACK CREEK LP. [legally described in **Exhibit A** attached to this Ordinance and by this reference incorporated herein] (the “SUBJECT REAL PROPERTIES”) within the boundaries of KMIS and which SUBJECT REAL PROPERTIES are depicted on the attached **Exhibit B** Location Map; and
- 1.4 It is therefore necessary as required by Idaho Code Section 50-1832 to approve and enact this Ordinance in order to include the Subject Real Properties within the boundaries of KMIS.

**NOW, THEREFORE, BE IT ORDAINED BY THE MAYOR AND COUNCIL OF THE CITY OF KUNA, Ada County, Idaho, as follows:**

Section 1: The boundaries of the Kuna Municipal Irrigation System are enlarged by the inclusion of the SUBJECT REAL PROPERTIES and the boundaries thereof are adjusted accordingly, said SUBJECT REAL PROPERTY being described as follows in **Exhibit A** attached hereto this Ordinance.

Section 2: Declaring the water rights appurtenant thereto are hereby pooled for delivery purposes.

Section 3: The City Clerk is hereby directed to record, in the office of the recorder for Ada County, a certified copy of this ordinance as required by Section 50-1832, Idaho Code.

Section 4: The City Engineer is hereby directed to give notice of this action by forwarding a certified copy of this Ordinance to Boise~Kuna Irrigation District, the owner of the SUBJECT REAL PROPERTIES and to update the official City map of the exterior boundaries of KMIS.

Section 5: Effective Date: This Ordinance shall take effect and be in force from and after its passage, approval, and publication as required by law.

DATED this 18<sup>th</sup> day of October 2022.

ATTEST:

CITY OF KUNA, Ada County, Idaho

\_\_\_\_\_  
Joe L. Stear, Mayor

\_\_\_\_\_  
Chris Engels, City Clerk

**EXHIBIT A**

**LEGAL DESCRIPTION FOR WATER RIGHTS ON  
BLACK CREEK LP  
JOURNEYS END SUBDIVISION NO. 4**

A re-subdivision of a portion of Lots 1, 5, 6, 7 and 8 of Avalon Orchard Tracts as filed in Book 4 of Plats at Page 189, records of Ada County, Idaho, located in the NW1/4 of the NE1/4 and the SW1/4 of the NE1/4 of Section 25, Township 2 North, Range 1 West, Boise Meridian, Kuna, Ada County, Idaho, more particularly described as follows:

Commencing at the N1/4 corner of said Section 25 from which the NE corner of said Section 25 bears South 88°39'09" East, 2667.49 feet:

thence along the North-South centerline of said Section 25 South 00°23'58" East, 943.33 feet;

thence leaving said North-South centerline South 86°26'57" East, 20.05 feet to the SW corner of Journey's End Subdivision No. 3 as filed in Book \_\_\_\_ of Plats at Pages \_\_\_\_\_ through \_\_\_\_\_, records of Ada County, Idaho and the **REAL POINT OF BEGINNING**;

thence along the South boundary line of said Journey's End Subdivision No. 3 for the following 12 courses and distances:

thence continuing South 86°26'57" East, 69.33 feet;

thence South 78°01'03" East, 75.29 feet;

thence South 67°10'24" East, 159.18 feet;

thence South 65°48'10" East, 163.92 feet;

thence South 25°13'34" East, 94.98 feet;

thence South 30°50'12" East, 156.45 feet;

thence South 46°48'41" East, 59.18 feet;

thence South 63°01'39" East, 83.20 feet;

thence North 26°59'45" East, 160.01 feet;

thence North 63°01'23" West, 9.68 feet;

thence North 00°20'07" West, 233.90 feet;

thence North 88°55'59" East, 143.72 feet to the SE corner of Lot 1, Block 3 of said Journey's End Subdivision No. 3;

thence leaving said South boundary line South 34°09'22" East, 9.50 feet to a point on the North boundary line of Lot 7 of said Avalon Orchard Tracts;

thence along said North boundary line South 88°46'58" East, 394.55 feet to the NE corner of said Lot 7;

thence along the East boundary line of said Lot 7 South 00°18'21" East, 775.48 feet to a point on the North bank of Indian Creek;

thence along said North bank for the following 10 courses and distances:

thence South 88°21'35" West, 115.47 feet;

thence North 84°04'34" West, 228.72 feet;

thence North 88°22'11" West, 123.10 feet;

thence North 75°17'03" West, 116.43 feet;

thence North 62°59'17" West, 318.00 feet;

thence North 46°47'46" West, 144.11 feet;

thence North 30°48'03" West, 149.70 feet;

thence North 48°13'53" West, 129.78 feet;

thence North 64°47'21" West, 112.88 feet;

thence North 83°58'43" West, 43.00 feet to a point on the East right-of-way line of S. Kay Ave.;

thence along said East right-of-way line North 00°23'58" West, 291.44 feet to the **REAL POINT OF BEGINNING**.  
Containing 16.20 acres, more or less.



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(Space above reserved for recording)

**ORDINANCE 2022-33**

**CITY OF KUNA, IDAHO**

**ORDINANCE AMENDING THE EXTERIOR BOUNDARIES  
OF THE KUNA MUNICIPAL IRRIGATION SYSTEM  
[COREY D BARTON. real property]**

**AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF KUNA:**

- **MAKING CERTAIN FINDINGS; and**
- **ENLARGING THE BOUNDARIES OF THE KUNA MUNICIPAL IRRIGATION SYSTEM BY THE INCLUSION OF ADA COUNTY ASSESSOR’S COREY D BARTON.; AND**
- **DECLARING WATER RIGHTS APPURTENANT THERETO ARE POOLED FOR DELIVERY PURPOSES; and**
- **DIRECTING THE CITY CLERK TO RECORD THIS ORDINANCE AS PROVIDED BY LAW; and**
- **DIRECTING THE CITY ENGINEER TO PROVIDE NOTICE OF THIS ORDINANCE TO THE BOISE~KUNA IRRIGATION DISTRICT, THE OWNERS AND UPDATE THE IRRIGATION SYSTEM MAP; and**
- **PROVIDING AN EFFECTIVE DATE.**

**The City Council findings:** The City Council makes the following findings of its authority, purpose and the history of the enactment of this ordinance:

- 1.1 The City of Kuna has established and operates, as authorized by Title 50, Chapter 18, Idaho Code, a municipal irrigation system, known and referred to as *Kuna Municipal Irrigation System* (the “KMIS”); and

- 1.2 Commencing with the establishment of the KMIS and with every additional real property enlarging KMIS, the City Council has passed and enacted an ordinance pursuant to Idaho Code Section 50-1832 describing and enlarging the exterior boundaries of KMIS; and
- 1.3 It is the intention of the City Council to include that certain real property identified by the Ada County Assessor’s office as COREY D BARTON. [legally described in **Exhibit A** attached to this Ordinance and by this reference incorporated herein] (the “SUBJECT REAL PROPERTIES”) within the boundaries of KMIS and which SUBJECT REAL PROPERTIES are depicted on the attached **Exhibit B** Location Map; and
- 1.4 It is therefore necessary as required by Idaho Code Section 50-1832 to approve and enact this Ordinance in order to include the Subject Real Properties within the boundaries of KMIS.

**NOW, THEREFORE, BE IT ORDAINED BY THE MAYOR AND COUNCIL OF THE CITY OF KUNA, Ada County, Idaho, as follows:**

Section 1: The boundaries of the Kuna Municipal Irrigation System are enlarged by the inclusion of the SUBJECT REAL PROPERTIES and the boundaries thereof are adjusted accordingly, said SUBJECT REAL PROPERTY being described as follows in **Exhibit A** attached hereto this Ordinance.

Section 2: Declaring the water rights appurtenant thereto are hereby pooled for delivery purposes.

Section 3: The City Clerk is hereby directed to record, in the office of the recorder for Ada County, a certified copy of this ordinance as required by Section 50-1832, Idaho Code.

Section 4: The City Engineer is hereby directed to give notice of this action by forwarding a certified copy of this Ordinance to Boise~Kuna Irrigation District, the owner of the SUBJECT REAL PROPERTIES and to update the official City map of the exterior boundaries of KMIS.

Section 5: Effective Date: This Ordinance shall take effect and be in force from and after its passage, approval, and publication as required by law.

DATED this 18<sup>th</sup> day of October 2022.

ATTEST:

CITY OF KUNA, Ada County, Idaho

\_\_\_\_\_  
Joe L. Stear, Mayor

\_\_\_\_\_  
Chris Engels, City Clerk

**EXHIBIT A****LEGAL DESCRIPTION FOR WATER RIGHTS ON  
COREY D BARTON  
FOSSIL CREEK 1 SUBDIVISION**

A parcel of land situated within the Northeast 1/4 of the Northwest 1/4 and the Northwest 1/4 of the Northeast 1/4 of Section 22, Township 2 North, Range 1 West, Boise Meridian, City of Kuna, Ada County, Idaho being more particularly described as follows:

**BEGINNING** at the 1/4 corner common to Sections 15 and 22, T.2N. R.1W. B.M., from which the Section corner common to Sections 14, 15, 22, and 23, T.2N. R.1W. B.M. bears, South 89°25'24" East, 2656.47 feet;

thence on the North boundary line of said Section 22, South 89°25'24" East, 163.77 feet to the Northwest corner of a parcel of land conveyed by a Warranty Deed, recorded on July 31, 2013, as Instrument No. 113086726, records of Ada County, Idaho;  
thence South 00°34'36" West, 130.00 feet to the Southwest corner of said parcel;  
thence South 89°25'24" East, 75.00 feet to the Southeast corner of said parcel;  
thence North 00°34'36" East, 130.00 feet to the Northeast corner of said parcel and the North boundary line of said Section 22;

thence on said North boundary line, South 89°25'24" East, 293.05 feet;  
thence leaving said North boundary line, South 00°34'36" West, 172.00 feet;  
thence South 89°25'24" East, 38.25 feet;  
thence South 00°34'36" West, 50.00 feet;  
thence South 00°21'55" West, 464.46 feet;  
thence North 89°38'05" West, 162.00 feet;  
thence South 00°21'55" West, 89.77 feet;  
thence North 89°30'27" West, 419.90 feet;  
thence North 63°01'46" West, 20.00 feet;  
thence North 36°33'04" West, 383.51 feet;  
thence South 53°26'56" West, 112.40 feet;  
thence 10.06 feet along the arc of a curve to the right having a radius of 125.00 feet, a central angle of 04°36'33" and a long chord which bears South 38°51'21" East, 10.05 feet;  
thence South 36°33'04" East, 35.28 feet;  
thence South 53°26'56" West, 162.00 feet;  
thence South 36°33'04" East, 26.36 feet;  
thence South 53°26'56" West, 162.00 feet;  
thence 5.75 feet along the arc of curve to the right having a radius of 125.00 feet, a central angle of 02°38'04" and a long chord which bears North 35°14'02" West, 5.75 feet;

thence South 53°26'56" West, 145.91 feet to the Northeasterly bank of Indian Creek;  
thence on said Northeasterly bank the following two (2) courses and distances:  
North 26°13'46" West, 31.33 feet;  
North 44°32'48" West, 138.76 feet;

thence leaving said Northeasterly bank, North 39°36'09" East, 650.51 feet;  
thence North 12°49'38" West, 25.00 feet;  
thence North 77°10'22" East, 147.08 feet;  
thence North 54°15'09" East, 298.60 feet to the North boundary line of said Section 22;  
thence on said North boundary line, South 89°25'33" East, 8.23 feet to the **REAL POINT OF BEGINNING**.  
Containing 16.297 acres, more or less.

