



OFFICIALS
Joe Stear, Mayor
Greg McPherson, Council President
Chris Bruce, Council Member
Matt Biggs, Council Member
John Laraway, Council Member

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

City Council Meeting
AGENDA
Tuesday, April 18, 2023

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 April 4, 2023**
- B. Accounts Payable Dated March 30, 2023, in the amount of \$742,603.49**
- C. Findings of Fact and Conclusions of Law.**
 - 1. Case No. 23-13-S (Subdivision) Paul Bunyan Plaza.
 - 2. Case No. 22-02-OA (Ordinance Amendment) Public Utility Lots & Lot Splits
 - 3. Case No. 23-03-CPF (Combo Plat) Ashville Acres Subdivision

D. Resolutions

- 1. Resolution R35-2023

A RESOLUTION OF THE CITY COUNCIL FOR KUNA, IDAHO APPROVING THE PRESSURIZED IRRIGATION FACILITIES CONSTRUCTION REIMBURSEMENT AGREEMENT FOR RISING SUN IRRIGATION PUMP AND POND; AUTHORIZING THE MAYOR TO EXECUTE THE AGREEMENT AND THE CITY CLERK TO ATTEST TO SAID SIGNATURE; AND AUTHORIZING THE CITY TREASURER TO PAY M3 ID RISING SUN, LLC THE AMOUNT OF EIGHT HUNDRED NINETY-

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.

THREE THOUSAND, EIGHT HUNDRED AND THIRTEEN DOLLARS AND FIFTY-THREE CENTS (\$893,813.53) PURSUANT TO THE TERMS OF SAID AGREEMENT.

5. External Reports:

- A. J&M Sanitation presentation of contract changes, request to council to provide staff direction going forward. Chad Gordon, J&M Sanitation ACTION ITEM

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. Consideration to approve Case Nos. 22-09-AN (Annexation) and 22-04-LS (Lot Split), 1299 N School Avenue – Associated Pacific Movers, requests Annexation and Lot Split approval for 1299 N School Avenue, Kuna, ID. – Troy Behunin, Senior Planner. ACTION ITEM

<http://kunacity.id.gov/DocumentCenter/View/8594/22-09-AN-1299-N-School-CC-PACKET-PDF>

Open Public Hearing

Receive evidence

Consideration to close evidence presentation and proceed to deliberation

- B. Consideration to approve Case Nos. 22-10-AN (Annexation) and 22-16-S (Pre-Plat); AC3 Properties, LLC requests Annexation and Pre – Plat approval located at 2535 W Ardell Road, Kuna, ID. Troy Behunin, Senior Planner ACTION ITEM

<http://kunacity.id.gov/DocumentCenter/View/8595/22-10-AN-Perdido-Cove-Subdivision-CC-PACKET-41823-PDF>

Open Public Hearing

Receive evidence

Consideration to close evidence presentation and proceed to deliberation

7. Business Items:

- A. Case No. 23-04-TE (Time Extension) Caspian Subdivision No. Final Plat – Jessica Reid, Associate Planner. ACTION ITEM

Applicant requests Time Extension for the Caspian Sub-division No. 2 Final Plat, located approximately one-half mile East of the Ten Mile Road and Lake Hazel Road intersection; Section35, Township 3 North, Range 1 West.

- B. Discussion and direction from Council on surplus sheds. Bobby Withrow, Parks/Facilities Director **ACTION ITEM**
- C. Direction to staff for mitigating capacity issues for the Kuna School District as a result of current city planning and development. **ACTION ITEM**
- D. Red Cliff Development Default of R27-2104 (07-01-AN, 07-03-ZC, 07-04-S, 07-03-DA): The City of Kuna Planning and Zoning Director requests the Council order the forfeiture of \$64,400 which was deposited by Red Cliff Development in the City’s agency fund in 2014. Additionally, the Director requests the Council authorize the removal of this \$64,400 from the agency fund to the general fund to be earmarked for future public pathway and/or open space improvements. This request is made due to failure of the developer to comply with conditions set forth in Resolution R27-2014. Doug Hanson, Planning and Zoning Director **ACTION ITEM**
- E. Month of the Military Child Proclamation.
- F. Denim Day Proclamation.

8. Ordinances:

- A. Consideration to approve Ordinance 2023-14 **ACTION ITEM**

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

- MAKING CERTAIN FINDINGS; AND
- AMENDING SUBSECTION 2, SECTION 6, CHAPTER 1, TITLE 5 OF KUNA CITY CODE BY THE ADDITION OF “PUBLIC UTILITY LOT” TO THE “LOT TYPES” DEFINITION; AND BY THE ADDITION OF “PUBLIC UTILITY LOT” AS AN EXCLUSION TO THE “SUBDIVISION” DEFINITION; AND
- AMENDING SECTION 3, CHAPTER 3, TITLE 5 OF KUNA CITY CODE AMENDING THE OFFICIAL HEIGHT AND AREA STANDARDS TABLE BY ADDING A TECHNICAL ADDITION; AND
- ADDING SECTION 5, CHAPTER 16, TITLE 5 OF KUNA CITY CODE PROVIDING FOR PUBLIC UTILITY LOT SPLITS; AND
- PROVIDING A SEVERABILITY CLAUSE; AND
- DIRECTING THE CITY CLERK; AND
- PROVIDING AN EFFECTIVE DATE.

Consideration to waive three readings

Consideration to approve Ordinance

Consideration to approve Summary Publication

9. Executive Session:

- A. Executive Session under Idaho State Code 74-206(f): To communicate with legal counsel for the public agency to discuss the legal ramification of and legal options for pending litigation, or controversies not yet being litigated but imminently likely to be litigated.

10. Mayor/Council Announcements:

11. Adjournment:



OFFICIALS
Joe Stear, Mayor
Greg McPherson, Council President
Chris Bruce, Council Member
Matt Biggs, Council Member
John Laraway, Council Member

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

City Council Meeting
MINUTES
Tuesday, April 4, 2023

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 00:00:11)

COUNCIL MEMBERS PRESENT:

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

CITY STAFF PRESENT:

- Marc Bybee, City Attorney
- Nathan Stanley, Senior Deputy Clerk
- Jared Empey, City Treasurer
- Mike Fratusco, Kuna Police Chief
- Doug Hanson, P & Z Director
- Bobby Withrow, Parks Director
- Morgan Treasure, Economic Development Director
- Nancy Stauffer, Human Resource Director

2. Invocation

3. Pledge of Allegiance: Mayor Stear

(Timestamp 00:00:31)

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 00:00:50)

A. Regular City Council Meeting Minutes and BOC Minutes Dated March 21, 2023

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 March 30, 2023, in the amount of \$1,625,701.65

C. Findings of Fact

1. 23-02-TE (Time Extension) Falco Catena Preliminary Plat Time Extension

D. Consideration to approve Maria Bonita Bakery LLC dba Maria Bonita Bakery for an Off Premise Beer and On-Premise Beer License at 397 W Main St, Kuna ID 83634.

E. Resolutions

1. Resolution R33-2023

A RESOLUTION OF THE CITY COUNCIL OF KUNA, IDAHO APPROVING THE FIRST ADDENDUM FOR AN ADDITIONAL TERM OF YEARS TO INTERAGENCY GOVERNMENTAL AGREEMENT FOR WAIVER OF COSTS AND FEES WITH ADA COUNTY HIGHWAY DISTRICT; AUTHORIZING THE MAYOR TO EXECUTE THE AGREEMENT AND THE CITY CLERK TO ATTEST TO SAID SIGNATURE.

Motion To: Approve the Consent Agenda

Motion By: Council Member McPherson

Motion Seconded: Council Member Bruce

Further Discussion: None

Approved by the Following Roll Call Vote:

Voting Aye: Council Members, Bruce, Laraway, Biggs, McPherson

Voting No: None

Absent: None

Motion Passed: 4-0-0

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.

(Timestamp 00:02:49)

A. Consideration to approve Case No. 22-02-OA (Ordinance Amendment) Public Utility Lots & Lot Splits: The City of Kuna requests consideration from the Council for an Ordinance Amendment to Title 5 of KCC for the inclusion of Public Utility Lots & Lot Splits.). – Doug Hanson, P & Z Director **ACTION ITEM**

Doug Hanson, Planning and Zoning Director reviewed Case No. 22-02-OA and stood for questions.

Council Member Laraway asked why we would not require set backs?

Doug Hanson responded.

<https://kunacity.id.gov/DocumentCenter/View/8574/22-02-OA-Public-Utility-Lots-and-Lot-Splits-Staff-Packet-CC>

Open Public Hearing

Receive evidence

Consideration to close evidence presentation and proceed to deliberation

Motion To: Close Evidence presentation and proceed to deliberation

Motion By: Council Member McPherson

Motion Seconded: Council Member Laraway

Voting Aye: Biggs, Bruce, Laraway, McPherson

Voting No: None

Absent: None

Motion Passed: 4-0-0

Motion To: Approve Case No. 22-02-OA (Ordinance Amendment)

Motion By: Council Member McPherson

Motion Seconded: Council Member Laraway

Voting Aye: Biggs, Bruce, Laraway, McPherson

Voting No: None

Absent: None

Motion Passed: 4-0-0

7. Business Items:

(Timestamp 00:09:02)

A. Grange Month Proclamation, Mayor Stear.

B. House Bill 328 and the impact to the Kuna Data Center and the Kuna Urban Renewal District.

Chris Bruce, Council Member DISCUSSION ITEM

(Timestamp 00:13:09)

Morgan Treasure, Economic Development Director reviewed House Bill 328 and the impact it will have on the City of Kuna moving forward with future projects that were depending on the tax increment from the Kuna Data Center.

Council Members discussed House Bill 328 and Morgan Treasure responded to questions received from Council.

Marc Bybee, City Attorney, responded to Council questions and clarified concerns that were presented.

8. Ordinances:

9. Executive Session:

10. Mayor/Council Announcements:

11. Adjournment:

Joe L. Stear, Mayor

ATTEST:

Chris Engels, City Clerk

*Minutes prepared by Nathan Stanley, Deputy City Clerk
Date Approved: CCM 04.18.2023*

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
2M COMPANY, INC.												
1461	2M COMPANY, INC.	204021702-00	15462	<u>4 INCH GALVANIZED PIPE FOR WATER TOWER, B. VILLANEUVA, APR '23</u>	04/05/2023	54.09	.00	<u>01-6150 MAINTENANCE & REPAIRS - SYSTEM</u>	1004	4/23		
Total 204021702-00:						54.09	.00					
Total 2M COMPANY, INC.:						54.09	.00					
ACEM												
839	ACEM	60323.00		<u>3RD QTR MEMBERSHIP CONTRIBUTION DUES FOR FY 2023</u>	04/01/2023	2,267.00	.00	<u>01-6075 DUES & MEMBERSHIPS</u>	0	4/23		
Total 60323.00:						2,267.00	.00					
Total ACEM:						2,267.00	.00					
ADA COUNTY HIGHWAY DISTRICT (IMPACT)												
5	ADA COUNTY HIGHWAY DISTRICT (IMPACT)	03312023ACH		<u>ACHD IMPACT FEE, MAR.'23</u>	03/31/2023	112,742.00	112,742.00	<u>30-2081 ACHD IMPACT FEE</u>	0	4/23	04/07/2023	
Total 03312023ACHDI:						112,742.00	112,742.00					
Total ADA COUNTY HIGHWAY DISTRICT (IMPACT):						112,742.00	112,742.00					
ADA COUNTY HIGHWAY DISTRICT (RENT)												
1037	ADA COUNTY HIGHWAY DISTRICT (RENT)	17654		<u>SHOP RENT FOR MAY. '23- PARKS</u>	04/12/2023	148.50	.00	<u>01-6211 RENT- BUILDINGS & LAND</u>	1004	4/23		
1037	ADA COUNTY HIGHWAY DISTRICT (RENT)	17654		<u>SHOP RENT FOR MAY. '23- WATER</u>	04/12/2023	126.00	.00	<u>20-6211 RENT- BUILDINGS & LAND</u>	0	4/23		
1037	ADA COUNTY HIGHWAY DISTRICT (RENT)	17654		<u>SHOP RENT FOR MAY. '23- SEWER</u>	04/12/2023	121.50	.00	<u>21-6211 RENT - BUILDINGS & LAND</u>	0	4/23		

City of Kuna

Payment Approval Report - City Council Approval
Report dates: 3/31/2023-4/13/2023

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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
1037	ADA COUNTY HIGHWAY DISTRICT (RENT)	17654		<u>SHOP RENT FOR MAY. '23-PI</u>	04/12/2023	54.00	.00	<u>25-6211 RENT - BUILDINGS & LAND</u>	0	4/23		
Total 17654:						450.00	.00					
Total ADA COUNTY HIGHWAY DISTRICT (RENT):						450.00	.00					
ADVANCED COMMUNICATIONS, INC.												
1566	ADVANCED COMMUNICATIONS, INC.	IN-8001081260		<u>INTERNET SERVICES @ PARKS OFFICE. 04/01-04/30/2023</u>	04/02/2023	189.46	.00	<u>01-6290 UTILITIES</u>	1004	4/23		
Total IN-800108126048:						189.46	.00					
Total ADVANCED COMMUNICATIONS, INC.:						189.46	.00					
AGRI-LINES IRRIGATION, INC.												
1066	AGRI-LINES IRRIGATION, INC.	INV91309	15468	<u>BOOSTER PUMP FOR THE FARM, T. FLEMING, APR. '23</u>	03/31/2023	17,404.43	17,404.43	<u>21-6020 CAPITAL IMPROVEMENTS</u>	0	4/23	04/07/2023	
Total INV91309:						17,404.43	17,404.43					
Total AGRI-LINES IRRIGATION, INC.:						17,404.43	17,404.43					
AKK INVESTMENTS LLC												
2074	AKK INVESTMENTS LLC	154	15343	<u>OPEN HOUSE SIGN, J. REID, MAR. '23</u>	03/17/2023	95.88	95.88	<u>01-6165 OFFICE SUPPLIES</u>	1003	4/23	04/07/2023	
Total 154:						95.88	95.88					
2074	AKK INVESTMENTS LLC	200	15386	<u>CORRECTION NOTICES, PRESSURE TEST & FRAMING APPROVAL NOTICES, C. MERRITT, MAR. '23</u>	03/22/2023	703.00	703.00	<u>01-6165 OFFICE SUPPLIES</u>	1005	4/23	04/07/2023	
Total 200:						703.00	703.00					
2074	AKK INVESTMENTS LLC	259	15428	<u>POSTAGE FOR RETURNING 3900 HACH MACHINE LOANER, M NADEAU, MAR. '23</u>	03/29/2023	72.10	72.10	<u>21-6150 M & R - SYSTEM</u>	0	4/23	04/07/2023	

City of Kuna

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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 259:						72.10	72.10					
2074	AKK INVESTMENTS LLC	63A	15301	<u>POSTAGE FOR SENDING HOCK SPECTOR PHOTO METER, M. NADEU MARCH '23</u>	03/07/2023	37.99	37.99	<u>21-6150 M & R - SYSTEM</u>	0	4/23	04/07/2023	
Total 63A:						37.99	37.99					
2074	AKK INVESTMENTS LLC	80	15292	<u>ROUGH PLUMBING PERMITS, D. STEPHENS, MAR. '23</u>	03/09/2023	117.50	117.50	<u>01-6165 OFFICE SUPPLIES</u>	1005	4/23	04/07/2023	
Total 80:						117.50	117.50					
Total AKK INVESTMENTS LLC:						1,026.47	1,026.47					
ANALYTICAL LABORATORIES												
1	ANALYTICAL LABORATORIES	2302086		<u>MONTHLY BACTERIA SAMPLES, MAR. '23-WATER</u>	03/31/2023	893.95	.00	<u>20-6152 M & R - LABORATORY COSTS</u>	0	4/23		
Total 2302086:						893.95	.00					
1	ANALYTICAL LABORATORIES	2302087		<u>MONTHLY BACTERIA SAMPLES, MAR. '23-SEWER</u>	03/31/2023	1,157.10	.00	<u>21-6152 M & R - LABORATORY COSTS</u>	0	4/23		
Total 2302087:						1,157.10	.00					
Total ANALYTICAL LABORATORIES:						2,051.05	.00					
ATLAS TECHNICAL CONSULTANTS LLC												
2198	ATLAS TECHNICAL CONSULTANTS LLC	205206		<u>PROFESSIONAL SERVICES FOR 03/11-03/24/2023, MISC SERVICES, KUNA POLICE STATION</u>	04/05/2023	1,144.30	.00	<u>01-6045 CONTINGENCY</u>	1322	4/23		

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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 205206:						1,144.30	.00					
Total ATLAS TECHNICAL CONSULTANTS LLC:						1,144.30	.00					
BONNEVILLE BLUEPRINT SUPPLY, INC.												
1378	BONNEVILLE BLUEPRINT SUPPLY, INC.	34972/2		<u>24 X 150 BOND 2" PAPER, M. BORZICK, MAR. '23-WATER</u>	03/03/2023	34.62	.00	<u>20-6165 OFFICE SUPPLIES</u>	0	4/23		
1378	BONNEVILLE BLUEPRINT SUPPLY, INC.	34972/2		<u>24 X 150 BOND 2" PAPER, M. BORZICK, MAR. '23-SEWER</u>	03/03/2023	34.62	.00	<u>21-6165 OFFICE SUPPLIES</u>	0	4/23		
1378	BONNEVILLE BLUEPRINT SUPPLY, INC.	34972/2		<u>24 X 150 BOND 2" PAPER, M. BORZICK, MAR. '23-PI</u>	03/03/2023	13.20	.00	<u>25-6165 OFFICE SUPPLIES</u>	0	4/23		
Total 34972/2:						82.44	.00					
Total BONNEVILLE BLUEPRINT SUPPLY, INC.:						82.44	.00					
CASELLE INC												
1239	CASELLE INC	124030		<u>MONTHLY SOFTWARE SUPPORT FOR 05/01-05/31/2023-ADMIN</u>	04/01/2023	700.72	.00	<u>01-6052 CONTRACT SERVICES</u>	0	4/23		
1239	CASELLE INC	124030		<u>MONTHLY SOFTWARE SUPPORT FOR 05/01-05/31/2023-WATER</u>	04/01/2023	479.44	.00	<u>20-6052 CONTRACT SERVICES</u>	0	4/23		
1239	CASELLE INC	124030		<u>MONTHLY SOFTWARE SUPPORT FOR 05/01-05/31/2023-SEWER</u>	04/01/2023	479.44	.00	<u>21-6052 CONTRACT SERVICES</u>	0	4/23		
1239	CASELLE INC	124030		<u>MONTHLY SOFTWARE SUPPORT FOR 05/01-05/31/2023-PI</u>	04/01/2023	184.40	.00	<u>25-6052 CONTRACT SERVICES</u>	0	4/23		
Total 124030:						1,844.00	.00					
Total CASELLE INC:						1,844.00	.00					
COASTLINE EQUIPMENT COMPANY												
1788	COASTLINE EQUIPMENT COMPANY	05592003	14557	<u>MINI EXCAVATOR, B.WITHROW, OCT.'22</u>	04/01/2023	116,000.00	116,000.00	<u>40-6166 PP&E PURCHASES</u>				

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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
								<u>OPERATIONS</u>	1332	4/23	04/07/2023	
	Total 05592003:					116,000.00	116,000.00					
	Total COASTLINE EQUIPMENT COMPANY:					116,000.00	116,000.00					
COMMERCIAL TIRE INC												
2204	COMMERCIAL TIRE INC	12255A		<u>TIRE CHANGE & TIRE DISPOSAL, B. WITHROW, MAR, '23</u>	03/17/2023	74.75	.00	<u>01-6305 VEHICLE MAINTENANCE & REPAIRS</u>	1004	4/23		
	Total 12255A:					74.75	.00					
	Total COMMERCIAL TIRE INC:					74.75	.00					
COMPASS												
4	COMPASS	223046		<u>FY 2023 ANNUAL MEMBERSHIP DUES, 3RD QUARTER</u>	04/03/2023	3,029.00	3,029.00	<u>01-6075 DUES & MEMBERSHIPS</u>	0	4/23	04/07/2023	
	Total 223046:					3,029.00	3,029.00					
	Total COMPASS:					3,029.00	3,029.00					
COPE SAND & GRAVEL INC												
2201	COPE SAND & GRAVEL INC	278882	15415	<u>3 LOADS OF GRAVEL FOR YARD AT SHOP, R. WARWICK, MARCH '23</u>	03/28/2023	642.64	.00	<u>01-6150 MAINTENANCE & REPAIRS - SYSTEM</u>	1004	4/23		
	Total 278882:					642.64	.00					
	Total COPE SAND & GRAVEL INC:					642.64	.00					
CORE & MAIN LP												
63	CORE & MAIN LP	S455568	15427	<u>4 REPAIR KITS FOR HYDRANTS, J. OSBORN, MAR, '23</u>	03/30/2023	1,481.04	.00	<u>20-6150 M & R - SYSTEM</u>	0	4/23		

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 S455568:						1,481.04	.00					
63	CORE & MAIN LP	S587720	15427	<u>30 REGISTERS, J. OSBORN, MAR. '23</u>	03/30/2023	8,293.20	.00	<u>20-6020 CAPITAL IMPROVEMENTS</u>	1089	4/23		
Total S587720:						8,293.20	.00					
Total CORE & MAIN LP:						9,774.24	.00					
CUSTOM ELECTRIC, INC.												
147	CUSTOM ELECTRIC, INC.	9079	15476	<u>WORK ON A/C UNIT AT SEGO PRARIE, D. CROSSLEY, APR. '23</u>	04/06/2023	2,921.38	.00	<u>25-6150 MAINT. & REPAIRS - SYSTEM (PI)</u>	0	4/23		
Total 9079:						2,921.38	.00					
147	CUSTOM ELECTRIC, INC.	9085	15506	<u>TROUBLESHOOT AND REPLACE CONTACTOR AT CHAPPAROSA PI STATION, D. CROSSLEY, APRIL, '23</u>	04/12/2023	508.75	.00	<u>25-6150 MAINT. & REPAIRS - SYSTEM (PI)</u>	0	4/23		
Total 9085:						508.75	.00					
Total CUSTOM ELECTRIC, INC.:						3,430.13	.00					
D & B SUPPLY												
75	D & B SUPPLY	18424	15426	<u>NUTS AND BOLTS FOR DOCK PROJECT, S. HOWELL, MAR. '23</u>	03/29/2023	50.78	.00	<u>40-6020 CAPITAL IMPROVEMENTS</u>	1126	4/23		
Total 18424:						50.78	.00					
75	D & B SUPPLY	23039	15486	<u>HITCH BALL FOR SERVICE TRUCK, J.DURHAM, APR.'23-FLEET</u>	04/10/2023	54.63	.00	<u>01-6305 VEHICLE MAINTENANCE & REPAIRS</u>	0	4/23		
75	D & B SUPPLY	23039	15486	<u>HITCH BALL FOR SERVICE TRUCK, J.DURHAM, APR.'23</u>	04/10/2023	21.85	.00	<u>20-6305 VEHICLE MAINTENANCE & REPAIRS</u>	0	4/23		

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75	D & B SUPPLY	23039	15486	<u>HITCH BALL FOR SERVICE TRUCK, J.DURHAM, APR.'23-SEWER</u>	04/10/2023	21.85	.00	<u>21-6305 VEHICLE MAINTENANCE & REPAIRS</u>	0	4/23		
75	D & B SUPPLY	23039	15486	<u>HITCH BALL FOR SERVICE TRUCK, J.DURHAM, APR.'23-PI</u>	04/10/2023	10.94	.00	<u>25-6305 VEHICLE MAINTENANCE & REPAIR</u>	0	4/23		
Total 23039:						109.27	.00					
75	D & B SUPPLY	36878		<u>RETURN BOLTS, NUTS AND WASHERS, J. PEREZ, MAR. '23</u>	03/29/2023	-12.73	.00	<u>01-6150 MAINTENANCE & REPAIRS - SYSTEM</u>	1004	4/23		
Total 36878:						-12.73	.00					
75	D & B SUPPLY	37225	15469	<u>PROPANE FOR WEED BURNER FOR PARKS, R. WARWICK, APR. '23</u>	04/05/2023	376.66	.00	<u>01-6150 MAINTENANCE & REPAIRS - SYSTEM</u>	1004	4/23		
Total 37225:						376.66	.00					
75	D & B SUPPLY	82117	15429	<u>NEW HITCHES FOR PARKS TRUCKS, J DURHAM, MARCH '23</u>	03/29/2023	743.93	.00	<u>01-6305 VEHICLE MAINTENANCE & REPAIRS</u>	1004	4/23		
Total 82117:						743.93	.00					
75	D & B SUPPLY	83075	15473	<u>WIRE CLAMPS FOR DOCK PROJECT, D. ABBOTT, APR. '23</u>	04/06/2023	36.12	.00	<u>40-6020 CAPITAL IMPROVEMENTS</u>	1126	4/23		
Total 83075:						36.12	.00					
75	D & B SUPPLY	91180	15451	<u>SWEATSHIRTS AND GLOVES FOR NEW PARKS HIRES, B.REED, APR.'23</u>	04/04/2023	158.96	.00	<u>01-6230 SAFETY TRAINING & EQUIPMENT</u>	1004	4/23		
Total 91180:						158.96	.00					

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Total D & B SUPPLY:						1,462.99	.00					
DMH ENTERPRISES LLC												
1745	DMH ENTERPRISES LLC	03312023DMH		<u>PLUMBING PERMITS, MAR.'23</u>	03/31/2023	9,228.41	9,228.41	<u>01-6052 CONTRACT SERVICES</u>	1005	4/23	04/07/2023	
Total 03312023DMH:						9,228.41	9,228.41					
Total DMH ENTERPRISES LLC:						9,228.41	9,228.41					
DYNA PARTS LLC												
2115	DYNA PARTS LLC	275431	15431	<u>BUTANE LIGHTER AT PLANT FOR STERILIZATION, T. HAMILTON, MARCH '23</u>	03/29/2023	10.94	.00	<u>21-6150 M & R - SYSTEM</u>	0	4/23		
Total 275431:						10.94	.00					
2115	DYNA PARTS LLC	275756		<u>OIL FILTERS, NEW CAR SCENTS, AND UPHOLSTERY/CARPET CLEANER FOR FLEET VEHICLES, APR. '23- ADMIN</u>	04/05/2023	20.37	.00	<u>01-6305 VEHICLE MAINTENANCE & REPAIRS</u>	0	4/23		
2115	DYNA PARTS LLC	275756		<u>OIL FILTERS, NEW CAR SCENTS, AND UPHOLSTERY/CARPET CLEANER FOR FLEET VEHICLES, APR. '23- WATER</u>	04/05/2023	8.15	.00	<u>20-6305 VEHICLE MAINTENANCE & REPAIRS</u>	0	4/23		
2115	DYNA PARTS LLC	275756		<u>OIL FILTERS, NEW CAR SCENTS, AND UPHOLSTERY/CARPET CLEANER FOR FLEET VEHICLES, APR. '23- SEWER</u>	04/05/2023	8.15	.00	<u>21-6305 VEHICLE MAINTENANCE & REPAIRS</u>	0	4/23		
2115	DYNA PARTS LLC	275756		<u>OIL FILTERS, NEW CAR SCENTS, AND UPHOLSTERY/CARPET CLEANER FOR FLEET VEHICLES, APR. '23- P.I</u>	04/05/2023	4.07	.00	<u>25-6305 VEHICLE MAINTENANCE & REPAIR</u>	0	4/23		
Total 275756:						40.74	.00					

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2115	DYNA PARTS LLC	275779	15461	<u>OIL FILTERS AND HEAD LIGHT FOR UTILITY LOCATOR VEHICLE, J. DURHAM, APR '23- WATER</u>	04/05/2023	18.22	.00	<u>20-6305 VEHICLE MAINTENANCE & REPAIRS</u>	0	4/23		
2115	DYNA PARTS LLC	275779	15461	<u>OIL FILTERS AND HEAD LIGHT FOR UTILITY LOCATOR VEHICLE, J. DURHAM, APR '23- SEWER</u>	04/05/2023	18.22	.00	<u>21-6305 VEHICLE MAINTENANCE & REPAIRS</u>	0	4/23		
2115	DYNA PARTS LLC	275779	15461	<u>OIL FILTERS AND HEAD LIGHT FOR UTILITY LOCATOR VEHICLE, J. DURHAM, APR '23- P.I</u>	04/05/2023	6.95	.00	<u>25-6305 VEHICLE MAINTENANCE & REPAIR</u>	0	4/23		
Total 275779:						43.39	.00					
2115	DYNA PARTS LLC	275795	15463	<u>6 INCH TRAILER PUMP FOR SEWER, J.DURHAM, APR '23</u>	04/05/2023	3.99	.00	<u>21-6142 MAINT. & REPAIRS - EQUIPMENT</u>	0	4/23		
2115	DYNA PARTS LLC	275795	15463	<u>BATTERY WITH 18MO WARRANTY FOR SEWER TRUCK, APR. '23</u>	04/05/2023	146.72	.00	<u>21-6305 VEHICLE MAINTENANCE & REPAIRS</u>	0	4/23		
2115	DYNA PARTS LLC	275795		<u>ONE EACH CORE DEPOSIT, APR. '23</u>	04/05/2023	32.40	.00	<u>21-6097 DEPOSITS ON ACCOUNT</u>	0	4/23		
Total 275795:						183.11	.00					
2115	DYNA PARTS LLC	275801		<u>BATTERY WITH 18MO WARRANTY AND CORE DEPOSIT RETURN ON INVOICE 275795, APR. '23</u>	04/05/2023	-179.12	.00	<u>21-6097 DEPOSITS ON ACCOUNT</u>	0	4/23		
2115	DYNA PARTS LLC	275801		<u>BATTERY WITH 18MO WARRANTY & CORE DEPOSIT, APR. ' 23</u>	04/05/2023	179.12	.00	<u>21-6097 DEPOSITS ON ACCOUNT</u>	0	4/23		
Total 275801:						.00	.00					
2115	DYNA PARTS LLC	275912	15481	<u>COUPLE TIRE PRESSURE GAUGES AND VALVE STEM REMOVER, T. FLEMING, APR. '23</u>	04/07/2023	22.30	.00	<u>21-6305 VEHICLE MAINTENANCE & REPAIRS</u>	0	4/23		

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Total 275912:						22.30	.00					
2115	DYNA PARTS LLC	275998		<u>CORE DEPOSIT PURCHASED ON INVOICE 275801 FOR SEWER TRUCK, J. DURHAM, APR. '23</u>	04/10/2023	-32.40	.00	<u>21-6097 DEPOSITS ON ACCOUNT</u>	0	4/23		
Total 275998:						-32.40	.00					
2115	DYNA PARTS LLC	275999	15484	<u>BATTERY FOR PARKS FORD RANGER J. DURHAM, APRIL '23</u>	04/10/2023	161.99	.00	<u>01-6305 VEHICLE MAINTENANCE & REPAIRS</u>	1004	4/23		
2115	DYNA PARTS LLC	275999	15484	<u>CORE DEPOSIT FOR PARKS FORD RANGER, J. DURHAM, APRIL '23</u>	04/10/2023	21.60	.00	<u>01-6097 DEPOSITS ON ACCOUNT</u>	1004	4/23		
2115	DYNA PARTS LLC	275999	15484	<u>AIR COMPRESSOR TOOLS FOR PARKS TRUCKS, J. DURHAM, APRIL '23</u>	04/10/2023	184.38	.00	<u>01-6175 SMALL TOOLS</u>	1004	4/23		
2115	DYNA PARTS LLC	275999		<u>ONE EACH CORE DEPOSIT FOR PARKS FORD RANGER, APR. '23</u>	04/10/2023	-21.60	.00	<u>01-6097 DEPOSITS ON ACCOUNT</u>	1004	4/23		
Total 275999:						346.37	.00					
2115	DYNA PARTS LLC	276070	15489	<u>LIGHTS FOR FLEET VEHICLES, J. DURHAM, APRIL, '23- ADMIN</u>	04/11/2023	23.18	.00	<u>01-6305 VEHICLE MAINTENANCE & REPAIRS</u>	0	4/23		
2115	DYNA PARTS LLC	276070	15489	<u>LIGHTS FOR FLEET VEHICLES, J. DURHAM, APRIL, '23- WATER</u>	04/11/2023	9.27	.00	<u>20-6305 VEHICLE MAINTENANCE & REPAIRS</u>	0	4/23		
2115	DYNA PARTS LLC	276070	15489	<u>LIGHTS FOR FLEET VEHICLES, J. DURHAM, APRIL, '23- SEWER</u>	04/11/2023	9.27	.00	<u>21-6305 VEHICLE MAINTENANCE & REPAIRS</u>	0	4/23		
2115	DYNA PARTS LLC	276070	15489	<u>LIGHTS FOR FLEET VEHICLES, J. DURHAM, APRIL, '23- P.I</u>	04/11/2023	4.63	.00	<u>25-6305 VEHICLE MAINTENANCE & REPAIR</u>	0	4/23		

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Total 276070:						46.35	.00					
2115	DYNA PARTS LLC	276098	15496	<u>BATTERY FOR BACKUP INSPECTOR TRUCK, J. DURHAM, APR '23</u>	04/11/2023	161.99	.00	01-6305 VEHICLE MAINTENANCE & REPAIRS	1005	4/23		
2115	DYNA PARTS LLC	276098	15496	<u>CORE BATTERY DEPOSIT, J. DURHAM, APR '23</u>	04/11/2023	21.60	.00	01-6097 DEPOSITS ON ACCOUNT	0	4/23		
2115	DYNA PARTS LLC	276098	15496	<u>WIRE FOR FLEET, J. DURHAM, APR '23- ADMIN</u>	04/11/2023	48.00	.00	01-6142 MAINT. & REPAIR - EQUIPMENT	0	4/23		
2115	DYNA PARTS LLC	276098	15496	<u>WIRE FOR FLEET, J. DURHAM, APR '23- WATER</u>	04/11/2023	19.20	.00	20-6142 MAINT. & REPAIRS- EQUIPMENT	0	4/23		
2115	DYNA PARTS LLC	276098	15496	<u>WIRE FOR FLEET, J. DURHAM, APR '23- SEWER</u>	04/11/2023	19.20	.00	21-6142 MAINT. & REPAIRS - EQUIPMENT	0	4/23		
2115	DYNA PARTS LLC	276098	15496	<u>WIRE FOR FLEET, J. DURHAM, APR '23- P.I</u>	04/11/2023	9.60	.00	25-6142 MAINT. & REPAIRS - EQUIPMENT	0	4/23		
Total 276098:						279.59	.00					
Total DYNA PARTS LLC:						940.39	.00					
EC COMPANY												
1797	EC COMPANY	S12362001265		<u>SERVICE CALLOUT FOR GENERATOR CONTINUING TO LEAK COOLANT, T. FLEMING, MAR. '23</u>	03/30/2023	585.00	.00	21-6142 MAINT. & REPAIRS - EQUIPMENT	0	4/23		
Total S12362001265:						585.00	.00					
Total EC COMPANY:						585.00	.00					
ELECTRICAL CONTROLS & INSTRUMENTATION												
1744	ELECTRICAL CONTROLS & INSTRUMENTATION	03312023ECI		<u>ELECTRICAL PERMITS, MAR.'23</u>	03/31/2023	17,998.58	17,998.58	01-6052 CONTRACT SERVICES	1005	4/23	04/07/2023	

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Total 03312023ECI:						17,998.58	17,998.58					
Total ELECTRICAL CONTROLS & INSTRUMENTATION:						17,998.58	17,998.58					
FERGUSON ENTERPRISES INC												
219	FERGUSON ENTERPRISES INC	0849057	15404	<u>BUTTERFLY VALVE, INSULATION PADS, FOR IRRIGATION, C.DEYOUNG, MAR.'23</u>	03/24/2023	1,250.00	1,250.00	25-6150 MAINT. & REPAIRS - SYSTEM (PI)	0	4/23	04/07/2023	
Total 0849057:						1,250.00	1,250.00					
219	FERGUSON ENTERPRISES INC	0849733	15403	<u>PIPE FITTINGS, PIPE, AND FLOW METER, MAR.'23 - WATER</u>	03/24/2023	932.08	932.08	20-6150 M & R - SYSTEM	0	4/23	04/07/2023	
Total 0849733:						932.08	932.08					
219	FERGUSON ENTERPRISES INC	0850397	15439	<u>BALL VALVE AND PARTS FOR THE FARM, T. HAMILTON, MARCH '23</u>	03/31/2023	165.55	.00	21-6090 FARM EXPENDITURES	0	4/23		
Total 0850397:						165.55	.00					
Total FERGUSON ENTERPRISES INC:						2,347.63	2,182.08					
FREUND PROPERTIES LLC												
2014	FREUND PROPERTIES LLC	6350		<u>CMIT MARATHON & GUARDIAN SERVICES, APRIL '23- ADMIN</u>	04/03/2023	2,228.51	2,228.51	01-6142 MAINT. & REPAIR - EQUIPMENT	0	4/23	04/07/2023	
2014	FREUND PROPERTIES LLC	6350		<u>CMIT MARATHON & GUARDIAN SERVICES, APRIL '23- WATER</u>	04/03/2023	1,524.77	1,524.77	20-6142 MAINT. & REPAIRS- EQUIPMENT	0	4/23	04/07/2023	
2014	FREUND PROPERTIES LLC	6350		<u>CMIT MARATHON & GUARDIAN SERVICES, APRIL '23- SEWER</u>	04/03/2023	1,524.77	1,524.77	21-6142 MAINT. & REPAIRS - EQUIPMENT	0	4/23	04/07/2023	
2014	FREUND PROPERTIES LLC	6350		<u>CMIT MARATHON & GUARDIAN SERVICES, APRIL '23- P.I</u>	04/03/2023	586.45	586.45	25-6142 MAINT. & REPAIRS -				

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								<u>EQUIPMENT</u>	0	4/23	04/07/2023	
	Total 6350:					5,864.50	5,864.50					
	Total FREUND PROPERTIES LLC:					5,864.50	5,864.50					
GLENN WALKER												
2161	GLENN WALKER	22160-05		<u>INFILTRATION TESTING & SITE VISIT AT KUNA POLICE STATION, C. ENGELS, APRIL, '23</u>	04/06/2023	831.22	.00	<u>01-6045 CONTINGENCY</u>	1322	4/23		
	Total 22160-05:					831.22	.00					
	Total GLENN WALKER:					831.22	.00					
H.D. FOWLER COMPANY												
1552	H.D. FOWLER COMPANY	16355641	15464	<u>GALVANIZED ELBOW IMPORT FOR BERNIE FISHER WELL #2, B. VILLANUEVA, APR. '23</u>	04/05/2023	75.86	.00	<u>01-6150 MAINTENANCE & REPAIRS - SYSTEM</u>	1004	4/23		
	Total 16355641:					75.86	.00					
	Total H.D. FOWLER COMPANY:					75.86	.00					
HORIZON DISTRIBUTORS INC												
2131	HORIZON DISTRIBUTORS INC	3L207396		<u>OIL FOR FARM MOWER, T. FLEMING, MAR. '23</u>	03/30/2023	74.95	.00	<u>21-6142 MAINT. & REPAIRS - EQUIPMENT</u>	0	4/23		
	Total 3L207396:					74.95	.00					
	Total HORIZON DISTRIBUTORS INC:					74.95	.00					
ICON ENTERPRISES, INC.												
1631	ICON ENTERPRISES, INC.	255104		<u>ANNUAL WEB HOSTING & SUPPORT, 04/10/23-04/09/2024-ADMIN</u>	04/10/2023	300.23	.00	<u>01-6052 CONTRACT SERVICES</u>	0	4/23		

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1631	ICON ENTERPRISES, INC.	255104		<u>ANNUAL WEB HOSTING & SUPPORT. 04/10/23-04/09/2024-WATER</u>	04/10/2023	205.42	.00	<u>20-6052 CONTRACT SERVICES</u>	0	4/23		
1631	ICON ENTERPRISES, INC.	255104		<u>ANNUAL WEB HOSTING & SUPPORT. 04/10/23-04/09/2024-SEWER</u>	04/10/2023	205.42	.00	<u>21-6052 CONTRACT SERVICES</u>	0	4/23		
1631	ICON ENTERPRISES, INC.	255104		<u>ANNUAL WEB HOSTING & SUPPORT. 04/10/23-04/09/2024-PI</u>	04/10/2023	79.01	.00	<u>25-6052 CONTRACT SERVICES</u>	0	4/23		
Total 255104:						790.08	.00					
1631	ICON ENTERPRISES, INC.	255109		<u>ANNUAL WEB HOSTING & SUPPORT. 04/10/23-04/09/2024-CLERKS</u>	04/10/2023	790.08	.00	<u>01-6052 CONTRACT SERVICES</u>	0	4/23		
Total 255109:						790.08	.00					
1631	ICON ENTERPRISES, INC.	255116		<u>ANNUAL WEB HOSTING & SUPPORT. 04/10/23-04/09/2024-WATER</u>	04/10/2023	331.83	.00	<u>20-6052 CONTRACT SERVICES</u>	0	4/23		
1631	ICON ENTERPRISES, INC.	255116		<u>ANNUAL WEB HOSTING & SUPPORT. 04/10/23-04/09/2024-SEWER</u>	04/10/2023	331.83	.00	<u>21-6052 CONTRACT SERVICES</u>	0	4/23		
1631	ICON ENTERPRISES, INC.	255116		<u>ANNUAL WEB HOSTING & SUPPORT. 04/10/23-04/09/2024-PI</u>	04/10/2023	126.42	.00	<u>25-6052 CONTRACT SERVICES</u>	0	4/23		
Total 255116:						790.08	.00					
1631	ICON ENTERPRISES, INC.	255117		<u>ANNUAL WEB HOSTING & SUPPORT. 04/10/23-04/09/2024-P&Z</u>	04/10/2023	790.08	.00	<u>01-6052 CONTRACT SERVICES</u>	1003	4/23		
Total 255117:						790.08	.00					
1631	ICON ENTERPRISES, INC.	255118		<u>ANNUAL WEB HOSTING & SUPPORT. 04/10/23-04/09/2024-PARKS</u>	04/10/2023	790.08	.00	<u>01-6052 CONTRACT SERVICES</u>	1004	4/23		

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Total 255118:						790.08	.00					
Total ICON ENTERPRISES, INC.:						3,950.40	.00					
IDAHO HUMANE SOCIETY												
833	IDAHO HUMANE SOCIETY	04/2023		<u>ANIMAL CONTROL CONTRACT SERVICES FOR APRIL. '23</u>	04/01/2023	11,965.58	.00	<u>01-6005 ANIMAL CONTROL SERVICES</u>	0	4/23		
Total 04/2023:						11,965.58	.00					
Total IDAHO HUMANE SOCIETY:						11,965.58	.00					
IDAHO PRESS TRIBUNE, LLC												
1802	IDAHO PRESS TRIBUNE, LLC	33089	15443	<u>AD#355866, LEGAL PUBLIC NOTICE, CASE NO. 22-11-AN, SWANSON & WEEKES, APRIL '23</u>	04/05/2023	37.38	.00	<u>01-6125 LEGAL PUBLICATIONS</u>	1003	4/23		
Total 33089:						37.38	.00					
1802	IDAHO PRESS TRIBUNE, LLC	33090	15442	<u>AD#355874, LEGAL PUBLIC NOTICE, CASE NO. 23-05-SUP, FITNESS CLASSES AT 1475 W FIREHOUSE LANE, J. REID, MARCH '23</u>	04/05/2023	37.38	.00	<u>01-6125 LEGAL PUBLICATIONS</u>	1003	4/23		
Total 33090:						37.38	.00					
Total IDAHO PRESS TRIBUNE, LLC:						74.76	.00					
IDAHO STATE POLICE												
1509	IDAHO STATE POLICE	03272023IDSP		<u>FINGERPRINTING NEW EMPLOYEES, S. CAHILL, S23091819, G. HUTSON, S23091839, MAR. '23</u>	03/27/2023	20.00	.00	<u>01-5950 TEAM BUILDING, ONBOARDING</u>	0	4/23		
1509	IDAHO STATE POLICE	03272023IDSP		<u>BACKGROUND CHECK, B. DALLOLIO, S23091819, MAR. '23</u>	03/27/2023	33.25	.00	<u>21-5950 TEAM BUILDING, ONBOARDING</u>	0	4/23		

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				'23- ADMIN	04/03/2023	276.64	.00	01-6025 JANITORIAL	0	4/23		
1976	JONATHAN STRICKLAND	1086		MONTHLY JANITORIAL SERVICES, CITY HALL, APR. '23 - WATER	04/03/2023	189.28	.00	20-6025 JANITORIAL	0	4/23		
1976	JONATHAN STRICKLAND	1086		MONTHLY JANITORIAL SERVICES, CITY HALL, APR. '23 - SEWER	04/03/2023	189.28	.00	21-6025 JANITORIAL	0	4/23		
1976	JONATHAN STRICKLAND	1086		MONTHLY JANITORIAL SERVICES, CITY HALL, APR. '23 - P.I	04/03/2023	72.80	.00	25-6025 JANITORIAL	0	4/23		
Total 1086:						728.00	.00					
1976	JONATHAN STRICKLAND	1087		MONTHLY JANITORIAL SERVICES, SENIOR CENTER, APR. '23	04/03/2023	446.00	.00	01-6025 JANITORIAL	1001	4/23		
Total 1087:						446.00	.00					
1976	JONATHAN STRICKLAND	1088		MONTHLY JANITORIAL SERVICES, TREATMENT PLANT, APR.'23- WATER	04/03/2023	168.00	.00	20-6025 JANITORIAL	0	4/23		
1976	JONATHAN STRICKLAND	1088		MONTHLY JANITORIAL SERVICES, TREATMENT PLANT, APR.'23- SEWER	04/03/2023	168.00	.00	21-6025 JANITORIAL	0	4/23		
1976	JONATHAN STRICKLAND	1088		MONTHLY JANITORIAL SERVICES, TREATMENT PLANT, APR.'23- P.I	04/03/2023	64.00	.00	25-6025 JANITORIAL	0	4/23		
Total 1088:						400.00	.00					
Total JONATHAN STRICKLAND:						1,574.00	.00					
KENDALL FORD OF MERIDIAN LLC												
1616	KENDALL FORD OF MERIDIAN LLC	2353991	15408	HARDWARE TO INSTALL RUNNING BOARDS ON FLEET TRUCK, J.DURHAM, MAR.'23- FLEET	03/28/2023	14.88	.00	01-6305 VEHICLE MAINTENANCE & REPAIRS	0	4/23		

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1616	KENDALL FORD OF MERIDIAN LLC	2353991	15408	<u>HARDWARE TO INSTALL RUNNING BOARDS ON FLEET TRUCK, J.DURHAM, MAR.'23-WATER</u>	03/28/2023	5.95	.00	<u>20-6305 VEHICLE MAINTENANCE & REPAIRS</u>	0	4/23		
1616	KENDALL FORD OF MERIDIAN LLC	2353991	15408	<u>HARDWARE TO INSTALL RUNNING BOARDS ON FLEET TRUCK, J.DURHAM, MAR.'23-SEWER</u>	03/28/2023	5.95	.00	<u>21-6305 VEHICLE MAINTENANCE & REPAIRS</u>	0	4/23		
1616	KENDALL FORD OF MERIDIAN LLC	2353991	15408	<u>HARDWARE TO INSTALL RUNNING BOARDS ON FLEET TRUCK, J.DURHAM, MAR.'23-PI</u>	03/28/2023	2.98	.00	<u>25-6305 VEHICLE MAINTENANCE & REPAIR</u>	0	4/23		
Total 2353991:						29.76	.00					
1616	KENDALL FORD OF MERIDIAN LLC	2354146		<u>DECKED CARGO & CARGOSLIDE FOR PARKS TRUCK #46, STORAGE BOXES, J. LORENTZ, MAR. '23</u>	03/30/2023	3,113.04	.00	<u>01-6305 VEHICLE MAINTENANCE & REPAIRS</u>	1004	4/23		
Total 2354146:						3,113.04	.00					
1616	KENDALL FORD OF MERIDIAN LLC	RN27512	12976	<u>NEW TRUCK FOR WATER DEPT. B.WITHROW, JAN.'22 - WATER</u>	03/15/2023	84,706.86	84,706.86	<u>20-6166 PP&E PURCHASES OPERATIONS</u>	1332	4/23	04/07/2023	
1616	KENDALL FORD OF MERIDIAN LLC	RN27512	12976	<u>NEW TRUCK FOR WATER DEPT. B.WITHROW, JAN.'22 - P.I</u>	03/15/2023	21,176.71	21,176.71	<u>25-6166 PP&E PURCHASES - OPERATIONS</u>	1332	4/23	04/07/2023	
Total RN27512:						105,883.57	105,883.57					
Total KENDALL FORD OF MERIDIAN LLC:						109,026.37	105,883.57					
KUNA JT. SCHOOL DISTRICT NO. 3												
199	KUNA JT. SCHOOL DISTRICT NO. 3	4423		<u>FIBER OPTIC LEASE FOR MARCH 2023-ADMIN</u>	04/04/2023	114.00	.00	<u>01-6255 TELEPHONE</u>	0	4/23		
199	KUNA JT. SCHOOL DISTRICT NO. 3	4423		<u>FIBER OPTIC LEASE FOR MARCH 2023-WATER</u>	04/04/2023	78.00	.00	<u>20-6255 TELEPHONE EXPENSE</u>	0	4/23		

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199	KUNA JT. SCHOOL DISTRICT NO. 3	4423		<u>FIBER OPTIC LEASE FOR MARCH 2023-SEWER</u>	04/04/2023	78.00	.00	21-6255 TELEPHONE EXPENSE	0	4/23		
199	KUNA JT. SCHOOL DISTRICT NO. 3	4423		<u>FIBER OPTIC LEASE FOR MARCH 2023-PI</u>	04/04/2023	30.00	.00	25-6255 TELEPHONE EXPENSE	0	4/23		
Total 4423:						300.00	.00					
Total KUNA JT. SCHOOL DISTRICT NO. 3:						300.00	.00					
KUNA LUMBER												
499	KUNA LUMBER	A134769	15416	<u>MAGNETS FOR SHOP TOOLS, S.HOWELL, MAR.'23-FLEET</u>	03/28/2023	4.49	.00	01-6175 SMALL TOOLS	1004	4/23		
499	KUNA LUMBER	A134769	15416	<u>MAGNETS FOR SHOP TOOLS, S.HOWELL, MAR.'23-WATER</u>	03/28/2023	1.80	.00	20-6175 SMALL TOOLS	0	4/23		
499	KUNA LUMBER	A134769	15416	<u>MAGNETS FOR SHOP TOOLS, S.HOWELL, MAR.'23-SEWER</u>	03/28/2023	1.80	.00	21-6175 SMALL TOOLS	0	4/23		
499	KUNA LUMBER	A134769	15416	<u>MAGNETS FOR SHOP TOOLS, S.HOWELL, MAR.'23-PI</u>	03/28/2023	.90	.00	25-6175 SMALL TOOLS	0	4/23		
Total A134769:						8.99	.00					
499	KUNA LUMBER	A134792	15432	<u>BLK MOUNTING TAPE FOR PARK WALLS, J. ADAMS, MARCH '23</u>	03/29/2023	13.04	.00	01-6140 MAINT. & REPAIR BUILDING	1004	4/23		
Total A134792:						13.04	.00					
499	KUNA LUMBER	A134864	15444	<u>BLACK OXIDE BIT & COIL, M. DAVILA, APRIL, '23-WATER</u>	04/03/2023	10.78	.00	20-6150 M & R - SYSTEM	0	4/23		
499	KUNA LUMBER	A134864	15444	<u>BLACK OXIDE BIT & COIL, M. DAVILA, APRIL, '23-PI</u>	04/03/2023	2.70	.00	25-6150 MAINT. & REPAIRS - SYSTEM (PI)	0	4/23		

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Total A134864:						13.48	.00					
499	KUNA LUMBER	A134882	15452	<u>DUPLICATE KEYS MADE FOR NEW HIRES FOR PARKS BUILDINGS, S. HOWELL, APR'23</u>	04/04/2023	148.89	.00	<u>01-6140 MAINT. & REPAIR BUILDING</u>	1004	4/23		
Total A134882:						148.89	.00					
499	KUNA LUMBER	B169975	15385	<u>WHITE PAINT, FIBER CLOTH, ROLLER COVER FOR CITY HALL CHAMBERS, J. ADAMS, MAR. '23-ADMIN</u>	03/22/2023	22.79	.00	<u>01-6140 MAINT. & REPAIR BUILDING</u>	0	4/23		
499	KUNA LUMBER	B169975	15385	<u>WHITE PAINT, FIBER CLOTH, ROLLER COVER FOR CITY HALL CHAMBERS, J. ADAMS, MAR. '23-WATER</u>	03/22/2023	15.59	.00	<u>20-6140 MAINT. & REPAIR BUILDING</u>	0	4/23		
499	KUNA LUMBER	B169975	15385	<u>WHITE PAINT, FIBER CLOTH, ROLLER COVER FOR CITY HALL CHAMBERS, J. ADAMS, MAR. '23-SEWER</u>	03/22/2023	15.59	.00	<u>21-6140 MAINT & REPAIR BUILDING</u>	0	4/23		
499	KUNA LUMBER	B169975	15385	<u>WHITE PAINT, FIBER CLOTH, ROLLER COVER FOR CITY HALL CHAMBERS, J. ADAMS, MAR. '23-PI</u>	03/22/2023	6.01	.00	<u>25-6140 MAINT & REPAIR BUILDING</u>	0	4/23		
Total B169975:						59.98	.00					
499	KUNA LUMBER	B169994	15394	<u>HOSE FITTING FOR SPRAY RIG. S. HOWELL, MARCH '23</u>	03/23/2023	5.39	.00	<u>01-6142 MAINT. & REPAIR- EQUIPMENT</u>	1004	4/23		
Total B169994:						5.39	.00					
499	KUNA LUMBER	B170130	15421	<u>BOX OF SCREWS, J. COX, MAR. '23</u>	03/28/2023	3.95	.00	<u>20-6140 MAINT. & REPAIR BUILDING</u>	0	4/23		
Total B170130:						3.95	.00					

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499	KUNA LUMBER	B170158	15430	<u>4 GALVANIZED NIPPLES, M. DAVILA, MAR. '23</u>	03/29/2023	40.55	.00	<u>20-6150 M & R - SYSTEM</u>	0	4/23		
Total B170158:						40.55	.00					
499	KUNA LUMBER	B170258	15447	<u>2 QUARTS OF PAINT AND ROLLERS TO COVER UP GRAFFITI UNDER BRIDGE, J. PEREZ, APR. '23</u>	04/03/2023	37.40	.00	<u>01-6150 MAINTENANCE & REPAIRS - SYSTEM</u>	1004	4/23		
Total B170258:						37.40	.00					
499	KUNA LUMBER	B170280	15453	<u>CABLE AND FASTNERS FOR SEGO PRARIE DOCKS, D. ABBOTT, APR '23.</u>	04/04/2023	217.55	.00	<u>40-6020 CAPITAL IMPROVEMENTS</u>	1126	4/23		
Total B170280:						217.55	.00					
499	KUNA LUMBER	B170336	15472	<u>PAINT SUPPLIES, J. OSBORN, APR. '23</u>	04/06/2023	17.23	.00	<u>20-6140 MAINT. & REPAIR BUILDING</u>	0	4/23		
Total B170336:						17.23	.00					
499	KUNA LUMBER	B170356	15479	<u>DIE HEX FOR THE DOCK, R. WARWICK, ARP.'23</u>	04/07/2023	13.04	.00	<u>40-6020 CAPITAL IMPROVEMENTS</u>	1126	4/23		
Total B170356:						13.04	.00					
Total KUNA LUMBER:						579.49	.00					
KUNA RURAL FIRE DISTRICT (IMPACT)												
1944	KUNA RURAL FIRE DISTRICT (IMPACT)	03312023KRF		<u>KRFD IMPACT FEES, MAR.'23</u>	03/31/2023	62,720.00	62,720.00	<u>30-2082 KRFD IMPACT FEE</u>	0	4/23	04/07/2023	
Total 03312023KRFDI:						62,720.00	62,720.00					
Total KUNA RURAL FIRE DISTRICT (IMPACT):						62,720.00	62,720.00					

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KUNA RURAL FIRE DISTRICT (PLAN REVIEW)												
1945	KUNA RURAL FIRE DISTRICT (PLAN REVIEW)	03312023KRF		<u>KRFD PLAN REVIEW FEES, MAR.'23</u>	03/31/2023	449.70	449.70	<u>30-2083 KRFD PLAN REVIEW FEE</u>	0	4/23	04/07/2023	
Total 03312023KRF DPR:						449.70	449.70					
Total KUNA RURAL FIRE DISTRICT (PLAN REVIEW):						449.70	449.70					
LES SCHWAB TIRES												
221	LES SCHWAB TIRES	12800610602	15474	<u>CLEAN UP TIRES AND DISPOSE FROM FLEET SHOP. S. J.DURHAM, APR.'23-FLEET</u>	04/06/2023	401.17	.00	<u>01-6150 MAINTENANCE & REPAIRS - SYSTEM</u>	0	4/23		
221	LES SCHWAB TIRES	12800610602	15474	<u>CLEAN UP TIRES AND DISPOSE FROM FLEET SHOP. S. J.DURHAM, APR.'23-WATER</u>	04/06/2023	160.46	.00	<u>20-6150 M & R - SYSTEM</u>	0	4/23		
221	LES SCHWAB TIRES	12800610602	15474	<u>CLEAN UP TIRES AND DISPOSE FROM FLEET SHOP. S. J.DURHAM, APR.'23-SEWER</u>	04/06/2023	160.46	.00	<u>21-6150 M & R - SYSTEM</u>	0	4/23		
221	LES SCHWAB TIRES	12800610602	15474	<u>CLEAN UP TIRES AND DISPOSE FROM FLEET SHOP. S. J.DURHAM, APR.'23-PI</u>	04/06/2023	80.23	.00	<u>25-6150 MAINT. & REPAIRS - SYSTEM (PI)</u>	0	4/23		
Total 12800610602:						802.32	.00					
Total LES SCHWAB TIRES:						802.32	.00					
MATHESON TRI-GAS INC												
1871	MATHESON TRI-GAS INC	0027512186	15445	<u>HYDRAULIC GAS CYLINDER RENTAL, T. FLEMING, APR. '23</u>	03/31/2023	67.93	.00	<u>21-6150 M & R - SYSTEM</u>	0	4/23		
Total 0027512186:						67.93	.00					
Total MATHESON TRI-GAS INC:						67.93	.00					
MISCELLANEOUS #2												
1849	MISCELLANEOUS #2	04012023NS		<u>REIMBURSEMENT FOR TRAVEL AND PER DIEM, N.STAUFFER, APR.'23 - ADMIN</u>	04/01/2023	264.31	264.31	<u>01-6270 TRAVEL</u>	0	4/23	04/07/2023	

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1849	MISCELLANEOUS #2	04012023NS		<u>REIMBURSEMENT FOR TRAVEL AND PER DIEM, N.STAUFFER, APR.'23 - WATER</u>	04/01/2023	348.88	348.88	<u>20-6270 TRAVEL EXPENSES</u>	0	4/23	04/07/2023	
1849	MISCELLANEOUS #2	04012023NS		<u>REIMBURSEMENT FOR TRAVEL AND PER DIEM, N.STAUFFER, APR.'23 - SEWER</u>	04/01/2023	348.88	348.88	<u>21-6270 TRAVEL EXPENSES</u>	0	4/23	04/07/2023	
1849	MISCELLANEOUS #2	04012023NS		<u>REIMBURSEMENT FOR TRAVEL AND PER DIEM, N.STAUFFER, APR.'23 - P.I</u>	04/01/2023	95.15	95.15	<u>25-6270 TRAVEL EXPENSES</u>	0	4/23	04/07/2023	
Total 04012023NS:						1,057.22	1,057.22					
1849	MISCELLANEOUS #2	04032023NS		<u>REIMBURSEMENT FOR TRAVEL, BAGGAGE CHECK AT AIRPORT, N.STAUFFER, APR.'23 - ADMIN</u>	04/03/2023	14.25	14.25	<u>01-6270 TRAVEL</u>	0	4/23	04/07/2023	
1849	MISCELLANEOUS #2	04032023NS		<u>REIMBURSEMENT FOR TRAVEL, BAGGAGE CHECK AT AIRPORT, N.STAUFFER, APR.'23 - WATER</u>	04/03/2023	18.81	18.81	<u>20-6270 TRAVEL EXPENSES</u>	0	4/23	04/07/2023	
1849	MISCELLANEOUS #2	04032023NS		<u>REIMBURSEMENT FOR TRAVEL, BAGGAGE CHECK AT AIRPORT, N.STAUFFER, APR.'23 - SEWER</u>	04/03/2023	18.81	18.81	<u>21-6270 TRAVEL EXPENSES</u>	0	4/23	04/07/2023	
1849	MISCELLANEOUS #2	04032023NS		<u>REIMBURSEMENT FOR TRAVEL, BAGGAGE CHECK AT AIRPORT, N.STAUFFER, APR.'23 - P.I</u>	04/03/2023	5.13	5.13	<u>25-6270 TRAVEL EXPENSES</u>	0	4/23	04/07/2023	
1849	MISCELLANEOUS #2	04032023NS		<u>REIMBURSEMENT FOR EMPLOYEE LUNCH MEETING, N.STAUFFER, APR.'23 - ADMIN</u>	04/03/2023	9.48	9.48	<u>01-6155 MEETINGS/COMMITTEES</u>	0	4/23	04/07/2023	
1849	MISCELLANEOUS #2	04032023NS		<u>REIMBURSEMENT FOR EMPLOYEE LUNCH MEETING, N.STAUFFER, APR.'23 - WATER</u>	04/03/2023	12.50	12.50	<u>20-6155 MEETINGS/COMMITTEES</u>	0	4/23	04/07/2023	
1849	MISCELLANEOUS #2	04032023NS		<u>REIMBURSEMENT FOR EMPLOYEE LUNCH MEETING, N.STAUFFER, APR.'23 - SEWER</u>	04/03/2023	12.50	12.50	<u>21-6155 MEETINGS/COMMITTEES</u>	0	4/23	04/07/2023	

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1849	MISCELLANEOUS #2	04032023NS		<u>REIMBURSEMENT FOR EMPLOYEE LUNCH MEETING, N.STAUFFER, APR.'23 - P.I</u>	04/03/2023	3.42	3.42	<u>25-6155 MEETING/COMMITTEES</u>	0	4/23	04/07/2023	
Total 04032023NS:						94.90	94.90					
Total MISCELLANEOUS #2:						1,152.12	1,152.12					
NICOLE OWENS												
2185	NICOLE OWENS	6944		<u>BANNERS FOR HOMETOWN FAIR, N.STANLEY, APR.'23</u>	04/04/2023	750.00	750.00	<u>01-6135 PUBLIC ENTERTAINMENT</u>	1004	4/23	04/07/2023	
Total 6944:						750.00	750.00					
Total NICOLE OWENS:						750.00	750.00					
PEAK ALARM COMPANY, INC												
1021	PEAK ALARM COMPANY, INC	1279718		<u>ALARM MONITOR FOR WELLS (SNOWHAWK, CEDAR, DANSKIN, BEST BATH, EL CAJON, BUTLER, & SEGO PRAIRIE) 04/01-04/30/23- WATER</u>	04/01/2023	221.41	221.41	<u>20-6140 MAINT. & REPAIR BUILDING</u>	0	4/23	04/07/2023	
1021	PEAK ALARM COMPANY, INC	1279718		<u>ALARM MONITOR FOR WELLS (SNOWHAWK, CEDAR, DANSKIN, BEST BATH, EL CAJON, BUTLER, & SEGO PRAIRIE) 04/01-04/30/23- P.I</u>	04/01/2023	55.35	55.35	<u>25-6140 MAINT & REPAIR BUILDING</u>	0	4/23	04/07/2023	
Total 1279718:						276.76	276.76					
Total PEAK ALARM COMPANY, INC:						276.76	276.76					
PRUSIK CONSTRUCTION LLC												
2214	PRUSIK CONSTRUCTION LLC	1487	15450	<u>PAYMENT FOR POLICE STATION CLAIMANT'S JOB # 23-001, N. STANLEY, MARCH '23</u>	03/31/2023	100,216.18	.00	<u>01-6045 CONTINGENCY</u>	1318	4/23		
Total 1487:						100,216.18	.00					

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Total PRUSIK CONSTRUCTION LLC:						100,216.18	.00					
QUADIENT FINANCE USA INC												
1770	QUADIENT FINANCE USA INC	03312023QF		<u>POSTAGE METER REFILL, MARCH '23- ADMIN</u>	03/31/2023	140.00	.00	<u>01-6190 POSTAGE & BILLING</u>	0	4/23		
1770	QUADIENT FINANCE USA INC	03312023QF		<u>POSTAGE METER REFILL, MARCH '23- P&Z</u>	03/31/2023	50.00	.00	<u>01-6190 POSTAGE & BILLING</u>	1003	4/23		
1770	QUADIENT FINANCE USA INC	03312023QF		<u>POSTAGE METER REFILL, MARCH '23- WATER</u>	03/31/2023	130.00	.00	<u>20-6190 POSTAGE & BILLING</u>	0	4/23		
1770	QUADIENT FINANCE USA INC	03312023QF		<u>POSTAGE METER REFILL, MARCH '23- SEWER</u>	03/31/2023	130.00	.00	<u>21-6190 POSTAGE & BILLING</u>	0	4/23		
1770	QUADIENT FINANCE USA INC	03312023QF		<u>POSTAGE METER REFILL, MARCH '23- P.I</u>	03/31/2023	50.00	.00	<u>25-6190 POSTAGE & BILLING</u>	0	4/23		
Total 03312023QF:						500.00	.00					
Total QUADIENT FINANCE USA INC:						500.00	.00					
QUALITY CONTROL SERVICES INC												
2205	QUALITY CONTROL SERVICES INC	70485	15300	<u>TECH TO CALIBRATE SPECTROPHOTO METER, PH METER, M. NADEU</u>	03/17/2023	500.00	.00	<u>21-6150 M & R - SYSTEM</u>	0	4/23		
Total 70485:						500.00	.00					
Total QUALITY CONTROL SERVICES INC:						500.00	.00					
RIMI INC												
1991	RIMI INC	03312023RIMI		<u>COMMERCIAL MECHANICAL PERMITS, MAR.'23</u>	03/31/2023	1,972.54	1,972.54	<u>01-6052 CONTRACT SERVICES</u>	1005	4/23	04/07/2023	
Total 03312023RIMI:						1,972.54	1,972.54					
Total RIMI INC:						1,972.54	1,972.54					

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SAFEBUILT LLC												
2173	SAFEBUILT LLC	0094133-IN		<u>11/16-11/22/22 BUILDING AND MECHANICAL COMMERCIAL INSPECTIONS.</u>	11/30/2022	522.50	.00	<u>01-6052 CONTRACT SERVICES</u>	1005	4/23		
Total 0094133-IN:						522.50	.00					
2173	SAFEBUILT LLC	0094920-IN		<u>12/07-12/30/22 BUILDING AND MECHANICAL COMMERCIAL INSPECTIONS</u>	12/31/2022	1,757.50	.00	<u>01-6052 CONTRACT SERVICES</u>	1005	4/23		
Total 0094920-IN:						1,757.50	.00					
2173	SAFEBUILT LLC	0094936-IN		<u>11340 S YEOMAN PLACE, FALCON CREST POOL HOUSE COMMERCIAL INSPECTION.</u>	12/31/2022	675.00	.00	<u>01-6052 CONTRACT SERVICES</u>	1005	4/23		
2173	SAFEBUILT LLC	0094936-IN		<u>6990 W KUNA MORA RD, META COMMERCIAL INSPECTION.</u>	12/31/2022	1,337.50	.00	<u>01-6052 CONTRACT SERVICES</u>	1005	4/23		
Total 0094936-IN:						2,012.50	.00					
2173	SAFEBUILT LLC	0097277-IN		<u>03/01-03/30/23 BUILDING AND MECHANICAL COMMERCIAL INSPECTIONS, MARCH '23</u>	03/31/2023	2,850.00	.00	<u>01-6052 CONTRACT SERVICES</u>	1005	4/23		
2173	SAFEBUILT LLC	0097277-IN		<u>03/01-03/30/23 META COMMERCIAL INSPECTIONS AND CONSTRUCTION REVISIONS, MARCH '23</u>	03/31/2023	1,029.50	.00	<u>01-6052 CONTRACT SERVICES</u>	1005	4/23		
Total 0097277-IN:						3,879.50	.00					
2173	SAFEBUILT LLC	0097295-IN		<u>935 N LINDER COMMERCIAL REMODEL PERMIT #36233, MARCH '23</u>	03/31/2023	825.00	.00	<u>01-6052 CONTRACT SERVICES</u>	1005	4/23		
2173	SAFEBUILT LLC	0097295-IN		<u>793 W 4TH ST, NEW COMMERCIAL PERMIT #36516, MARCH '23</u>	03/31/2023	650.00	.00	<u>01-6052 CONTRACT SERVICES</u>	1005	4/23		

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2173	SAFEBUILT LLC	0097295-IN		<u>793 W 4TH ST. NEW COMMERCIAL PERMIT #36517, MARCH '23</u>	03/31/2023	350.00	.00	<u>01-6052 CONTRACT SERVICES</u>	1005	4/23		
2173	SAFEBUILT LLC	0097295-IN		<u>1360 W BOISE ST. COMMERCIAL REMODEL PERMIT #36695</u>	03/31/2023	300.00	.00	<u>01-6052 CONTRACT SERVICES</u>	1005	4/23		
Total 0097295-IN:						2,125.00	.00					
Total SAFEBUILT LLC:						10,297.00	.00					
SOUTH LANDSCAPE ARCHITECTURE P.C.												
2182	SOUTH LANDSCAPE ARCHITECTURE P.C.	22263-2		<u>DESIGN DOCUMENTS FOR ASHTON ESTATES PARKS TASK 1 & 2 75 %. DOCUMENTS, APR. '23</u>	04/05/2023	4,500.00	.00	<u>40-6020 CAPITAL IMPROVEMENTS</u>	1326	4/23		
Total 22263-2:						4,500.00	.00					
Total SOUTH LANDSCAPE ARCHITECTURE P.C.:						4,500.00	.00					
TISCHLERBISE INC												
2139	TISCHLERBISE INC	202340000007		<u>CAPITAL IMPROVEMENT PLAN AND IMPACT FEE STUDY, 03/01- 03/31/23</u>	04/01/2023	3,720.00	.00	<u>01-6202 PROFESSIONAL SERVICES</u>	0	4/23		
Total 2023400000077:						3,720.00	.00					
Total TISCHLERBISE INC:						3,720.00	.00					
TREASURE VALLEY COFFEE												
992	TREASURE VALLEY COFFEE	2160:08932638	15409	<u>2 EACH 5 GALLON WATER BOTTLES AND ONE COOLER RENTAL PARKS MAINTENANCE SHOP, MAR. '23</u>	03/24/2023	24.40	.00	<u>01-6165 OFFICE SUPPLIES</u>	1004	4/23		
Total 2160:08932638:						24.40	.00					

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992	TREASURE VALLEY COFFEE	2160:08932650	15409	<u>2 EACH 5 GALLON WATER BOTTLES AND ONE COOLER RENTAL, MAR.'23</u>	03/24/2023	26.40	.00	<u>01-6165 OFFICE SUPPLIES</u>	1004	4/23		
Total 2160:08932650:						26.40	.00					
992	TREASURE VALLEY COFFEE	2160:08984521		<u>ONE EACH COOLER RENTAL CITY HALL, APR.'23- ADMIN</u>	04/04/2023	7.60	.00	<u>01-6165 OFFICE SUPPLIES</u>	0	4/23		
992	TREASURE VALLEY COFFEE	2160:08984521		<u>ONE EACH COOLER RENTAL CITY HALL, APR.'23- WATER</u>	04/04/2023	5.20	.00	<u>21-6165 OFFICE SUPPLIES</u>	0	4/23		
992	TREASURE VALLEY COFFEE	2160:08984521		<u>ONE EACH COOLER RENTAL CITY HALL, APR.'23- SEWER</u>	04/04/2023	5.20	.00	<u>21-6165 OFFICE SUPPLIES</u>	0	4/23		
992	TREASURE VALLEY COFFEE	2160:08984521		<u>ONE EACH COOLER RENTAL CITY HALL, APR.'23- P.I</u>	04/04/2023	2.00	.00	<u>25-6165 OFFICE SUPPLIES</u>	0	4/23		
Total 2160:08984521:						20.00	.00					
992	TREASURE VALLEY COFFEE	2160:09057098	15477	<u>9 EACH 5 GALLON WATER BOTTLES, HOT CHOCOLATE, AND SQWINCHER STICKS FOR TREATMENT PLANT, M. WEBB, APR' 23- WATER</u>	04/07/2023	106.85	.00	<u>20-6165 OFFICE SUPPLIES</u>	0	4/23		
992	TREASURE VALLEY COFFEE	2160:09057098	15477	<u>9 EACH 5 GALLON WATER BOTTLES, HOT CHOCOLATE, AND SQWINCHER STICKS FOR TREATMENT PLANT, M. WEBB, APR' 23- SEWER</u>	04/07/2023	106.85	.00	<u>21-6165 OFFICE SUPPLIES</u>	0	4/23		
992	TREASURE VALLEY COFFEE	2160:09057098		<u>9 EACH 5 GALLON WATER BOTTLES, HOT CHOCOLATE, AND SQWINCHER STICKS FOR TREATMENT PLANT, M. WEBB, APR' 23-P.I</u>	04/07/2023	40.70	.00	<u>25-6165 OFFICE SUPPLIES</u>	0	4/23		
Total 2160:09057098:						254.40	.00					
992	TREASURE VALLEY COFFEE	2160:09057143	15482	<u>4 EACH 5 GALLON WATER BOTTLES FOR CITY HALL, APR.'23- ADMIN</u>	04/07/2023	10.18	.00	<u>01-6165 OFFICE SUPPLIES</u>	0	4/23		

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992	TREASURE VALLEY COFFEE	2160:09057143	15482	<u>4 EACH 5 GALLON WATER BOTTLES FOR CITY HALL, APR. '23- WATER</u>	04/07/2023	6.97	.00	<u>20-6165 OFFICE SUPPLIES</u>	0	4/23		
992	TREASURE VALLEY COFFEE	2160:09057143	15482	<u>4 EACH 5 GALLON WATER BOTTLES FOR CITY HALL, APR. '23- SEWER</u>	04/07/2023	6.97	.00	<u>21-6165 OFFICE SUPPLIES</u>	0	4/23		
992	TREASURE VALLEY COFFEE	2160:09057143	15482	<u>4 EACH 5 GALLON WATER BOTTLES FOR CITY HALL, APR. '23- P.I</u>	04/07/2023	2.68	.00	<u>25-6165 OFFICE SUPPLIES</u>	0	4/23		
Total 2160:09057143:						26.80	.00					
992	TREASURE VALLEY COFFEE	2160:09057147	15482	<u>2 EACH 5 GALLON WATER BOTTLES FOR PARKS OFFICE, APR. '23</u>	04/07/2023	13.40	.00	<u>01-6165 OFFICE SUPPLIES</u>	1004	4/23		
Total 2160:09057147:						13.40	.00					
Total TREASURE VALLEY COFFEE:						365.40	.00					
U.S. BANK (VISA)												
1444	U.S. BANK (VISA)	105306262715	15037	<u>IRWA, J. LISH, M. DAVILA, DRINKING WATER TREATMENT CLASS, D. CROSSLEY, JAN. '23</u>	03/03/2023	480.00	.00	<u>20-6265 TRAINING & SCHOOLING EXPENSE</u>	0	4/23		
Total 1053062627155769191:						480.00	.00					
1444	U.S. BANK (VISA)	106307108331	15296	<u>AMAZON, OFFICE SUPPLIES FOR PARKS OFFICE, J. LORENTZ, MARCH '23</u>	03/12/2023	319.14	.00	<u>01-6165 OFFICE SUPPLIES</u>	1004	4/23		
Total 1063071083310435109:						319.14	.00					
1444	U.S. BANK (VISA)	106307108371	15296	<u>AMAZON, MOUSE PADS FOR PARKS OFFICE, J. LORENTZ, MARCH '23</u>	03/12/2023	7.99	.00	<u>01-6165 OFFICE SUPPLIES</u>	1004	4/23		

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Total 1063071083712895742:						7.99	.00					
1444	U.S. BANK (VISA)	106307508372	15334	<u>AMAZON. 6 EACH LAPTOP CHARGING CORD FOR TREATMENT PLANT. M. WEBB. MARCH '23- WATER</u>	03/16/2023	58.34	.00	<u>20-6141 IT SMALL EQUIPMENT</u>	0	4/23		
1444	U.S. BANK (VISA)	106307508372	15334	<u>AMAZON. 6 EACH LAPTOP CHARGING CORD FOR TREATMENT PLANT. M. WEBB. MARCH '23- SEWER</u>	03/16/2023	58.34	.00	<u>21-6141 IT SMALL EQUIPMENT</u>	0	4/23		
1444	U.S. BANK (VISA)	106307508372	15334	<u>AMAZON. 6 EACH LAPTOP CHARGING CORD FOR TREATMENT PLANT. M. WEBB. MARCH '23-PI</u>	03/16/2023	22.22	.00	<u>25-6141 IT SMALL EQUIPMENT</u>	0	4/23		
Total 1063075083726495610:						138.90	.00					
1444	U.S. BANK (VISA)	106308208332	15395	<u>AMAZON. 55 EACH. NO PUBLIC ACCESS SIGNS FOR TREATMENT PLANT. D. CROSSLEY. MARCH '23- WATER</u>	03/23/2023	451.37	.00	<u>20-6150 M & R - SYSTEM</u>	0	4/23		
1444	U.S. BANK (VISA)	106308208332	15395	<u>AMAZON. 55 EACH. NO PUBLIC ACCESS SIGNS FOR TREATMENT PLANT. D. CROSSLEY. MARCH '23- SEWER</u>	03/23/2023	451.37	.00	<u>21-6150 M & R - SYSTEM</u>	0	4/23		
1444	U.S. BANK (VISA)	106308208332	15395	<u>AMAZON. 55 EACH. NO PUBLIC ACCESS SIGNS FOR TREATMENT PLANT. D. CROSSLEY. MARCH '23- P.I</u>	03/23/2023	171.96	.00	<u>25-6150 MAINT. & REPAIRS - SYSTEM (PI)</u>	0	4/23		
Total 1063082083322978770:						1,074.70	.00					
1444	U.S. BANK (VISA)	134306000001		<u>SQUARESPACE.COM. ANNUAL MEMEBERSHIP FOR KUNA SQUARE EVENTS. ECON. DEVELOPMENT. MARCH '23</u>	03/01/2023	276.00	.00	<u>01-6075 DUES & MEMBERSHIPS</u>	4000	4/23		

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Total 1343060000016353698:						276.00	.00					
1444	U.S. BANK (VISA)	168307783700	15357	ALBERTSON, PLATES, DISHSOAP, NAPKINS, FOR CHRISTINE RETIREMENT PARTY, D. CROSSLEY, MARCH '23- WATER	03/17/2023	10.90	.00	20-6165 OFFICE SUPPLIES	0	4/23		
1444	U.S. BANK (VISA)	168307783700	15357	ALBERTSON, PLATES, DISHSOAP, NAPKINS, FOR CHRISTINE RETIREMENT PARTY, D. CROSSLEY, MARCH '23- SEWER	03/17/2023	10.90	.00	21-6165 OFFICE SUPPLIES	0	4/23		
1444	U.S. BANK (VISA)	168307783700	15357	ALBERTSON, PLATES, DISHSOAP, NAPKINS, FOR CHRISTINE RETIREMENT PARTY, D. CROSSLEY, MARCH '23- P.I	03/17/2023	4.15	.00	25-6165 OFFICE SUPPLIES	0	4/23		
Total 1683077837001019006:						25.95	.00					
1444	U.S. BANK (VISA)	168308383700	15398	ALBERTSONS, RETIREMENT BALLOONS FOR CHRISTINE, MARCH '23	03/23/2023	69.93	.00	20-5950 TEAM BUILDING, ONBOARDING	0	4/23		
Total 1683083837001207132:						69.93	.00					
1444	U.S. BANK (VISA)	168308383700	15398	ALBERTSONS, MEAT AND CHEESE TRAY FOR CHRISTINES RETIREMENT, MARCH '23	03/23/2023	82.29	.00	21-5950 TEAM BUILDING, ONBOARDING	0	4/23		
Total 1683083837001210003:						82.29	.00					
1444	U.S. BANK (VISA)	197306320628		IDAHO PIZZA, EMPLOYEE APPRECIATION DAY, MARCH '23	03/04/2023	409.06	.00	01-5950 TEAM BUILDING, ONBOARDING	0	4/23		
Total 1973063206288100015:						409.06	.00					

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1444	U.S. BANK (VISA)	197306787294	15311	<u>IRWA SUNCOAST, D.CROSSLEY LICENSE RENEWAL FOR WATER AND WASTE WATER, D. CROSSLEY, MARCH '23- WATER</u>	03/08/2023	126.00	.00	<u>20-6265 TRAINING & SCH00LING EXPENSE</u>	0	4/23		
1444	U.S. BANK (VISA)	197306787294	15311	<u>IRWA SUNCOAST, D.CROSSLEY LICENSE RENEWAL FOR WATER AND WASTE WATER, D. CROSSLEY, MARCH '23- SEWER</u>	03/08/2023	126.00	.00	<u>21-6265 TRAINING & SCH00LING EXPENSE</u>	0	4/23		
1444	U.S. BANK (VISA)	197306787294	15311	<u>IRWA SUNCOAST, D. CROSSLEY LICENSE RENEWAL FOR WATER AND WASTE WATER, D. CROSSLEY, MARCH '23-P.I</u>	03/08/2023	48.00	.00	<u>25-6265 TRAINING & SCH00LING EXPENSE</u>	0	4/23		
Total 1973067872940413553:						300.00	.00					
1444	U.S. BANK (VISA)	197306987208	15324	<u>IRWA SUNCOAST, WATER OPERATOR CLASS FOR J. OSBORN, D. CROSSLEY, MARCH '23- WATER</u>	03/10/2023	120.00	.00	<u>20-6265 TRAINING & SCH00LING EXPENSE</u>	0	4/23		
1444	U.S. BANK (VISA)	197306987208		<u>IRWA SUNCOAST, WATER OPERATOR CLASS FOR J. OSBORN, D. CROSSLEY, MARCH '23- P.I</u>	03/10/2023	30.00	.00	<u>25-6265 TRAINING & SCH00LING EXPENSE</u>	0	4/23		
Total 1973069872082445304:						150.00	.00					
1444	U.S. BANK (VISA)	215305985242		<u>NAME BADGES.COM, NAME BADGE FOR Z. MONTENEGRO, MARCH '23</u>	02/28/2023	15.48	.00	<u>01-6165 OFFICE SUPPLIES</u>	4000	4/23		
1444	U.S. BANK (VISA)	215305985242		<u>NAME BADGES.COM, NAME BADGE FOR N. STAUFFER, MARCH '23- ADMIN</u>	02/28/2023	3.87	.00	<u>01-6165 OFFICE SUPPLIES</u>	0	4/23		
1444	U.S. BANK (VISA)	215305985242		<u>NAME BADGES.COM, NAME BADGE FOR N. STAUFFER, MARCH '23- WATER</u>	02/28/2023	5.11	.00	<u>20-6165 OFFICE SUPPLIES</u>	0	4/23		
1444	U.S. BANK (VISA)	215305985242		<u>NAME BADGES.COM, NAME BADGE FOR N. STAUFFER, MARCH '23- SEWER</u>	02/28/2023	5.11	.00	<u>21-6165 OFFICE SUPPLIES</u>	0	4/23		

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1444	U.S. BANK (VISA)	215305985242		<u>NAME BADGES.COM, NAME BADGE FOR N. STAUFFER, MARCH '23- P.I</u>	02/28/2023	1.39	.00	<u>25-6165 OFFICE SUPPLIES</u>	0	4/23		
Total 2153059852425175888:						30.96	.00					
1444	U.S. BANK (VISA)	215306986925		<u>ADOBE INC. D. CROSSLEY MONTHLY DUE- WATER</u>	03/10/2023	100.75	.00	<u>20-6075 DUES & MEMBERSHIPS</u>	0	4/23		
1444	U.S. BANK (VISA)	215306986925		<u>ADOBE INC. D. CROSSLEY MONTHLY DUE- SEWER</u>	03/10/2023	100.75	.00	<u>21-6075 DUES & MEMBERSHIPS</u>	0	4/23		
1444	U.S. BANK (VISA)	215306986925		<u>ADOBE INC. D. CROSSLEY MONTHLY DUE- P.I</u>	03/10/2023	38.38	.00	<u>25-6075 DUES & MEMBERSHIPS EXPENSE</u>	0	4/23		
Total 2153069869255928150:						239.88	.00					
1444	U.S. BANK (VISA)	215307685221	15361	<u>NAMEBADGE.COM, BADGE FOR M. TREASURE, A.PETERSON, MARCH '23</u>	03/17/2023	20.97	.00	<u>01-6165 OFFICE SUPPLIES</u>	4000	4/23		
Total 2153076852218740558:						20.97	.00					
1444	U.S. BANK (VISA)	215308085239	15382	<u>WOODLAND MANUFACTURING, POLICE STATION DEDICATION PLAQUE, J. EDINGER, MAR. '23</u>	03/21/2023	1,972.99	.00	<u>01-6045 CONTINGENCY</u>	1322	4/23		
Total 2153080852393901938:						1,972.99	.00					
1444	U.S. BANK (VISA)	215308385243	15393	<u>WOODLAND MANUFACTURING, POLICE STATION BUILDING LETTERS, MARCH '23</u>	03/22/2023	2,728.73	.00	<u>01-6045 CONTINGENCY</u>	1322	4/23		
Total 2153083852437269323:						2,728.73	.00					
1444	U.S. BANK (VISA)	216306000002		<u>WWW.1099ONLINE.COM, CREDIT FOR 2022 TAX FILING, FEB. '23- ADMIN</u>	02/28/2023	-1.88	.00	<u>01-6165 OFFICE SUPPLIES</u>	0	4/23		

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1444	U.S. BANK (VISA)	216306000002		<u>WWW.1099ONLINE.COM, CREDIT FOR 2022 TAX FILING, FEB. '23- WATER</u>	02/28/2023	-1.28	.00	<u>20-6165 OFFICE SUPPLIES</u>	0	4/23		
1444	U.S. BANK (VISA)	216306000002		<u>WWW.1099ONLINE.COM, CREDIT FOR 2022 TAX FILING, FEB. '23- SEWER</u>	02/28/2023	-1.28	.00	<u>21-6165 OFFICE SUPPLIES</u>	0	4/23		
1444	U.S. BANK (VISA)	216306000002		<u>WWW.1099ONLINE.COM, CREDIT FOR 2022 TAX FILING, FEB. '23- P.I</u>	02/28/2023	-.50	.00	<u>25-6165 OFFICE SUPPLIES</u>	0	4/23		
Total 2163060000020477723:						-4.94	.00					
1444	U.S. BANK (VISA)	216306010292	15237	<u>AMAZON, 200 GREETING CARDS, N. STAUFFER, FEB. '23</u>	03/01/2023	15.98	.00	<u>01-5950 TEAM BUILDING, ONBOARDING</u>	0	4/23		
Total 2163060102925098022:						15.98	.00					
1444	U.S. BANK (VISA)	216306110404	15254	<u>AMAZON.COM, PAPER FOR LINEMAN SCHOOL PACKETS, Z.MONTENEGRO, FEB.'23</u>	03/02/2023	40.30	.00	<u>01-6165 OFFICE SUPPLIES</u>	4000	4/23		
Total 2163061104046913088:						40.30	.00					
1444	U.S. BANK (VISA)	216306200004		<u>WWW.1099ONLINE.COM, CREDIT FOR 2022 TAX FILING, MARCH '23- ADMIN</u>	03/03/2023	-.09	.00	<u>01-6165 OFFICE SUPPLIES</u>	0	4/23		
1444	U.S. BANK (VISA)	216306200004		<u>WWW.1099ONLINE.COM, CREDIT FOR 2022 TAX FILING, MARCH '23- WATER</u>	03/03/2023	-.06	.00	<u>20-6165 OFFICE SUPPLIES</u>	0	4/23		
1444	U.S. BANK (VISA)	216306200004		<u>WWW.1099ONLINE.COM, CREDIT FOR 2022 TAX FILING, MARCH '23- SEWER</u>	03/03/2023	-.06	.00	<u>21-6165 OFFICE SUPPLIES</u>	0	4/23		
1444	U.S. BANK (VISA)	216306200004		<u>WWW.1099ONLINE.COM, CREDIT FOR 2022 TAX FILING, MARCH '23- P.I</u>	03/03/2023	-.02	.00	<u>25-6165 OFFICE SUPPLIES</u>	0	4/23		

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Total 2163062000048228684:						-23	.00					
1444	U.S. BANK (VISA)	216306200004		<u>WWW.1099.COM. CREDIT FOR 2022 TAX FILING. MARCH '23-ADMIN</u>	03/03/2023	-09	.00	01-6165 OFFICE SUPPLIES	0	4/23		
1444	U.S. BANK (VISA)	216306200004		<u>WWW.1099.COM. CREDIT FOR 2022 TAX FILING. MARCH '23-WATER</u>	03/03/2023	-06	.00	20-6165 OFFICE SUPPLIES	0	4/23		
1444	U.S. BANK (VISA)	216306200004		<u>WWW.1099.COM. CREDIT FOR 2022 TAX FILING. MARCH '23-SEWER</u>	03/03/2023	-06	.00	21-6165 OFFICE SUPPLIES	0	4/23		
1444	U.S. BANK (VISA)	216306200004		<u>WWW.1099.COM. CREDIT FOR 2022 TAX FILING. MARCH '23-P.I</u>	03/03/2023	-02	.00	25-6165 OFFICE SUPPLIES	0	4/23		
Total 2163062000048323774:						-23	.00					
1444	U.S. BANK (VISA)	216306410599	15283	<u>AWWA. FOR TRAINING BOOKS FOR WATER. D. CROSSLEY. MAR. '23</u>	03/05/2023	197.37	.00	20-6265 TRAINING & SCHOOLING EXPENSE	0	4/23		
1444	U.S. BANK (VISA)	216306410599	15283	<u>AWWA. FOR TRAINING BOOKS FOR SEWER. D. CROSSLEY. MAR. '23</u>	03/05/2023	211.37	.00	21-6265 TRAINING & SCHOOLING EXPENSE	0	4/23		
Total 2163064105992005644:						408.74	.00					
1444	U.S. BANK (VISA)	216306610796	15296	<u>AMAZON. 9 CASES DOG WASTE BAGS. J. LORENTZ. MARCH '23</u>	03/07/2023	402.93	.00	01-6150 MAINTENANCE & REPAIRS - SYSTEM	1004	4/23		
Total 2163066107961531103:						402.93	.00					
1444	U.S. BANK (VISA)	216306810891	15291	<u>AMAZON. HDMI CORD FOR TREATMENT PLANT. M. WEBB. MARCH '23- WATER</u>	03/09/2023	6.71	.00	20-6165 OFFICE SUPPLIES	0	4/23		
1444	U.S. BANK (VISA)	216306810891	15291	<u>AMAZON. HDMI CORD FOR TREATMENT PLANT. M. WEBB. MARCH '23- SEWER</u>	03/09/2023	6.71	.00	21-6165 OFFICE SUPPLIES	0	4/23		

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1444	U.S. BANK (VISA)	216306810891	15291	AMAZON. HDMI CORD FOR TREATMENT PLANT. M. WEBB. MARCH '23- P.I	03/09/2023	2.56	.00	25-6165 OFFICE SUPPLIES	0	4/23		
Total 2163068108918636605:						15.98	.00					
1444	U.S. BANK (VISA)	216306910017		AMAZON. CAUTION WET FLOOR SIGNS FOR CITY HALL. MARCH '23- ADMIN	03/10/2023	25.84	.00	01-6230 SAFETY TRAINING & EQUIPMENT	0	4/23		
1444	U.S. BANK (VISA)	216306910017		AMAZON. CAUTION WET FLOOR SIGNS FOR CITY HALL. MARCH '23- WATER	03/10/2023	17.68	.00	21-6230 SAFETY TRAINING & EQUIPMENT	0	4/23		
1444	U.S. BANK (VISA)	216306910017		AMAZON. CAUTION WET FLOOR SIGNS FOR CITY HALL. MARCH '23- SEWER	03/10/2023	17.68	.00	21-6230 SAFETY TRAINING & EQUIPMENT	0	4/23		
1444	U.S. BANK (VISA)	216306910017		AMAZON. CAUTION WET FLOOR SIGNS FOR CITY HALL. MARCH '23- P.I	03/10/2023	6.79	.00	25-6230 SAFETY TRAINING & EQUIPMENT	0	4/23		
Total 2163069100172461118:						67.99	.00					
1444	U.S. BANK (VISA)	216306910038	15326	AMAZON. NO OVERNIGHT PARKING SIGNS J. LRENTZ. MAR. '23	03/10/2023	58.80	.00	01-6150 MAINTENANCE & REPAIRS - SYSTEM	1004	4/23		
Total 2163069100385153486:						58.80	.00					
1444	U.S. BANK (VISA)	216307210222	15326	AMAZON. NO PUBLIC ACCESS SIGNS FOR PARKS OFFICE J. LRENTZ. MAR. '23	03/13/2023	131.88	.00	01-6140 MAINT. & REPAIR BUILDING	1004	4/23		
Total 2163072102220379396:						131.88	.00					
1444	U.S. BANK (VISA)	216307310268	15326	AMAZON. KEY LOCKBOX. FILE ORGANIZER FOR PARKS OFFICE. J. LRENTZ. MAR. '23	03/14/2023	79.79	.00	01-6165 OFFICE SUPPLIES	1004	4/23		

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 2163073102684261410:						79.79	.00					
1444	U.S. BANK (VISA)	216307810699		<u>GOTOMYPC.COM, SCADA ANNUAL MEMBERSHIP, MARCH '23- WATER</u>	03/19/2023	352.80	.00	<u>20-6075 DUES & MEMBERSHIPS</u>	0	4/23		
1444	U.S. BANK (VISA)	216307810699		<u>GOTOMYPC.COM, SCADA ANNUAL MEMBERSHIP, MARCH '23- SEWER</u>	03/19/2023	352.80	.00	<u>21-6075 DUES & MEMBERSHIPS</u>	0	4/23		
1444	U.S. BANK (VISA)	216307810699		<u>GOTOMYPC.COM, SCADA ANNUAL MEMBERSHIP, MARCH '23- P.I</u>	03/19/2023	134.40	.00	<u>25-6075 DUES & MEMBERSHIPS EXPENSE</u>	0	4/23		
Total 2163078106999547442:						840.00	.00					
1444	U.S. BANK (VISA)	216308010863	15374	<u>PERFECT FIT AUTO BODY, FRAME REPAIR AND BUMPER PAINT FOR TRUCK #51, J. DURHAM, MARCH '23</u>	03/21/2023	873.92	.00	<u>01-6305 VEHICLE MAINTENANCE & REPAIRS</u>	1004	4/23		
Total 2163080108636610973:						873.92	.00					
1444	U.S. BANK (VISA)	216308110912	15388	<u>AMAZON, HIGHLIGHTERS FOR CITY HALL, C. MERRITT, MARCH '23- ADMIN</u>	03/22/2023	7.42	.00	<u>01-6165 OFFICE SUPPLIES</u>	0	4/23		
1444	U.S. BANK (VISA)	216308110912	15388	<u>AMAZON, HIGHLIGHTERS FOR CITY HALL, C. MERRITT, MARCH '23- WATER</u>	03/22/2023	5.08	.00	<u>20-6165 OFFICE SUPPLIES</u>	0	4/23		
1444	U.S. BANK (VISA)	216308110912	15388	<u>AMAZON, HIGHLIGHTERS FOR CITY HALL, C. MERRITT, MARCH '23- SEWER</u>	03/22/2023	5.08	.00	<u>21-6165 OFFICE SUPPLIES</u>	0	4/23		
1444	U.S. BANK (VISA)	216308110912	15388	<u>AMAZON, HIGHLIGHTERS FOR CITY HALL, C. MERRITT, MARCH '23- P.I</u>	03/22/2023	1.95	.00	<u>25-6165 OFFICE SUPPLIES</u>	0	4/23		
Total 2163081109126004555:						19.53	.00					

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				<u>WATER</u>	03/23/2023	4.15	.00	<u>20-6165 OFFICE SUPPLIES</u>	0	4/23		
1444	U.S. BANK (VISA)	216308210952	15388	<u>AMAZON, REPLACEMENT RIBBON INK FOR CALCULATORS FOR CITY HALL, C. MERRITT, MARCH '23- SEWER</u>	03/23/2023	4.15	.00	<u>21-6165 OFFICE SUPPLIES</u>	0	4/23		
1444	U.S. BANK (VISA)	216308210952	15388	<u>AMAZON, REPLACEMENT RIBBON INK FOR CALCULATORS FOR CITY HALL, C. MERRITT, MARCH '23- P.I</u>	03/23/2023	1.61	.00	<u>25-6165 OFFICE SUPPLIES</u>	0	4/23		
Total 2163082109527747652:						15.98	.00					
1444	U.S. BANK (VISA)	216308210962	15388	<u>AMAZON, SMALL BINDER CLIPS FOR CITY HALL, C. MERRITT, MARCH '23- ADMIN</u>	03/23/2023	3.50	.00	<u>01-6165 OFFICE SUPPLIES</u>	0	4/23		
1444	U.S. BANK (VISA)	216308210962		<u>AMAZON, SMALL BINDER CLIPS FOR CITY HALL, C. MERRITT, MARCH '23- WATER</u>	03/23/2023	2.39	.00	<u>20-6165 OFFICE SUPPLIES</u>	0	4/23		
1444	U.S. BANK (VISA)	216308210962		<u>AMAZON, SMALL BINDER CLIPS FOR CITY HALL, C. MERRITT, MARCH '23- SEWER</u>	03/23/2023	2.39	.00	<u>21-6165 OFFICE SUPPLIES</u>	0	4/23		
1444	U.S. BANK (VISA)	216308210962		<u>AMAZON, SMALL BINDER CLIPS FOR CITY HALL, C. MERRITT, MARCH '23- P.I</u>	03/23/2023	.92	.00	<u>25-6165 OFFICE SUPPLIES</u>	0	4/23		
Total 2163082109620319052:						9.20	.00					
1444	U.S. BANK (VISA)	216308210983	15388	<u>AMAZON, LIFESAVERS FOR CITY HALL, C. MERRITT, MARCH '23- ADMIN</u>	03/23/2023	7.73	.00	<u>01-6165 OFFICE SUPPLIES</u>	0	4/23		
1444	U.S. BANK (VISA)	216308210983	15388	<u>AMAZON, LIFESAVERS FOR CITY HALL, C. MERRITT, MARCH '23- WATER</u>	03/23/2023	5.29	.00	<u>20-6165 OFFICE SUPPLIES</u>	0	4/23		
1444	U.S. BANK (VISA)	216308210983	15388	<u>AMAZON, LIFESAVERS FOR CITY HALL, C. MERRITT, MARCH '23- SEWER</u>	03/23/2023	5.29	.00	<u>21-6165 OFFICE SUPPLIES</u>	0	4/23		

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1444	U.S. BANK (VISA)	216308210983	15388	<u>AMAZON, LIFESAVERS FOR CITY HALL, C. MERRITT, MARCH '23- P.I</u>	03/23/2023	2.04	.00	<u>25-6165 OFFICE SUPPLIES</u>	0	4/23		
Total 2163082109831232334:						20.35	.00					
1444	U.S. BANK (VISA)	216308310025	15376	<u>AMAZON, COUNTER CANDY FOR CLERKS OFFICE, J. EDINGER MARCH, 23- ADMIN</u>	03/24/2023	41.53	.00	<u>01-6165 OFFICE SUPPLIES</u>	0	4/23		
1444	U.S. BANK (VISA)	216308310025	15376	<u>AMAZON, COUNTER CANDY FOR CLERKS OFFICE, J. EDINGER MARCH, 23- WATER</u>	03/24/2023	1.85	.00	<u>20-6165 OFFICE SUPPLIES</u>	0	4/23		
1444	U.S. BANK (VISA)	216308310025	15376	<u>AMAZON, COUNTER CANDY FOR CLERKS OFFICE, J. EDINGER MARCH, 23- SEWER</u>	03/24/2023	1.85	.00	<u>21-6165 OFFICE SUPPLIES</u>	0	4/23		
1444	U.S. BANK (VISA)	216308310025	15376	<u>AMAZON, LIFESAVERS FOR CITY HALL, C. MERRITT, MARCH '23- P.I</u>	03/24/2023	.91	.00	<u>25-6165 OFFICE SUPPLIES</u>	0	4/23		
Total 2163083100253788761:						46.14	.00					
1444	U.S. BANK (VISA)	216308310055	15402	<u>LOWES, METAL STRAPPING FOR DOCKS, S. HOWELL, MAR, '23</u>	03/24/2023	187.18	.00	<u>40-6020 CAPITAL IMPROVEMENTS</u>	1126	4/23		
Total 2163083100551079699:						187.18	.00					
1444	U.S. BANK (VISA)	216308410088	15396	<u>AMAZON, LIFE RINGS FOR IRRIGATION PONDS, D. CROSSLEY, MARCH '23- WATER</u>	03/25/2023	143.98	.00	<u>20-6142 MAINT. & REPAIRS- EQUIPMENT</u>	0	4/23		
1444	U.S. BANK (VISA)	216308410088	15396	<u>AMAZON, LIFE RINGS FOR IRRIGATION PONDS, D. CROSSLEY, MARCH '23- P.I</u>	03/25/2023	36.00	.00	<u>25-6142 MAINT. & REPAIRS - EQUIPMENT</u>	0	4/23		
Total 2163084100887295901:						179.98	.00					
1444	U.S. BANK (VISA)	216308510195		<u>AMAZON, PARKING SIGNS FOR POLICE STATION, MARCH '23</u>	03/26/2023	194.64	.00	<u>01-6045 CONTINGENCY</u>	1322	4/23		

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Total 2163085101951767527:						194.64	.00					
1444	U.S. BANK (VISA)	216308610235	15384	<u>AMAZON, PAPER FOR MAILERS, J. REID, MARCH '23</u>	03/27/2023	90.78	.00	<u>01-6165 OFFICE SUPPLIES</u>	1003	4/23		
Total 2163086102359731908:						90.78	.00					
1444	U.S. BANK (VISA)	216308610238	15380	<u>AMAZON, HEADPHONES FOR ZOOM MEETING, D. STEPHENS, MAR. '23</u>	03/27/2023	103.35	.00	<u>01-6165 OFFICE SUPPLIES</u>	1005	4/23		
Total 2163086102382632495:						103.35	.00					
1444	U.S. BANK (VISA)	300306789800		<u>COSTCO, PAPER, KLEENEX AND OFFICE SUPPLIES, MARCH '23- ADMIN</u>	03/07/2023	58.62	.00	<u>01-6165 OFFICE SUPPLIES</u>	0	4/23		
1444	U.S. BANK (VISA)	300306789800		<u>COSTCO, PAPER, KLEENEX AND OFFICE SUPPLIES, MARCH '23- WATER</u>	03/07/2023	40.11	.00	<u>20-6165 OFFICE SUPPLIES</u>	0	4/23		
1444	U.S. BANK (VISA)	300306789800		<u>COSTCO, PAPER, KLEENEX AND OFFICE SUPPLIES, MARCH '23- SEWER</u>	03/07/2023	40.11	.00	<u>21-6165 OFFICE SUPPLIES</u>	0	4/23		
1444	U.S. BANK (VISA)	300306789800		<u>COSTCO, PAPER, KLEENEX AND OFFICE SUPPLIES, MARCH '23- P.I</u>	03/07/2023	15.43	.00	<u>25-6165 OFFICE SUPPLIES</u>	0	4/23		
Total 3003067898002041557:						154.27	.00					
1444	U.S. BANK (VISA)	300308489800		<u>COSTCO, SANDWHICH PLATTERS AND COOKES FOR CHRISTINES RETIREMENT, MARCH, '23</u>	03/24/2023	184.93	.00	<u>21-5950 TEAM BUILDING, ONBOARDING</u>	0	4/23		
Total 3003084898000101105:						184.93	.00					
1444	U.S. BANK (VISA)	301306701018	15304	<u>HOME DEPOT, SHELVING FOR UTILITY BILLING, J. ADAMS, MAR. '23- ADMIN</u>	03/07/2023	11.00	.00	<u>01-6140 MAINT. & REPAIR BUILDING</u>	0	4/23		

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				<u>PLANT TRAILER, A. PETERSON, FEB. '23- P.1</u>	03/03/2023	3.79	.00	<u>25-6305 VEHICLE MAINTENANCE & REPAIR</u>	0	4/23		
Total 3093063091563006941:						23.69	.00					
1444	U.S. BANK (VISA)	309306309156	15249	<u>IDAHO DEPARTMENT OF TRANSPORTATION. 2022 FORD F-350 SUPERCAB REGISTRATION, PARKS TRUCK, A. PETERSON, FEB. '23</u>	03/03/2023	23.69	.00	<u>01-6305 VEHICLE MAINTENANCE & REPAIRS</u>	1004	4/23		
Total 3093063091563008095:						23.69	.00					
1444	U.S. BANK (VISA)	309306740054	15299	<u>DOPL. DRINKING WATER LICENSE RENEWAL FOR R. JONES, D. CROSSLEY, MARCH '23</u>	03/07/2023	30.00	.00	<u>20-6265 TRAINING & SCHOOLING EXPENSE</u>	0	4/23		
Total 3093067400541009917:						30.00	.00					
1444	U.S. BANK (VISA)	309307009156	15327	<u>DOPL. OIT FOR J. BOSTON (X2) COLLECTIONS WASTE WATER AND WASTE WATER TREATMENT, M. NADEU, MARCH '23</u>	03/10/2023	200.00	.00	<u>21-6265 TRAINING & SCHOOLING EXPENSE</u>	0	4/23		
Total 3093070091560010715:						200.00	.00					
1444	U.S. BANK (VISA)	309307440054	15340	<u>DOPL. WASTE WATER COLLECTION OPERATOR RENEW LICENSE FOR J. LISH, MAR. '23</u>	03/14/2023	30.00	.00	<u>21-6265 TRAINING & SCHOOLING EXPENSE</u>	0	4/23		
Total 3093074400548004441:						30.00	.00					
1444	U.S. BANK (VISA)	309307440054	15335	<u>DOPL. WASTE WATER COLLECTION OPERATOR RENEWAL OF LICENCE FOR T. FLEMING, MAR. '23</u>	03/14/2023	30.00	.00	<u>21-6265 TRAINING & SCHOOLING EXPENSE</u>	0	4/23		

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Total 3093074400548004516:						30.00	.00					
1444	U.S. BANK (VISA)	309307440054	15335	<u>DOPL. WASTE WATER TREATMENT OPERATOR RENEWAL OF LICENCE FOR T. FLEMING, MAR. '23</u>	03/14/2023	30.00	.00	<u>21-6265 TRAINING & SCHOOLING EXPENSE</u>	0	4/23		
Total 3093074400548004623:						30.00	.00					
1444	U.S. BANK (VISA)	309307540054	15335	<u>DOPL. DRINKING WATER DISTRIUBTION OPERATOR RENEWAL OF LICENCE FOR T. FLEMING, MAR. '23</u>	03/15/2023	30.00	.00	<u>20-6265 TRAINING & SCHOOLING EXPENSE</u>	0	4/23		
Total 3093075400549007061:						30.00	.00					
1444	U.S. BANK (VISA)	309307740074	15350	<u>DOPL. OIT WATER TESTING FOR J. MORFIN, MAR. '23</u>	03/17/2023	100.00	.00	<u>20-6265 TRAINING & SCHOOLING EXPENSE</u>	0	4/23		
Total 3093077400740000046:						100.00	.00					
1444	U.S. BANK (VISA)	338306000020		<u>INDEED. ONLINE JOB POSTING FOR PARKS, MARCH '23</u>	03/01/2023	128.00	.00	<u>01-5950 TEAM BUILDING, ONBOARDING</u>	0	4/23		
Total 3383060000201613724:						128.00	.00					
1444	U.S. BANK (VISA)	720306102002	15271	<u>SAM.GOV. REGISTRATION FOR FUNDS FOR CLERKS OFFICE, N. STANLEY, MAR. '23- ADMIN</u>	03/01/2023	1,234.05	.00	<u>01-6075 DUES & MEMBERSHIPS</u>	0	4/23		
1444	U.S. BANK (VISA)	720306102002		<u>SAM.GOV. REGISTRATION FOR FUNDS FOR CLERKS OFFICE, N. STANLEY, MAR. '23- WATER</u>	03/01/2023	25.98	.00	<u>20-6075 DUES & MEMBERSHIPS</u>	0	4/23		
1444	U.S. BANK (VISA)	720306102002		<u>SAM.GOV. REGISTRATION FOR FUNDS FOR CLERKS OFFICE, N. STANLEY, MAR. '23- SEWER</u>	03/01/2023	25.98	.00	<u>21-6075 DUES & MEMBERSHIPS</u>	0	4/23		

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1444	U.S. BANK (VISA)	720306102002		<u>SAM.GOV. REGISTRATION FOR FUNDS FOR CLERKS OFFICE, N. STANLEY, MAR. '23- P.I</u>	03/01/2023	12.99	.00	<u>25-6075 DUES & MEMBERSHIPS EXPENSE</u>	0	4/23		
Total 7203061020021863322:						1,299.00	.00					
1444	U.S. BANK (VISA)	746308100135	15381	<u>USPS, MAIL OUT CODIFICATION TO ADA COUNTY, N. STANLEY, MAR, '23</u>	03/21/2023	11.15	.00	<u>01-6190 POSTAGE & BILLING</u>	0	4/23		
Total 7463081001359594278:						11.15	.00					
1444	U.S. BANK (VISA)	747307600001	15349	<u>IDOPL PREP BLAST WATER DISTRIBUTION CLASS IV J. COX, MAR. '23- WATER</u>	03/16/2023	20.00	.00	<u>20-6265 TRAINING & SCHOOLING EXPENSE</u>	0	4/23		
1444	U.S. BANK (VISA)	747307600001	15349	<u>IDOPL PREP BLAST WATER DISTRIBUTION CLASS IV J. COX, MAR. '23- P.I</u>	03/16/2023	5.00	.00	<u>25-6265 TRAINING & SCHOOLING EXPENSE</u>	0	4/23		
Total 7473076000013964592:						25.00	.00					
1444	U.S. BANK (VISA)	747307600001	15349	<u>IDOPL PREP BLAST WATER DISTRIBUTION CLASS IV J. LISH, MAR. '23- WATER</u>	03/16/2023	20.00	.00	<u>20-6265 TRAINING & SCHOOLING EXPENSE</u>	0	4/23		
1444	U.S. BANK (VISA)	747307600001	15349	<u>IDOPL PREP BLAST WATER DISTRIBUTION CLASS IV J. LISH, MAR. '23- P.I</u>	03/16/2023	5.00	.00	<u>25-6265 TRAINING & SCHOOLING EXPENSE</u>	0	4/23		
Total 7473076000013969419:						25.00	.00					
1444	U.S. BANK (VISA)	818305801704	15255	<u>INTERMOUNTAIN MACHINE SUPPLY BLACK HAWK INDUSTRIAL, OIL FOR CUTTINGMETAL, D.ABBOTT, FEB.'23</u>	02/27/2023	31.81	.00	<u>01-6150 MAINTENANCE & REPAIRS - SYSTEM</u>	1004	4/23		
Total 8183058017044574233:						31.81	.00					

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Total U.S. BANK (VISA):						14,742.04	.00					
ULINE INC												
2065	ULINE INC	161869243	15438	<u>TABLE FOR PARKS OFFICE, B. WITHROW, MARCH '23</u>	03/31/2023	757.69	.00	<u>40-6020 CAPITAL IMPROVEMENTS</u>	1323	4/23		
2065	ULINE INC	161869243	15438	<u>30 BARRELS FOR DOCKS, B. WITHROW, MARCH '23</u>	03/31/2023	2,021.68	.00	<u>40-6020 CAPITAL IMPROVEMENTS</u>	1126	4/23		
Total 161869243:						2,779.37	.00					
2065	ULINE INC	161911837	15449	<u>WHITE BOARD, MARKERS, FOR TREATMENT PLANT, M.WEBB, APR.'23- WATER</u>	04/03/2023	128.10	.00	<u>20-6165 OFFICE SUPPLIES</u>	0	4/23		
2065	ULINE INC	161911837	15449	<u>WHITE BOARD, MARKERS, FOR TREATMENT PLANT, M.WEBB, APR.'23- SEWER</u>	04/03/2023	128.10	.00	<u>21-6165 OFFICE SUPPLIES</u>	0	4/23		
2065	ULINE INC	161911837		<u>WHITE BOARD, MARKERS, FOR TREATMENT PLANT, M.WEBB, APR.'23- P.I</u>	04/03/2023	48.80	.00	<u>25-6165 OFFICE SUPPLIES</u>	0	4/23		
2065	ULINE INC	161911837		<u>4 EACH FLOOR SQUEEGEE, 3 EACH QUICK ADJUST MOP/BROOM HOLDER FOR TREATMENT PLANT- WATER</u>	04/03/2023	194.51	.00	<u>20-6025 JANITORIAL</u>	0	4/23		
2065	ULINE INC	161911837		<u>4 EACH FLOOR SQUEEGEE, 3 EACH QUICK ADJUST MOP/BROOM HOLDER FOR TREATMENT PLANT- SEWER</u>	04/03/2023	194.51	.00	<u>21-6025 JANITORIAL</u>	0	4/23		
2065	ULINE INC	161911837		<u>4 EACH FLOOR SQUEEGEE, 3 EACH QUICK ADJUST MOP/BROOM HOLDER FOR TREATMENT PLANT- P.I</u>	04/03/2023	74.10	.00	<u>25-6025 JANITORIAL</u>	0	4/23		
Total 161911837:						768.12	.00					
2065	ULINE INC	162147410	15480	<u>FIRST AID KITS FOR FLEET VEHICLES, B. WITHROW, APR. '23- ADMIN</u>	04/07/2023	3,323.12	.00	<u>01-6230 SAFETY TRAINING & EQUIPMENT</u>	0	4/23		

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2065	ULINE INC	162147410	15480	FIRST AID KITS FOR FLEET VEHICLES, B. WITHROW, APR. '23- WATER	04/07/2023	1,329.24	.00	20-6230 SAFETY TRAINING & EQUIPMENT	0	4/23		
2065	ULINE INC	162147410	15480	FIRST AID KITS FOR FLEET VEHICLES, B. WITHROW, APR. '23- SEWER	04/07/2023	1,329.24	.00	21-6230 SAFETY TRAINING & EQUIPMENT	0	4/23		
2065	ULINE INC	162147410	15480	FIRST AID KITS FOR FLEET VEHICLES, B. WITHROW, APR. '23- P.I	04/07/2023	664.62	.00	25-6230 SAFETY TRAINING & EQUIPMENT	0	4/23		
Total 162147410:						6,646.22	.00					
Total ULINE INC:						10,193.71	.00					
UNIVAR SOLUTIONS USA, INC.												
1410	UNIVAR SOLUTIONS USA, INC.	51043148	15425	3 CITRIC TOTES AND 2 HYPO CHLORITE TOTES, M. NADEU, MARCH '23	03/31/2023	15,973.37	.00	21-6151 M & R - PROCESS CHEMICALS	0	4/23		
1410	UNIVAR SOLUTIONS USA, INC.	51043148		CONTAINER DEPOSIT (X2), M. NADEU MARCH '23	03/31/2023	1,400.00	.00	21-6097 DEPOSITS ON ACCOUNT	0	4/23		
Total 51043148:						17,373.37	.00					
Total UNIVAR SOLUTIONS USA, INC.:						17,373.37	.00					
UTILITY REFUND - #15												
2166	UTILITY REFUND - #15	110290.01		SHARI L RIPPETO, 521 N KATIE WAY, UTILITY REFUND	04/10/2023	36.92	.00	20-4500 METERED WATER SALES	0	4/23		
2166	UTILITY REFUND - #15	110290.01		SHARI L RIPPETO, 521 N KATIE WAY, UTILITY REFUND	04/10/2023	45.62	.00	21-4600 SEWER USER FEES	0	4/23		
2166	UTILITY REFUND - #15	110290.01		SHARI L RIPPETO, 521 N KATIE WAY, UTILITY REFUND	04/10/2023	30.09	.00	26-4975 SOLID WASTE USER FEES	0	4/23		
Total 110290.01:						112.63	.00					

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2166	UTILITY REFUND - #15	130060.04		<u>TRISTAN TOLLEFSON, 600 N ASH AVE, UTILITY REFUND</u>	04/11/2023	11.93	.00	<u>20-4500 METERED WATER SALES</u>	0	4/23		
2166	UTILITY REFUND - #15	130060.04		<u>TRISTAN TOLLEFSON, 600 N ASH AVE, UTILITY REFUND</u>	04/11/2023	15.15	.00	<u>21-4600 SEWER USER FEES</u>	0	4/23		
2166	UTILITY REFUND - #15	130060.04		<u>TRISTAN TOLLEFSON, 600 N ASH AVE, UTILITY REFUND</u>	04/11/2023	10.91	.00	<u>26-4975 SOLID WASTE USER FEES</u>	0	4/23		
Total 130060.04:						37.99	.00					
2166	UTILITY REFUND - #15	142019.00		<u>MERLIN POINTE LLC, 353 S ADVENTURE WAY, UTILITY REFUND</u>	03/20/2023	62.14	.00	<u>20-4500 METERED WATER SALES</u>	0	4/23		
2166	UTILITY REFUND - #15	142019.00		<u>MERLIN POINTE LLC, 353 S ADVENTURE WAY, UTILITY REFUND</u>	03/20/2023	38.25	.00	<u>21-4600 SEWER USER FEES</u>	0	4/23		
Total 142019.00:						100.39	.00					
2166	UTILITY REFUND - #15	170770.02		<u>AH4R PROPERTIES TWO LLC, 1892 W POTOSI WAY, UTILITY REFUND</u>	03/20/2023	60.24	.00	<u>20-4500 METERED WATER SALES</u>	0	4/23		
2166	UTILITY REFUND - #15	170770.02		<u>AH4R PROPERTIES TWO LLC, 1892 W POTOSI WAY, UTILITY REFUND</u>	03/20/2023	67.59	.00	<u>21-4600 SEWER USER FEES</u>	0	4/23		
2166	UTILITY REFUND - #15	170770.02		<u>AH4R PROPERTIES TWO LLC, 1892 W POTOSI WAY, UTILITY REFUND</u>	03/20/2023	50.78	.00	<u>26-4975 SOLID WASTE USER FEES</u>	0	4/23		
Total 170770.02:						178.61	.00					
2166	UTILITY REFUND - #15	171107.00		<u>CBH, 2073 W TROUT LILY ST, UTILITY REFUND</u>	03/20/2023	83.53	.00	<u>20-4500 METERED WATER SALES</u>	0	4/23		
2166	UTILITY REFUND - #15	171107.00		<u>CBH, 2073 W TROUT LILY ST, UTILITY REFUND</u>	03/20/2023	77.15	.00	<u>21-4600 SEWER USER FEES</u>	0	4/23		

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Total 171107.00:						160.68	.00					
2166	UTILITY REFUND - #15	171133.00		<u>CBH, 68 N MEADOWSWEET AVE, UTILITY REFUND</u>	03/21/2023	42.29	.00	<u>20-4500 METERED WATER SALES</u>	0	4/23		
2166	UTILITY REFUND - #15	171133.00		<u>CBH, 68 N MEADOWSWEET AVE, UTILITY REFUND</u>	03/21/2023	40.34	.00	<u>21-4600 SEWER USER FEES</u>	0	4/23		
Total 171133.00:						82.63	.00					
2166	UTILITY REFUND - #15	171148.00		<u>CBH, 115 N MEADOWSWEET AVE, UTILITY REFUND</u>	03/24/2023	44.37	.00	<u>20-4500 METERED WATER SALES</u>	0	4/23		
2166	UTILITY REFUND - #15	171148.00		<u>CBH, 115 N MEADOWSWEET AVE, UTILITY REFUND</u>	03/24/2023	37.49	.00	<u>21-4600 SEWER USER FEES</u>	0	4/23		
Total 171148.00:						81.86	.00					
2166	UTILITY REFUND - #15	173050.02		<u>SHEILA OCAMB, 1602 W KERF ST, UTILITY REFUND</u>	04/06/2023	90.73	.00	<u>20-4500 METERED WATER SALES</u>	0	4/23		
2166	UTILITY REFUND - #15	173050.02		<u>SHEILA OCAMB, 1602 W KERF ST, UTILITY REFUND</u>	04/06/2023	111.35	.00	<u>21-4600 SEWER USER FEES</u>	0	4/23		
2166	UTILITY REFUND - #15	173050.02		<u>SHEILA OCAMB, 1602 W KERF ST, UTILITY REFUND</u>	04/06/2023	65.42	.00	<u>26-4975 SOLID WASTE USER FEES</u>	0	4/23		
Total 173050.02:						267.50	.00					
2166	UTILITY REFUND - #15	173535.04		<u>EMILY MAE ARCHER, 1965 W STONY DESERT ST, UTILITY REFUND</u>	04/04/2023	32.76	.00	<u>20-4500 METERED WATER SALES</u>	0	4/23		
2166	UTILITY REFUND - #15	173535.04		<u>EMILY MAE ARCHER, 1965 W STONY DESERT ST, UTILITY REFUND</u>	04/04/2023	43.73	.00	<u>21-4600 SEWER USER FEES</u>	0	4/23		
2166	UTILITY REFUND - #15	173535.04		<u>EMILY MAE ARCHER, 1965 W STONY DESERT ST, UTILITY REFUND</u>	04/04/2023	33.59	.00	<u>26-4975 SOLID WASTE USER FEES</u>	0	4/23		

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Total 173535.04:						110.08	.00					
2166	UTILITY REFUND - #15	180480.04		<u>KEVIN L MOONEY, 1196 N CABRILLO AVE, UTILITY REFUND</u>	04/10/2023	5.98	.00	<u>20-4500 METERED WATER SALES</u>	0	4/23		
2166	UTILITY REFUND - #15	180480.04		<u>KEVIN L MOONEY, 1196 N CABRILLO AVE, UTILITY REFUND</u>	04/10/2023	4.22	.00	<u>21-4600 SEWER USER FEES</u>	0	4/23		
2166	UTILITY REFUND - #15	180480.04		<u>KEVIN L MOONEY, 1196 N CABRILLO AVE, UTILITY REFUND</u>	04/10/2023	3.17	.00	<u>26-4975 SOLID WASTE USER FEES</u>	0	4/23		
Total 180480.04:						13.37	.00					
2166	UTILITY REFUND - #15	180480.05		<u>THE DEPARES GROUP LLC, 1196 N CABRILLO AVE, UTILITY REFUND</u>	04/11/2023	20.28	.00	<u>20-4500 METERED WATER SALES</u>	0	4/23		
2166	UTILITY REFUND - #15	180480.05		<u>THE DEPARES GROUP LLC, 1196 N CABRILLO AVE, UTILITY REFUND</u>	04/11/2023	41.98	.00	<u>21-4600 SEWER USER FEES</u>	0	4/23		
2166	UTILITY REFUND - #15	180480.05		<u>THE DEPARES GROUP LLC, 1196 N CABRILLO AVE, UTILITY REFUND</u>	04/11/2023	29.38	.00	<u>26-4975 SOLID WASTE USER FEES</u>	0	4/23		
Total 180480.05:						91.64	.00					
2166	UTILITY REFUND - #15	200100.03		<u>CODY J BRIDWELL, 177 E SCREECH OWL DR, UTILITY REFUND</u>	04/05/2023	35.94	.00	<u>20-4500 METERED WATER SALES</u>	0	4/23		
2166	UTILITY REFUND - #15	200100.03		<u>CODY J BRIDWELL, 177 E SCREECH OWL DR, UTILITY REFUND</u>	04/05/2023	49.29	.00	<u>21-4600 SEWER USER FEES</u>	0	4/23		
2166	UTILITY REFUND - #15	200100.03		<u>CODY J BRIDWELL, 177 E SCREECH OWL DR, UTILITY REFUND</u>	04/05/2023	34.08	.00	<u>26-4975 SOLID WASTE USER FEES</u>	0	4/23		

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Total 200100.03:						119.31	.00					
2166	UTILITY REFUND - #15	20080.01		<u>SHERI MANNING, 420 N SHADY GROVE PL, UTILITY REFUND</u>	04/06/2023	3.28	.00	<u>20-4500 METERED WATER SALES</u>	0	4/23		
2166	UTILITY REFUND - #15	20080.01		<u>SHERI MANNING, 420 N SHADY GROVE PL, UTILITY REFUND</u>	04/06/2023	4.19	.00	<u>21-4600 SEWER USER FEES</u>	0	4/23		
2166	UTILITY REFUND - #15	20080.01		<u>SHERI MANNING, 420 N SHADY GROVE PL, UTILITY REFUND</u>	04/06/2023	2.92	.00	<u>26-4975 SOLID WASTE USER FEES</u>	0	4/23		
Total 20080.01:						10.39	.00					
2166	UTILITY REFUND - #15	220435.02		<u>IDAHO RE-11 LLC, 1080 S WILD YUCCA AVE, UTILITY REFUND</u>	04/06/2023	45.29	.00	<u>20-4500 METERED WATER SALES</u>	0	4/23		
2166	UTILITY REFUND - #15	220435.02		<u>IDAHO RE-11 LLC, 1080 S WILD YUCCA AVE, UTILITY REFUND</u>	04/06/2023	44.04	.00	<u>21-4600 SEWER USER FEES</u>	0	4/23		
2166	UTILITY REFUND - #15	220435.02		<u>IDAHO RE-11 LLC, 1080 S WILD YUCCA AVE, UTILITY REFUND</u>	04/06/2023	47.95	.00	<u>26-4975 SOLID WASTE USER FEES</u>	0	4/23		
Total 220435.02:						137.28	.00					
2166	UTILITY REFUND - #15	220785.03		<u>COLTON FULLER, 665 E GREAT BEAR ST, UTILITY REFUND</u>	04/07/2023	66.46	.00	<u>20-4500 METERED WATER SALES</u>	0	4/23		
2166	UTILITY REFUND - #15	220785.03		<u>COLTON FULLER, 665 E GREAT BEAR ST, UTILITY REFUND</u>	04/07/2023	81.42	.00	<u>21-4600 SEWER USER FEES</u>	0	4/23		
2166	UTILITY REFUND - #15	220785.03		<u>COLTON FULLER, 665 E GREAT BEAR ST, UTILITY REFUND</u>	04/07/2023	58.14	.00	<u>26-4975 SOLID WASTE USER FEES</u>	0	4/23		
Total 220785.03:						206.02	.00					
2166	UTILITY REFUND - #15	222006.02		<u>SHARON M BENAC, 754 S WISTON AVE, UTILITY REFUND</u>	04/04/2023	21.92	.00	<u>20-4500 METERED WATER SALES</u>	0	4/23		

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2166	UTILITY REFUND - #15	222006.02		<u>SHARON M BENAC, 754 S WISTON AVE, UTILITY REFUND</u>	04/04/2023	27.12	.00	<u>21-4600 SEWER USER FEES</u>	0	4/23		
2166	UTILITY REFUND - #15	222006.02		<u>SHARON M BENAC, 754 S WISTON AVE, UTILITY REFUND</u>	04/04/2023	18.65	.00	<u>26-4975 SOLID WASTE USER FEES</u>	0	4/23		
Total 222006.02:						67.69	.00					
2166	UTILITY REFUND - #15	240450.03		<u>ANTHONY GOZZO, 1109 E LITHIC CT, UTILITY REFUND</u>	04/06/2023	35.35	.00	<u>20-4500 METERED WATER SALES</u>	0	4/23		
2166	UTILITY REFUND - #15	240450.03		<u>ANTHONY GOZZO, 1109 E LITHIC CT, UTILITY REFUND</u>	04/06/2023	44.62	.00	<u>21-4600 SEWER USER FEES</u>	0	4/23		
2166	UTILITY REFUND - #15	240450.03		<u>ANTHONY GOZZO, 1109 E LITHIC CT, UTILITY REFUND</u>	04/06/2023	31.45	.00	<u>26-4975 SOLID WASTE USER FEES</u>	0	4/23		
Total 240450.03:						111.42	.00					
2166	UTILITY REFUND - #15	240840.03		<u>ALFONSO DUARTE SERRATO, 935 E ENSOLARDO ST, UTILITY REFUND</u>	03/29/2023	25.66	.00	<u>20-4500 METERED WATER SALES</u>	0	4/23		
2166	UTILITY REFUND - #15	240840.03		<u>ALFONSO DUARTE SERRATO, 935 E ENSOLARDO ST, UTILITY REFUND</u>	03/29/2023	31.12	.00	<u>21-4600 SEWER USER FEES</u>	0	4/23		
2166	UTILITY REFUND - #15	240840.03		<u>ALFONSO DUARTE SERRATO, 935 E ENSOLARDO ST, UTILITY REFUND</u>	03/29/2023	24.54	.00	<u>26-4975 SOLID WASTE USER FEES</u>	0	4/23		
Total 240840.03:						81.32	.00					
2166	UTILITY REFUND - #15	242086.00		<u>TRESIDIO HOMES, 190 S FUSION AVE, UTILITY REFUND</u>	03/20/2023	47.04	.00	<u>20-4500 METERED WATER SALES</u>	0	4/23		
2166	UTILITY REFUND - #15	242086.00		<u>TRESIDIO HOMES, 190 S FUSION AVE, UTILITY REFUND</u>	03/20/2023	29.03	.00	<u>21-4600 SEWER USER FEES</u>	0	4/23		

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Total 242086.00:						76.07	.00					
2166	UTILITY REFUND - #15	261538.00		<u>CBH, 3047 W DARK SKY ST, UTILITY REFUND</u>	03/21/2023	39.72	.00	<u>20-4500 METERED WATER SALES</u>	0	4/23		
2166	UTILITY REFUND - #15	261538.00		<u>CBH, 3047 W DARK SKY ST, UTILITY REFUND</u>	03/21/2023	36.37	.00	<u>21-4600 SEWER USER FEES</u>	0	4/23		
Total 261538.00:						76.09	.00					
2166	UTILITY REFUND - #15	264065.03		<u>JASON A GATES, 2116 N MAUVE AVE, UTILTIY REFUND</u>	04/04/2023	33.01	.00	<u>20-4500 METERED WATER SALES</u>	0	4/23		
2166	UTILITY REFUND - #15	264065.03		<u>JASON A GATES, 2116 N MAUVE AVE, UTILTIY REFUND</u>	04/04/2023	48.31	.00	<u>21-4600 SEWER USER FEES</u>	0	4/23		
2166	UTILITY REFUND - #15	264065.03		<u>JASON A GATES, 2116 N MAUVE AVE, UTILTIY REFUND</u>	04/04/2023	33.49	.00	<u>26-4975 SOLID WASTE USER FEES</u>	0	4/23		
Total 264065.03:						114.81	.00					
2166	UTILITY REFUND - #15	277120.03		<u>DANIEL ALAN CHUISANO, 2554 N KENNETH AVE, UTILITY REFUND</u>	04/10/2023	32.84	.00	<u>20-4500 METERED WATER SALES</u>	0	4/23		
2166	UTILITY REFUND - #15	277120.03		<u>DANIEL ALAN CHUISANO, 2554 N KENNETH AVE, UTILITY REFUND</u>	04/10/2023	38.46	.00	<u>21-4600 SEWER USER FEES</u>	0	4/23		
2166	UTILITY REFUND - #15	277120.03		<u>DANIEL ALAN CHUISANO, 2554 N KENNETH AVE, UTILITY REFUND</u>	04/10/2023	24.36	.00	<u>26-4975 SOLID WASTE USER FEES</u>	0	4/23		
Total 277120.03:						95.66	.00					
2166	UTILITY REFUND - #15	277304.02		<u>ADAM J AVERY, 2195 N DOE AVE, UTILITY REFUND</u>	04/04/2023	1.23	.00	<u>20-4500 METERED WATER SALES</u>	0	4/23		
2166	UTILITY REFUND - #15	277304.02		<u>ADAM J AVERY, 2195 N DOE AVE, UTILITY REFUND</u>	04/04/2023	1.69	.00	<u>21-4600 SEWER USER FEES</u>	0	4/23		

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2166	UTILITY REFUND - #15	277304.02		<u>ADAM J AVERY, 2195 N DOE AVE, UTILITY REFUND</u>	04/04/2023	1.19	.00	<u>26-4975 SOLID WASTE USER FEES</u>	0	4/23		
Total 277304.02:						4.11	.00					
2166	UTILITY REFUND - #15	277576.01		<u>SHANELL E POWERS, 2817 N KENNETH AVE, UTILITY REFUND</u>	04/07/2023	37.12	.00	<u>20-4500 METERED WATER SALES</u>	0	4/23		
2166	UTILITY REFUND - #15	277576.01		<u>SHANELL E POWERS, 2817 N KENNETH AVE, UTILITY REFUND</u>	04/07/2023	43.92	.00	<u>21-4600 SEWER USER FEES</u>	0	4/23		
2166	UTILITY REFUND - #15	277576.01		<u>SHANELL E POWERS, 2817 N KENNETH AVE, UTILITY REFUND</u>	04/07/2023	30.22	.00	<u>26-4975 SOLID WASTE USER FEES</u>	0	4/23		
Total 277576.01:						111.26	.00					
2166	UTILITY REFUND - #15	277588.01		<u>MICHAEL HOGEN, 750 W PIN CHERRY ST, UTILITY REFUND</u>	04/11/2023	3.09	.00	<u>20-4500 METERED WATER SALES</u>	0	4/23		
2166	UTILITY REFUND - #15	277588.01		<u>MICHAEL HOGEN, 750 W PIN CHERRY ST, UTILITY REFUND</u>	04/11/2023	3.72	.00	<u>21-4600 SEWER USER FEES</u>	0	4/23		
2166	UTILITY REFUND - #15	277588.01		<u>MICHAEL HOGEN, 750 W PIN CHERRY ST, UTILITY REFUND</u>	04/11/2023	2.56	.00	<u>26-4975 SOLID WASTE USER FEES</u>	0	4/23		
Total 277588.01:						9.37	.00					
2166	UTILITY REFUND - #15	281001.00A		<u>HALLMARK HOMES, 1514 W GAINSBORO ST, UTILITY REFUND</u>	04/11/2023	31.13	.00	<u>20-4500 METERED WATER SALES</u>	0	4/23		
Total 281001.00A:						31.13	.00					
2166	UTILITY REFUND - #15	281025.01		<u>ZACHARY S WILSON, 1287 W CERULEAN ST, UTILITY REFUND</u>	03/29/2023	12.74	.00	<u>20-4500 METERED WATER SALES</u>	0	4/23		

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2166	UTILITY REFUND - #15	281025.01		<u>ZACHARY S WILSON, 1287 W CERULEAN ST. UTILITY REFUND</u>	03/29/2023	12.58	.00	<u>21-4600 SEWER USER FEES</u>	0	4/23		
2166	UTILITY REFUND - #15	281025.01		<u>ZACHARY S WILSON, 1287 W CERULEAN ST. UTILITY REFUND</u>	03/29/2023	8.60	.00	<u>26-4975 SOLID WASTE USER FEES</u>	0	4/23		
Total 281025.01:						33.92	.00					
2166	UTILITY REFUND - #15	291063.01		<u>DAVID & HELEN TIDWELL FAMILY TRUST, 6738 S MEMORY WAY, UTILITY REFUND</u>	03/29/2023	12.35	.00	<u>20-4500 METERED WATER SALES</u>	0	4/23		
2166	UTILITY REFUND - #15	291063.01		<u>DAVID & HELEN TIDWELL FAMILY TRUST, 6738 S MEMORY WAY, UTILITY REFUND</u>	03/29/2023	15.25	.00	<u>21-4600 SEWER USER FEES</u>	0	4/23		
2166	UTILITY REFUND - #15	291063.01		<u>DAVID & HELEN TIDWELL FAMILY TRUST, 6738 S MEMORY WAY, UTILITY REFUND</u>	03/29/2023	8.65	.00	<u>26-4975 SOLID WASTE USER FEES</u>	0	4/23		
Total 291063.01:						36.25	.00					
2166	UTILITY REFUND - #15	292112.01		<u>DAVID KENT MEIER, 2458 W MALCOLM ST. UTILITY REFUND</u>	04/10/2023	39.66	.00	<u>20-4500 METERED WATER SALES</u>	0	4/23		
2166	UTILITY REFUND - #15	292112.01		<u>DAVID KENT MEIER, 2458 W MALCOLM ST. UTILITY REFUND</u>	04/10/2023	47.16	.00	<u>21-4600 SEWER USER FEES</u>	0	4/23		
2166	UTILITY REFUND - #15	292112.01		<u>DAVID KENT MEIER, 2458 W MALCOLM ST. UTILITY REFUND</u>	04/10/2023	29.81	.00	<u>26-4975 SOLID WASTE USER FEES</u>	0	4/23		
Total 292112.01:						116.63	.00					
2166	UTILITY REFUND - #15	292168.00		<u>CBH, 8625 S FORAKER WAY, UTILITY REFUND</u>	03/20/2023	78.35	.00	<u>20-4500 METERED WATER SALES</u>	0	4/23		
2166	UTILITY REFUND - #15	292168.00		<u>CBH, 8625 S FORAKER WAY, UTILITY REFUND</u>	03/20/2023	75.85	.00	<u>21-4600 SEWER USER FEES</u>	0	4/23		

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Total 292168.00:						154.20	.00					
2166	UTILITY REFUND - #15	300930.03		<u>CHRISTOPHER HANSEN, 1015 E WHITBECK DR, UTILITY REFUND</u>	03/29/2023	37.69	.00	<u>20-4500 METERED WATER SALES</u>	0	4/23		
2166	UTILITY REFUND - #15	300930.03		<u>CHRISTOPHER HANSEN, 1015 E WHITBECK DR, UTILITY REFUND</u>	03/29/2023	44.81	.00	<u>21-4600 SEWER USER FEES</u>	0	4/23		
2166	UTILITY REFUND - #15	300930.03		<u>CHRISTOPHER HANSEN, 1015 E WHITBECK DR, UTILITY REFUND</u>	03/29/2023	25.00	.00	<u>26-4975 SOLID WASTE USER FEES</u>	0	4/23		
Total 300930.03:						107.50	.00					
2166	UTILITY REFUND - #15	302567.00		<u>EAGLEWOOD HOMES, 9055 S CIPOLLETTI WAY, UTILITY REFUND</u>	03/21/2023	48.71	.00	<u>20-4500 METERED WATER SALES</u>	0	4/23		
2166	UTILITY REFUND - #15	302567.00		<u>EAGLEWOOD HOMES, 9055 S CIPOLLETTI WAY, UTILITY REFUND</u>	03/21/2023	33.75	.00	<u>21-4600 SEWER USER FEES</u>	0	4/23		
Total 302567.00:						82.46	.00					
2166	UTILITY REFUND - #15	303030.03		<u>OPENDOOR PROPERTY J LLC, 938 E FIRESTONE DR, UTILITY REFUND</u>	03/29/2023	35.87	.00	<u>20-4500 METERED WATER SALES</u>	0	4/23		
2166	UTILITY REFUND - #15	303030.03		<u>OPENDOOR PROPERTY J LLC, 938 E FIRESTONE DR, UTILITY REFUND</u>	03/29/2023	43.09	.00	<u>21-4600 SEWER USER FEES</u>	0	4/23		
2166	UTILITY REFUND - #15	303030.03		<u>OPENDOOR PROPERTY J LLC, 938 E FIRESTONE DR, UTILITY REFUND</u>	03/29/2023	30.11	.00	<u>26-4975 SOLID WASTE USER FEES</u>	0	4/23		
Total 303030.03:						109.07	.00					
2166	UTILITY REFUND - #15	303656.00		<u>HUBBLE HOMES, 2949 N RAPID CREEK WAY, UTILITY REFUND</u>	03/21/2023	37.26	.00	<u>20-4500 METERED WATER SALES</u>	0	4/23		

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2166	UTILITY REFUND - #15	303656.00		<u>HUBBLE HOMES, 2949 N RAPID CREEK WAY, UTILITY REFUND</u>	03/21/2023	24.23	.00	<u>21-4600 SEWER USER FEES</u>	0	4/23		
Total 303656.00:						61.49	.00					
2166	UTILITY REFUND - #15	310021.03		<u>BRADLEY DILLON, 9484 S SARATOV WAY, UTILITY REFUND</u>	04/04/2023	38.34	.00	<u>20-4500 METERED WATER SALES</u>	0	4/23		
2166	UTILITY REFUND - #15	310021.03		<u>BRADLEY DILLON, 9484 S SARATOV WAY, UTILITY REFUND</u>	04/04/2023	48.57	.00	<u>21-4600 SEWER USER FEES</u>	0	4/23		
2166	UTILITY REFUND - #15	310021.03		<u>BRADLEY DILLON, 9484 S SARATOV WAY, UTILITY REFUND</u>	04/04/2023	30.65	.00	<u>26-4975 SOLID WASTE USER FEES</u>	0	4/23		
Total 310021.03:						117.56	.00					
2166	UTILITY REFUND - #15	320017.01A		<u>ZACHARY E KRISHNEK, 1396 N WARM RIVER AVE, UTILITY REFUND</u>	04/11/2023	25.41	.00	<u>20-4500 METERED WATER SALES</u>	0	4/23		
Total 320017.01A:						25.41	.00					
2166	UTILITY REFUND - #15	320214.01		<u>LUKE MATTHEWS, 2037 E TUGELA FALLS ST, UTILITY REFUND</u>	04/05/2023	37.71	.00	<u>20-4500 METERED WATER SALES</u>	0	4/23		
2166	UTILITY REFUND - #15	320214.01		<u>LUKE MATTHEWS, 2037 E TUGELA FALLS ST, UTILITY REFUND</u>	04/05/2023	41.30	.00	<u>21-4600 SEWER USER FEES</u>	0	4/23		
2166	UTILITY REFUND - #15	320214.01		<u>LUKE MATTHEWS, 2037 E TUGELA FALLS ST, UTILITY REFUND</u>	04/05/2023	26.06	.00	<u>26-4975 SOLID WASTE USER FEES</u>	0	4/23		
Total 320214.01:						105.07	.00					
2166	UTILITY REFUND - #15	330046.01		<u>JEREMIAH L HARTUNG, 1911 N SILTSTONE WAY, UTILITY REFUND</u>	04/11/2023	47.15	.00	<u>20-4500 METERED WATER SALES</u>	0	4/23		

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2166	UTILITY REFUND - #15	330046.01		<u>JEREMIAH L HARTUNG, 1911 N SILTSTONE WAY, UTILITY REFUND</u>	04/11/2023	60.25	.00	<u>21-4600 SEWER USER FEES</u>	0	4/23		
2166	UTILITY REFUND - #15	330046.01		<u>JEREMIAH L HARTUNG, 1911 N SILTSTONE WAY, UTILITY REFUND</u>	04/11/2023	44.83	.00	<u>26-4975 SOLID WASTE USER FEES</u>	0	4/23		
Total 330046.01:						152.23	.00					
2166	UTILITY REFUND - #15	330391.01		<u>THOMAS J FAHEY, 2030 N WINDMILL WAY, UTILITY REFUND</u>	04/05/2023	104.94	.00	<u>20-4500 METERED WATER SALES</u>	0	4/23		
2166	UTILITY REFUND - #15	330391.01		<u>THOMAS J FAHEY, 2030 N WINDMILL WAY, UTILITY REFUND</u>	04/05/2023	5.20	.00	<u>21-4600 SEWER USER FEES</u>	0	4/23		
2166	UTILITY REFUND - #15	330391.01		<u>THOMAS J FAHEY, 2030 N WINDMILL WAY, UTILITY REFUND</u>	04/05/2023	3.64	.00	<u>26-4975 SOLID WASTE USER FEES</u>	0	4/23		
Total 330391.01:						113.78	.00					
2166	UTILITY REFUND - #15	340093.00		<u>CBH, 6591 S BIRCH CREEK AVE, UTILITY REFUND</u>	03/21/2023	76.71	.00	<u>20-4500 METERED WATER SALES</u>	0	4/23		
2166	UTILITY REFUND - #15	340093.00		<u>CBH, 6591 S BIRCH CREEK AVE, UTILITY REFUND</u>	03/21/2023	70.11	.00	<u>21-4600 SEWER USER FEES</u>	0	4/23		
Total 340093.00:						146.82	.00					
2166	UTILITY REFUND - #15	340094.00		<u>CBH, 6577 S BIRCH CREEK AVE, UTILITY REFUND</u>	03/20/2023	114.18	.00	<u>20-4500 METERED WATER SALES</u>	0	4/23		
2166	UTILITY REFUND - #15	340094.00		<u>CBH, 6577 S BIRCH CREEK AVE, UTILITY REFUND</u>	03/20/2023	103.43	.00	<u>21-4600 SEWER USER FEES</u>	0	4/23		
Total 340094.00:						217.61	.00					
2166	UTILITY REFUND - #15	340097.00		<u>CBH, 6535 S BIRCH CREEK AVE, UTILITY REFUND</u>	04/11/2023	82.65	.00	<u>20-4500 METERED WATER SALES</u>	0	4/23		

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2166	UTILITY REFUND - #15	340097.00		<u>CBH, 6535 S BIRCH CREEK AVE, UTILITY REFUND</u>	04/11/2023	2.66	.00	<u>21-4600 SEWER USER FEES</u>	0	4/23		
Total 340097.00:						85.31	.00					
2166	UTILITY REFUND - #15	340110.00		<u>CBH, 1434 W CUB RIVER DR, UTILITY REFUND</u>	03/20/2023	50.21	.00	<u>20-4500 METERED WATER SALES</u>	0	4/23		
2166	UTILITY REFUND - #15	340110.00		<u>CBH, 1434 W CUB RIVER DR, UTILITY REFUND</u>	03/20/2023	57.06	.00	<u>21-4600 SEWER USER FEES</u>	0	4/23		
Total 340110.00:						107.27	.00					
2166	UTILITY REFUND - #15	340126.00		<u>CBH, 1426 W PACK RIVER DR, UTILITY REFUND</u>	03/21/2023	45.51	.00	<u>20-4500 METERED WATER SALES</u>	0	4/23		
2166	UTILITY REFUND - #15	340126.00		<u>CBH, 1426 W PACK RIVER DR, UTILITY REFUND</u>	03/21/2023	36.35	.00	<u>21-4600 SEWER USER FEES</u>	0	4/23		
Total 340126.00:						81.86	.00					
2166	UTILITY REFUND - #15	340127.00		<u>CBH, 1412 W PACK RIVER DR, UTILITY REFUND</u>	03/20/2023	76.60	.00	<u>20-4500 METERED WATER SALES</u>	0	4/23		
2166	UTILITY REFUND - #15	340127.00		<u>CBH, 1412 W PACK RIVER DR, UTILITY REFUND</u>	03/20/2023	70.25	.00	<u>21-4600 SEWER USER FEES</u>	0	4/23		
Total 340127.00:						146.85	.00					
2166	UTILITY REFUND - #15	340130.00		<u>CBH, 1370 W PACK RIVER DR, UTILITY REFUND</u>	03/21/2023	45.88	.00	<u>20-4500 METERED WATER SALES</u>	0	4/23		
2166	UTILITY REFUND - #15	340130.00		<u>CBH, 1370 W PACK RIVER DR, UTILITY REFUND</u>	03/21/2023	35.63	.00	<u>21-4600 SEWER USER FEES</u>	0	4/23		
Total 340130.00:						81.51	.00					
2166	UTILITY REFUND - #15	341026.01		<u>GEORGE W PHELPS, 5940 S DONAWAY AVE, UTILITY REFUND</u>	04/10/2023	49.01	.00	<u>20-4500 METERED WATER SALES</u>	0	4/23		

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2166	UTILITY REFUND - #15	341026.01		<u>GEORGE W PHELPS, 5940 S DONAWAY AVE, UTILITY REFUND</u>	04/10/2023	57.92	.00	21-4600 SEWER USER FEES	0	4/23		
2166	UTILITY REFUND - #15	341026.01		<u>GEORGE W PHELPS, 5940 S DONAWAY AVE, UTILITY REFUND</u>	04/10/2023	36.55	.00	26-4975 SOLID WASTE USER FEES	0	4/23		
Total 341026.01:						143.48	.00					
2166	UTILITY REFUND - #15	341039.01		<u>MARIA J ELENGA , 3382 W ZAREA DR, UTILITY REFUND</u>	03/29/2023	40.90	.00	20-4500 METERED WATER SALES	0	4/23		
2166	UTILITY REFUND - #15	341039.01		<u>MARIA J ELENGA , 3382 W ZAREA DR, UTILITY REFUND</u>	03/29/2023	45.41	.00	21-4600 SEWER USER FEES	0	4/23		
2166	UTILITY REFUND - #15	341039.01		<u>MARIA J ELENGA , 3382 W ZAREA DR, UTILITY REFUND</u>	03/29/2023	25.89	.00	26-4975 SOLID WASTE USER FEES	0	4/23		
Total 341039.01:						112.20	.00					
2166	UTILITY REFUND - #15	342005.00		<u>HALLMARK HOMES, 6048 S CATRIA PL, UTILITY REFUND</u>	04/11/2023	52.52	.00	20-4500 METERED WATER SALES	0	4/23		
Total 342005.00:						52.52	.00					
2166	UTILITY REFUND - #15	360060.00		<u>SHALC GC INC, 11905 W CHEER LN, UTILITY REFUND</u>	03/20/2023	20.20	.00	20-4500 METERED WATER SALES	0	4/23		
2166	UTILITY REFUND - #15	360060.00		<u>SHALC GC INC, 11905 W CHEER LN, UTILITY REFUND</u>	03/20/2023	41.89	.00	21-4600 SEWER USER FEES	0	4/23		
Total 360060.00:						62.09	.00					
2166	UTILITY REFUND - #15	360062.00		<u>SHALC GC INC, 11941 W CHEER LN, UTILITY REFUND</u>	03/20/2023	20.19	.00	20-4500 METERED WATER SALES	0	4/23		
2166	UTILITY REFUND - #15	360062.00		<u>SHALC GC INC, 11941 W CHEER LN, UTILITY REFUND</u>	03/20/2023	41.88	.00	21-4600 SEWER USER FEES	0	4/23		

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Total 360062.00:						62.07	.00					
2166	UTILITY REFUND - #15	360064.00		<u>SHALC GC INC, 11973 W CHEER LN, UTILITY REFUND</u>	03/21/2023	26.70	.00	<u>20-4500 METERED WATER SALES</u>	0	4/23		
2166	UTILITY REFUND - #15	360064.00		<u>SHALC GC INC, 11973 W CHEER LN, UTILITY REFUND</u>	03/21/2023	55.37	.00	<u>21-4600 SEWER USER FEES</u>	0	4/23		
Total 360064.00:						82.07	.00					
2166	UTILITY REFUND - #15	360065.00		<u>SHALC GC INC, 11989 W CHEER LN, UTILITY REFUND</u>	03/20/2023	21.49	.00	<u>20-4500 METERED WATER SALES</u>	0	4/23		
2166	UTILITY REFUND - #15	360065.00		<u>SHALC GC INC, 11989 W CHEER LN, UTILITY REFUND</u>	03/20/2023	44.57	.00	<u>21-4600 SEWER USER FEES</u>	0	4/23		
Total 360065.00:						66.06	.00					
2166	UTILITY REFUND - #15	360069.00		<u>SHALCG GC INC, 11903 S INTEGRITY LN, UTILITY REFUND</u>	04/11/2023	56.77	.00	<u>20-4500 METERED WATER SALES</u>	0	4/23		
Total 360069.00:						56.77	.00					
2166	UTILITY REFUND - #15	40460.01		<u>RAYMOND L RICE, 550 N MARTEESON AVE, UTILITY REFUND</u>	04/11/2023	96.51	.00	<u>20-4500 METERED WATER SALES</u>	0	4/23		
Total 40460.01:						96.51	.00					
2166	UTILITY REFUND - #15	80030.02		<u>JAMIE LYNN BELCHER, 850 W 4TH ST, UTILITY REFUND</u>	04/05/2023	30.48	.00	<u>20-4500 METERED WATER SALES</u>	0	4/23		
2166	UTILITY REFUND - #15	80030.02		<u>JAMIE LYNN BELCHER, 850 W 4TH ST, UTILITY REFUND</u>	04/05/2023	46.41	.00	<u>21-4600 SEWER USER FEES</u>	0	4/23		
2166	UTILITY REFUND - #15	80030.02		<u>JAMIE LYNN BELCHER, 850 W 4TH ST, UTILITY REFUND</u>	04/05/2023	30.99	.00	<u>26-4975 SOLID WASTE USER FEES</u>	0	4/23		

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Total 80030.02:						107.88	.00					
Total UTILITY REFUND - #15:						5,413.76	.00					
UTILITY TRAILER SALES OF IDAHO, INC.												
1641	UTILITY TRAILER SALES OF IDAHO, INC.	89849PB	15435	<u>CHAINS FOR TRANSPORTING ITEMS FOR PARKS, J. DURMAH, MARCH '23.</u>	03/03/2023	401.62	.00	01-6150 MAINTENANCE & REPAIRS - SYSTEM	1004	4/23		
Total 89849PB:						401.62	.00					
Total UTILITY TRAILER SALES OF IDAHO, INC.:						401.62	.00					
WESTERN DISPLAY FIREWORKS LTD												
2155	WESTERN DISPLAY FIREWORKS LTD	23-7089-1	15483	<u>AERIAL FIREWORK DISPLAY, 07/04/23, 23-7089, 2ND INSTALLMENT, APR. '23</u>	04/05/2023	7,500.00	.00	01-6135 PUBLIC ENTERTAINMENT	1004	4/23		
Total 23-7089-1:						7,500.00	.00					
Total WESTERN DISPLAY FIREWORKS LTD:						7,500.00	.00					
WESTERN RECORDS DESTRUCTION, INC.												
1633	WESTERN RECORDS DESTRUCTION, INC.	0634631		<u>RECORDS DESTRUCTION 03/01-03/31/23- ADMIN</u>	04/01/2023	12.54	.00	01-6052 CONTRACT SERVICES	0	4/23		
1633	WESTERN RECORDS DESTRUCTION, INC.	0634631		<u>RECORDS DESTRUCTION 03/01-03/31/23- WATER</u>	04/01/2023	8.58	.00	20-6052 CONTRACT SERVICES	0	4/23		
1633	WESTERN RECORDS DESTRUCTION, INC.	0634631		<u>RECORDS DESTRUCTION 03/01-03/31/23- SEWER</u>	04/01/2023	8.58	.00	21-6052 CONTRACT SERVICES	0	4/23		
1633	WESTERN RECORDS DESTRUCTION, INC.	0634631		<u>RECORDS DESTRUCTION 03/01-03/31/23- P.I</u>	04/01/2023	3.30	.00	25-6052 CONTRACT SERVICES	0	4/23		
Total 0634631:						33.00	.00					

City of Kuna

Payment Approval Report - City Council Approval
 Report dates: 3/31/2023-4/13/2023

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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 WESTERN RECORDS DESTRUCTION, INC.:						33.00	.00					
ZAYO GROUP LLC												
2188	ZAYO GROUP LLC	19373805		<u>TELEPHONE, DATA AND NETWORK SERVICES, 04/01-04/30/2023-ADMIN</u>	04/01/2023	538.51	.00	<u>01-6255 TELEPHONE</u>	0	4/23		
2188	ZAYO GROUP LLC	19373805		<u>TELEPHONE, DATA AND NETWORK SERVICES, 04/01-04/30/2023-WATER</u>	04/01/2023	368.45	.00	<u>20-6255 TELEPHONE EXPENSE</u>	0	4/23		
2188	ZAYO GROUP LLC	19373805		<u>TELEPHONE, DATA AND NETWORK SERVICES, 04/01-04/30/2023-SEWER</u>	04/01/2023	368.45	.00	<u>21-6255 TELEPHONE EXPENSE</u>	0	4/23		
2188	ZAYO GROUP LLC	19373805		<u>TELEPHONE, DATA AND NETWORK SERVICES, 04/01-04/30/2023-PI</u>	04/01/2023	141.73	.00	<u>25-6255 TELEPHONE EXPENSE</u>	0	4/23		
Total 19373805:						1,417.14	.00					
Total ZAYO GROUP LLC:						1,417.14	.00					
Grand Totals:						742,603.49	506,704.03					

City of Kuna

Payment Approval Report - City Council Approval
Report dates: 3/31/2023-4/13/2023

Page: 64
Apr 13, 2023 11:38AM

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
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Dated: _____

Mayor: _____

City Council: _____

City Treasurer: _____

Report Criteria:

Detail report.

Invoices with totals above \$0.00 included.

Paid and unpaid invoices included.

2.14	Design Review Application			X
2.15	Landscape Plan COLOR RENDERING			X
2.16	CC&R's			X
2.17	Agency Transmittal Letter			X
2.18	City Engineer			X
2.19	ACHD (Ada County Highway District)			X
2.20	Boise Project Board of Control			X
2.21	CDHD (Central District Health Department)			X
2.22	COMPASS			X
2.23	Nampa Meridian Irr. Dist.			X
2.24	Kuna Melba News (11.9.22)			X
2.25	Proof of Site Posting (11.9.22)			X
2.26	300 Ft. Legal Mailer (11.9.22)			X
2.27	Website Notice (11.9.22)			X
2.28	Kuna Melba News (12.13.22)			X
2.29	Proof of Site Posting (12.13.22)			X
2.30	300 Ft. Legal Mailer (12.13.22)			X
2.31	Website Notice (12.13.22)			X
2.32	Commission FCO's			X
2.33	Commission Meeting Minutes			X
2.34	Kuna Melba News			X
2.35	Proof of Site Posting			X
2.36	300 Ft. Legal Mailer			X
3.37	Website Notice			X

1.2 Hearings:

1.2.1 The City Council heard this application March 21, 2023. The FCO's have been requested to go to the Council on April 18, 2023. A Neighborhood Meeting was held May 18, 2022, and three (3) residents attended. A legal notice was published in the Kuna Melba Newspaper on March 1, 2021. The Applicant posted a sign on the property March 9, 2023. Neighborhood Notices were mailed to landowners within 300-FT of the proposed project site on March 1, 2023.

1.3 Witness Testimony:

1.3.1 Those who testified at the Councils' March 21, 2023, hearing are as follows, to-wit:

1.3.1.1 City Staff:
Troy Behunin, Senior Planner

1.3.1.2 Appearing for the Applicant:
Jake Elbogen, 8942 Spanish Ridge Ave. Las Vegas, NV 89148 – Testified

- 1.3.1.3 Appearing in Favor:
None
- 1.3.1.4 Appearing Neutral:
None
- 1.3.1.5 Appearing in Opposition:
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 FINDINGS OF FACT, CONCLUSIONS OF LAW, AND ORDER, to-wit:

**III
FINDINGS OF FACT**

3.1 Findings Regarding Notice:

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

3.1.1 Notice was published for the March 21, 2023, hearing for Paul Bunyan Plaza 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>Dates Published</i>
<i>Kuna Melba News</i>	March 1, 2023

3.1.2 Notice for the March 21, 2023, hearing containing the description of the proposed applications, was mailed on March 1, 2023, to all known and affected property owners within at least 300 feet of the boundaries of the area described in the application.

3.1.3 Notice for the March 21, 2023, hearing was posted on signs in accordance with Kuna City Code (KCC) 5-1A-8, on March 9, 2023. Proof of Property Posting was provided to staff on March 13, 2023.

3.1.4 Notice for the March 21, 2023, hearing was posted on the City Website.

3.1.5 The land proposed for Subdivision:

Parcel No.	Owner	Size	Zone
S1313449910	CRMM, LLC	16.26 ac.	C-2 (Area Commercial)

3.1.6 The existing land uses and zoning district classifications for lands surrounding the subject parcels are as follows:

North	C-2 R-20	Area Commercial - Kuna City High Density Residential - Kuna City
South	C-1	Neighborhood Commercial - Kuna City

East	C-1	Neighborhood Commercial - Kuna City
West	R-6	Medium Density Residential - Kuna City

- 3.1.7** All technical requirements listed in Kuna City Code (KCC) 6-2-3 have been provided.
- 3.1.8** The Applicant has submitted a complete application, and following staff review for technical compliance, the application appears to be in general compliance with the design requirements, public improvement requirements, objectives and considerations listed in Kuna City Code Title 5 and Title 6. Public Works’ support is contingent on adequate water pressures and fire flows will be met.
- 3.1.9** Applicant held a Neighborhood Meeting May 18, 2022; three (3) residents attended. Neighborhood Notices were mailed out to residents within 300-feet of the proposed project site on November 23, 2022, and a legal notice was published in the Kuna Melba Newspaper on November 23, 2022. The Applicant posted a sign on the property on November 22, 2022.
- 3.1.10** According to Exhibit 2.21, Public Works states, Sewer service for Paul Bunyan Plaza, Phase 1 will be contingent on the successful completion of the 18” Danskin sewer force main project. Sewer capacity EDU’s that become available upon completion of the 18” Danskin force main will be distributed on a first-come, first-serve basis. Public Works staff cannot support approval of this application until the 18” Danskin force main project is complete.
- 3.1.11** The Comp Plan has listed numerous goals for providing a variety of commercial uses throughout Kuna, as well as the installation of pathways and open space. The existing zone is C-2, and the Comp Plan Map designates the property as Mixed-Use.
- 3.1.12** Review by Staff of the proposed Preliminary Plat and Design Review confirms all applicable technical requirements listed in KCC were provided.
- 3.1.13** Correspondence from Kuna Public Works recommends the Applicant be required to conform to the Master Sewer Plan, Master Water Plan and Master Pressurized Irrigation Plan.
- 3.1.14** Throughout the development of the project and beyond, connection fees, impact fees (Fire, Police, Park and Ada County Highway District), and property taxes will be collected, therefore satisfying the financial capability to provide supporting services.
- 3.1.15** Connection to City services, as well as other public improvements such as streetlights, fire hydrants, sidewalks, etc. are required to be implemented as a part of this project. No major wildlife habitats will be impacted by the proposed development.
- 3.1.16** Landscaping is proposed around the perimeter of the subdivision where permitted, unless otherwise approved.

3.2 Testimony of the City Planner:

3.2.1 Conclusions: The City Planner in a staff report to the Council dated March 21, 2023, confirmed a review of the site plan and records on file at the City of Kuna has been completed with the following conclusions:

- 3.2.1.1** A Pre-Application Meeting was held March 10, 2022. The Applicant held a Neighborhood Meeting with residents within 300-ft of the proposed project area on May 18, 2022, there were three (3) attendees. Neighborhood Meeting Minutes, as well as mailed materials have been provided as a part of this application.
- 3.2.1.2** The Applicant requests approval to subdivide approx. 16.26 acres into 12 total commercial lots. The FLUM calls for Mixed-Use for the site and coupled with R-6 Medium Density to the west, the recently approved R-20 High Density Residential and Commercial directly north of this site, staff believes this proposal follows the intent of the FLUM.
- 3.2.1.3** According to Public Works comments in Exhibit 2.21, this project is located within the Danskin Lift Station basin which currently does not have capacity to provide sewer service for Paul Bunyan Plaza. Sewer service for the Paul Bunyan Plaza Phase 1 will be contingent on the successful completion of the 18” Danskin sewer force main project. Sewer capacity (equivalent dwelling units [EDU’s]) that become available upon completion of the 18” Danskin force main will be distributed on a first come first serve basis. EDU’s will be soft reserved once the civil construction drawings are received and issuance of the QLPE will hard reserve the EDU’s needed for each phase. Public Works staff cannot support approval of this application until the 18” Danskin force main project is complete.
- 3.2.1.4** The installation of streetlights is a required public improvement listed under KCC 6-4-2. The Applicant shall be required to work with staff in order to comply with KCC and install streetlights a maximum spacing of 250-ft.; the final location of streetlights will be approved at the time of construction document review. Staff notes that these streetlights must be designed and installed according to “Dark Sky” standards and shall be LED streetlights.
- 3.2.1.5** Staff notes if this project is approved, at the time of civil plan development, landscaping cannot be placed within ten (10) feet of any meter pits, pressurized irrigation valves, or ACHD underground facilities. In the event that locations of landscaping elements are within the locations listed above, those trees must be moved to an alternate location, and an updated landscape plan must be provided to staff prior to scheduling a landscape compliance inspection. Any elements that must be moved to another spot, may not simply be removed. Staff notes the landscape plan shall have a note for trees stating “Remove all tags, twine or other non-biodegradable materials attached to plant or root mass”. Staff notes KCC calls for all twine, burlap and wire baskets to be removed at least 1/2 way down the root ball after being placed in the hole. Developer shall correct the note and re-submit the Landscape Plan prior to landscape plan approval.

3.2.1.6 The Applicant will be required to work with Kuna’s staff, ACHD, the Kuna Rural Fire District (KRFD) and any other applicable agencies to ensure conformance to each agency’s requirements.

3.3.1 Conditions of Approval: The Senior Planner in a staff memo to the Council dated March 21, 2023, confirmed a review of the site plan and records on file at the City of Kuna has been completed with the following conclusions:

3.3.1.1 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:

3.3.1.1.1 The City Engineer shall approve all sewer connections.

3.3.1.1.2 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.

3.3.1.1.3 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”.

3.3.1.1.4 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.

3.3.1.1.5 The Kuna Municipal Irrigation System and Boise Project Board of Control shall approve any modifications to the existing irrigation system.

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

3.3.1.1.7 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.

3.3.1.2 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.

3.3.1.3 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.

- 3.3.1.4** Connection to City Services (Sewer and Domestic Water) is required; the Applicant shall conform to all corresponding City of Kuna Master Plans.
- 3.3.1.5** The Developer/Owner/Applicant shall not submit an application for Final Plat until the City's Public Works Director issues a Will-Serve Letter stating that the City's appurtenance has capacity to service the proposed development with domestic water, and accept the wastewater discharged from the proposed development.
- 3.3.1.6** In the event a Will-Serve Letter is not issued within the time the Applicant is required to record a Final Plat, the Applicant shall have good cause and may be eligible to receive, pursuant to KCC § 6-2-3 (J), a Time Extension to file a Final Plat up to and until a Will-Serve Letter has been issued.
- 3.3.1.7** Landscape buffers, curb, gutter and sidewalk (attached and detached) shall be installed in accordance with Kuna City Code Title 5, Chapter 17, and Title 6, Chapter 4.
- 3.3.1.8** Developer/Owner/Applicant shall work with Ada County Highway District and the City of Kuna to complete all required traffic mitigation improvements to the surrounding roadways and intersections as detailed in the Ada County Highway District staff report.
- 3.3.1.9** It is the responsibility of the Developer or their engineer to coordinate *and* design for the stricter requirement between agencies and City of Kuna standards for the entire development.
- 3.3.1.10** Developer/Owner/Applicant shall work with staff in order to provide final locations of streetlights as required by Kuna City Code. Streetlights for the site shall be LED lighting and must comply with Kuna City Code and established Dark Sky practices.
- 3.3.1.11** Fencing within and around the site shall comply with Kuna City Code (unless specifically approved otherwise and permitted).
- 3.3.1.12** All required landscaping shall be permanently maintained in a healthy growing condition. The property Owner shall remove and replace unhealthy or dead plant material within 3 days, or as the planting season permits, as required to meet the standards of these requirements. Maintenance and planting in public Rights-of-Way shall be with approval from ACHD.
- 3.3.1.13** Landscaping shall not be placed within ten (10) feet of all meter pits, pressurized irrigation valves and/or ACHD underground facilities and must honor all vision triangles.
- 3.3.1.14** All signage within/for the project shall comply with Kuna City Code and shall be approved through the applicable sign approval process listed in KCC 5-10
- 3.3.1.15** If any revisions are made, the Applicant shall provide the Planning and Zoning Staff with a revised copy of the Preliminary Plat.

- 3.3.1.16** Any revisions of the plat are subject to Administrative Determination to rule if the revision is substantial.
- 3.3.1.17** The Developer/Owner/Applicant, and 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.
- 3.3.1.18** Developer shall ensure any anticipated buildings fit any given buildable lot.
- 3.3.1.19** Developer/Owner/Applicant/Contractors are hereby notified of Kuna's working hours. Construction of any kind shall only be conducted within the hours specified in KCC. Noises and other public nuisances/distractions outside of this time frame are subject to lawful penalties.
- 3.3.1.20** 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 over twelve (12) inches in height shall be continuously cut down, weeded out, sprayed, burned, removed or destroyed throughout all seasons.
- 3.3.1.21** Develop/Owner/Applicant is hereby notified that this project is subject to Design Review inspection fees. Required inspections (post construction), are to verify landscaping compliance prior to requesting signature on the Final Plat.
- 3.3.1.22** The Landscape Plan (dated 6.7.22) and Preliminary Plat (dated 4.8.22) will be considered binding site plans as amended and/or approved.
- 3.3.1.23** Downstream and upstream water users' rights shall not be impeded. At their expense, Developers/Owners/Applicants, are all responsible to maintain and honor all historic flows, rights, and access.
- 3.3.1.24** No final plats will not be sent to Council for approval if the property has an active code enforcement issue(s) for the property, until the code enforcement is resolved.
- 3.3.1.25** Equivalent Dwelling Units (EDU's) will be issued on a Phase-by-Phase basis (per Final Plat).
- 3.3.1.26** Developer/Owner/Applicant shall follow staff, the City Engineer's, and other agency recommended requirements as applicable.
- 3.3.1.27** Developer/Owner/Applicant and all successors shall comply with all Local, State and Federal Laws.

3.4 Other Testimony:

- 3.4.1** 3/21/2023 Public Hearing – Jake Elbogen, 8942 Spanish Rudge Ave. Las Vegas, NV 89148, testified he was there on behalf of the owner, CRMM, LLC, and would be happy to discuss and answer questions from Council.

**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 §67-65, and Kuna City Code 1-14-3.

**V
CONCLUSIONS OF LAW
RE: APPLICATION FOR PRELIMINARY PLAT**

- 5.1 The City of Kuna has authority to approve Preliminary Plats within its boundaries pursuant to I.C. §50-13 & 67-65.
- 5.2 In Kuna City Code, Title 1, Chapter 14, Section 3, it states that Preliminary Plats are designated as Public Hearings, with the Planning and Zoning Commission as a recommending body and the City Council as the decision-making body.
- 5.3 Subdivision regulations as defined in KCC Title 6 are authorized by I.C. § 50-13 & § 67-65.

**VI
ORDER OF RECOMMENDED APPROVAL OF APPLICATION FOR
PRELIMINARY PLAT**

The Kuna 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 Preliminary Plat Application (Case No. 22-13-S) is hereby *Approved*.

BY ACTION OF THE CITY COUNCIL of the City of Kuna at its regular meeting held on the 18th day of April 2023.

Mayor, Joe Stear

BEFORE THE CITY COUNCIL OF THE CITY OF KUNA

IN THE MATTER OF THE APPLICATION OF) **Case No. 22-02-OA**
)
THE CITY OF KUNA)
) **FINDINGS OF FACT, CONCLUSIONS OF**
) **LAW AND ORDER OF APPROVAL FOR**
For an Ordinance Amendment for Public Utility) **ORDINANCE AMENDMENT**
Lots and Lot splits) **APPLICATION.**

THESE MATTERS came before the Council for review and Approval or Denial on April 4, 2023, for receipt and consideration of these Findings of Fact, Conclusions of Law, and Order of Decision for the above referenced application. The Council does now hereby make and set forth the Record of Proceedings of these Findings of Fact, Conclusions of Law, and 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
1.5	Staff Memo			X
1.2	P&Z FCO's			X
1.3	P&Z Meeting Minutes			X
1.4	P&Z Sign-in-Sheet			X
2.1	Public Utility Lots & Lot Split Draft Ordinance			X
2.2	Agency Transmittal			X
2.3	Ada County Development Services			X
2.4	Idaho Transportation Department			X
2.5	Intermountain Gas Company			X
2.6	Planning & Zoning Commission Kuna Melba News			X
2.7	City Council Kuna Melba News			X

1.2 Hearings: The Council heard this April 4, 2023. The FCO's have been requested to go before the Council April 18, 2023.

1.3 Witness Testimony: Those who testified at the Council's April 4, 2023, hearing are as follows, to-wit:

A. City Staff:
Doug Hanson, Planning & Zoning Director

B. In Favor:
None

- C. Neutral:
None
- D. In Opposition:
None

II DECISION

WHEREUPON THE 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 FINDINGS OF FACT, CONCLUSIONS OF LAW, AND ORDER, to-wit:

III FINDINGS OF FACT

3.1 Findings Regarding Notice

- A. Notice for the April 4, 2023, hearing was posted in the Kuna Melba News on March 15 and 22, 2023.
- B. Agencies were notified on December 9, 2023.

3.2 Findings Regarding Ordinance Amendment

- A. Legal notices were published in the Kuna Melba News on March 15, 2023 and March 22, 2023.
- B. Applicable agencies were notified and asked to provide comment on December 9, 2022.

IV STAFF TESTIMONY

Planning & Zoning Director Doug Hanson, in a staff report to the Council dated April 4, 2023, confirmed that review of records on file at the City of Kuna has been completed with the following conclusions:

- A. The City of Kuna requests consideration from the Council for an Ordinance Amendment to Title 5 of Kuna City Code for the inclusion of Public Utility Lots & Lot Splits.
- B. KCC Title 5, Chapter 1, Section 6 will be amended to include Public Utility Lot. Public Utility Lot will be defined as: A lot that exclusively contains public and private physical infrastructure which is a physical component of an integrated public or private system which provides water, sewer, irrigation, natural gas, electrical grid and or telecommunication service to the public.
- C. Infrastructure systems (wells, lift stations, cell towers, etc.) in many instances do not require a lot large enough to meet the minimum lot size requirements established in KCC. The KCC Official Height and Area Standards Table will be amended so there will be no minimum lot size that applies to a public utility lot and public utility lots will not be subject to setbacks.

- D. The inclusion of a KCC Title 5, Chapter 16, Section 5 will provide for the addition of Public Utility Lot Splits and the specific criteria for applications submittal.

**V
TESTIMONY RECEIVED**

- 5.1 None

**VI
CONCLUSIONS OF LAW
RE: POWERS AND DUTIES OF THE COMMISSION**

- 6.1 The 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 [Idaho Code §50-1](#).
- 6.2 The power of the City of Kuna lies in the Council to hear this matter as provided in Idaho Code [§67-65](#), and [KCC 1-14-13](#).

**VII
CONCLUSIONS OF LAW
RE: APPLICATION FOR ORDINANCE AMENDMENT**

- 7.1 The 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 [Idaho Code §50-1](#).
- 7.2 The City of Kuna has authority to amend Kuna City Code pursuant to [KCC 1-1-3](#).

**VIII
ORDER OF APPROVAL FOR ORDINANCE AMENDMENT**

- 8.1 The Ordinance Amendment (Case No. 22-02-OA) is *Approved*.

BY ACTION OF THE COUNCIL of the City of Kuna at is regular meeting held April 18, 2023.

Joe Stear, Mayor

BEFORE THE CITY COUNCIL OF THE CITY OF KUNA

IN THE MATTER OF THE APPLICATION OF) **Case Nos. 22-03-CPF (Combination**
) **Preliminary Plat and Final Plat)**
)
ROCKY MOUNTAIN COMPANIES) **FINDINGS OF FACT, CONCLUSIONS**
) **OF LAW AND ORDER OF APPROVAL**
Near the southeast corner of Meridian) **FOR COMBINATION PLAT**
Road and Profile Lane.) **APPLICATION.**

THESE MATTERS came before the Council for public hearing on March 21, 2023, for the receipt and consideration by the Council of these Findings of Fact, Conclusions of Law, and Order of Decision for the above referenced application. The Council does now hereby make and set forth the Record of Proceedings, and these Findings of Fact, Conclusions of Law, and 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
1.1	Staff Memo			X
2.1	P&Z Application Coversheet			X
2.2	CPF Application			X
2.3	Narrative			X
2.4	Vicinity Map			X
2.5	Legal Description & Exhibit			X
2.6	Affidavit of Legal Interest - Heartland			X
2.7	Affidavit of Legal Interest – Taco, LLC			X
2.8	Neighborhood Meeting Certification			X
2.9	Commitment to Property Posting			X
2.10	Subdivision Name Reservation			X
2.11	Quit Claim Deed – Parcel ‘A’			X
2.12	Quit Claim Deed – Parcel ‘B’			X
2.13	Preliminary Plat			X
2.14	Final Plat			X
2.15	Landscape Plan			X
2.16	Construction Plans – City Engineer Approved 12.110.2018			X

2.17	Ashton Estates FCO's – Approved			X
2.18	Agency Transmittal			X
2.19	City Engineer's Memo			X
2.21	Ada County Devel and 21opment Services			X
2.22	Boise Project Board of Control			X
2.23	CDH - Central District Health Department			X
2.24	NMID - Nampa Meridian Irrig. Dist.			X
2.25	Kuna Melba News Proof			X
2.26	Proof of Property Posting			X
2.27	300' Legal Mailer Notice			X
2.28	Website Notice			X
2.29	Commission FCO's			X
2.30	Commission Meeting Minutes			X
2.31	Kuna Melba News Proof of Publish CC			X
2.32	Proof of Property Posting CC			X
2.33	Legal Mailer Notice at 300 Ft. CC			X
2.34	Website Posting CC			X

1.2 Hearings: The Council heard this on March 21, 2023. The FCO's have been requested to go before the Council on April 18, 2023.

1.3 Witness Testimony: Those who testified at the Council' March 21, 2023, hearing are as follows, to-wit:

- A. City Staff:
Troy Behunin, Senior Planner
- B. Appearing for the Applicant:
Josh Nantz, KM Engineering, LLP, 5725 N Discovery Way, Boise, ID 83713 – Testified
- C. Appearing in Favor:
None
- D. Appearing Neutral:
None
- E. Appearing in Opposition:
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 FINDINGS OF FACT, CONCLUSIONS OF LAW, AND ORDER, to-wit:

III FINDINGS OF FACT

3.1 Findings Regarding Notice

- A. Notice was published for the March 21, 2023, hearing on the Combination Preliminary and Final Plat Plat) in the Kuna Melba News, the official City of Kuna newspaper, which has general circulation within the boundaries of the city, Ada and Canyon County, on March 1, 2023.
- B. Notice for the March 21, 2023, hearing containing the legal description of the property proposed to be re-platted, was mailed to all known and affected property owners within 300-ft of the property boundaries on March 1, 2023.
- C. Notice for the March 21, 2023, hearing was posted on a sign in accordance with [Kuna City Code \(KCC\) 5-1A-8](#) on March 10, 2023. A Proof of Property Posting Form was provided to staff on March 14, 2023.

3.2 Findings Regarding The Comb Plat

- A. The subject site is located within Ashton Estates No. 2, within Kuna City.
- B. The two (2) lots proposed to be re-platted total approximately 2.38 acres. The lots are as follows:

Parcel No.	Owner	Size	Zone
R0539771345 (1097 N Jacksonmill Ave.)	Heartland Kuna, LLC	0.65 acres	C-1 (Neighborhood Commercial)
R0539771365 (1035 N Jacksonmill Ave.)	Taco Kuna, LLC	1.73 acres	C-1 (Neighborhood Commercial)

- C. The existing land uses and zoning districts for lands surrounding the subject site are as follows:

North	C-1	Neighborhood Commercial – Kuna City
South	AG	Agriculture – Kuna City
East	R-6	Medium Density Residential – Kuna City
West	C-1	Neighborhood Commercial – Kuna City

- D. The Applicant has submitted a complete application, and following staff review for technical compliance, the application appears to be in general compliance [KCC Title 5 & 6](#).
- E. The Applicant held a Neighborhood Meeting on September 29, 2022; there were Two (2) in attendance. A legal notice was published in the Kuna Melba Newspaper and Neighbor Notices were mailed to property owners within 300-FT of the proposed project site on March 1, 2023. The Applicant posted a sign on the property on March 10, 2023.
- F. The Applicant has submitted a complete application, and following staff review for technical compliance, the application appears to comply with KCC Title 5 and Title 6.
- G. The Comp Plan has listed numerous goals for Kuna to be Economically Diverse and Vibrant while encouraging new and existing businesses.

- H. According to Exhibit 2.19 Public Works Department states, the additional two lots shall receive a will-serve when additional sewer capacity is available. Additional capacity shall be available in the Danskin lift station basin when the 18” Danskin force main project is complete. Public Works staff can support approval of this application.
- I. Through development of the project and beyond, connection fees, impact fees (Fire, Police, Park and Ada County Highway District), and property taxes will be collected, therefore satisfying the financial capability to provide supporting services.
- J. Connection to City services, as well as other public improvements such as streetlights, fire hydrants, sidewalks, etc. are required to be implemented as a part of this project. No major wildlife habitats will be impacted by the proposed development.
- K. Existing common lot(s) along Meridian Rd. and Jacksonmill Ave. on the west and eastern property lines will remain and the future development on site shall follow [KCC 5-17](#).
- L. 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.

**IV
STAFF TESTIMONY**

The Senior Planner, in a Staff Memo to the Council dated March 21, 2023, confirmed that a review of the Case File and records on file at the City of Kuna has been completed with the following conclusions:

4.1 Site Layout and Dimensional Standards

- A. The Applicant requests Combo Plat approval to further divided Lots 3 and 4, Block 12 of the Ashton Estates Subdivision No. 2, in order to create two additional commercial building lots.
- B. All dimensional standards appear to be in compliance with [KCC 5-3-3](#).

4.2 Parking

If approved, commercial parking will be reviewed in accordance with [KCC 5-9-3](#) and [5-9-5](#) at time of future design review application(s).

4.3 Open Space

- A. This is a commercial project and is not required to provide usable open space.
- B. If this project is approved, at the time of civil plan development, landscaping cannot be placed within ten (10) feet of any meter pits, pressurized irrigation valves, or ACHD underground facilities in accordance with [KCC 6-4-2-B.11](#) In the event that locations of landscaping elements are within the locations listed above, those trees must be moved to an alternate location, and an updated landscape plan must be provided to staff prior to scheduling a landscape inspection. Any elements that must be moved to another spot, may not simply be removed.
- C. All proposed landscaping, buffers and common space shall comply with [KCC 5-17](#).

D. The Developer, Owner and/or Applicant is hereby notified that this project is subject to Design Review inspection fees. Required inspections (post construction), are to verify landscaping compliance prior to requesting signature on the Final Plat.

4.4 Fencing

Fences placed between Commercial and Residential uses shall be sight obscuring. All fencing shall comply with [KCC 5-5-5](#).

4.5 Public Works

According to Exhibit 2.19, Public Works staff conditionally supports the Ashville Acres Subdivision development with conditions of that support listed in Section five (5) of the Engineers Memo. This project has received a will-serve for two commercial lots. The additional two lots shall receive a will-serve when additional sewer capacity is available. Additional capacity shall be available in the Danskin lift station basin when the 18” Danskin force main project is complete. Public Works staff can support approval of this application.

The Applicant shall be required to work with staff to install streetlights a maximum spacing of 250-feet.; the final location of streetlights will be approved at the time of construction document review. Staff notes that these streetlights must be designed and installed according to “Dark Sky” standards and are required to be LED lights. Streetlight installation shall comply with [KCC 6-4-2](#).

4.6 Comprehensive Plan

A. Goal Area 1: Kuna will be Economically Diverse and Vibrant.

- Goal 1.A.: Ensure Land Use in Kuna will support economic development.
- Goal 1.C.: Attract and Encourage new and existing businesses.
 - Objective 1.C.2.: Create an environment that is friendly to business creation, expansion and relocation.
 - Policy 1.C.2.d: Ensure infrastructure and public facilities are in place and parcels identified for commercial or industrial are shovel-ready.

B. Goal Area 3: Kuna’s land uses will support a desirable, distinctive and well-designed community.

- Goal 3.D.: Encourage development of housing options and strong neighborhoods.
 - Objective 3.D.1.: Encourage development of housing options for all citizens.
 - Policy 3.D.1.a: Encourage preservation and development of housing that meets demand for household sizes, lifestyles and settings.
 - Objective 3.D.2.: Create strong neighborhoods through preservation, new development, connectivity and programming.
 - Policy 3.D.2.d: Work to ensure all neighborhoods in Kuna benefit from good connectivity through sidewalk, pathway and trail, on-street and transit infrastructure.
- Goal 3.G.: Respect and protect private property rights.
 - Objective 3.G.1.: Ensure land use policies, restrictions, and fees do not violate private property rights.
 - Policy 3.G.1.b: Encourage preservation and development of housing that meets demand for household sizes, lifestyles and settings.
 - Policy 3.G.1.c: Ensure land use actions, decisions and regulations do not prevent a private property Owner from taking advantage of a fundamental property right. Ensure city actions do not impose a substantial and significant limitation on the use of the property.

Analysis: *The development of additional Commercial within the Meridian Road Corridor follows the City Goals of diverse and adequate Commercial activities for the residents. The subject sites are within an already established Commercial Subdivision with existing sidewalks and Jacksonmill Avenue for access and is adjacent to residential subdivisions with road and sidewalk connectivity.*

- C. Goal Area 4: Kuna will be a connected community through strong transportation and infrastructure systems.
- Goal 4.B.: Increase sidewalk coverage and connectivity and invest in pedestrian facilities to increase walkability.
 - Objective 4.B.2.: Maintain/expand sidewalks/pedestrian facilities within the community.
 - Policy 4.B.2.b: Install detached sidewalks and/or protected pedestrian routes/facilities along high trafficked roads as development occurs.
 - Policy 4.B.2.c: Promote the installation of off-system pedestrian pathways to create neighborhood connections and reduce the length of non-motorized transportation routes.
 - Policy 4.B.2.g: Coordinate with developers to connect and/or enhance pedestrian facilities, including on and off-system pathways, footbridges (across canals, etc.), road bridges, sidewalks, pedestrian crossings and wayfinding signage.
 - Goal 4.C.: Increase pathway, trail and on-street bicycle facilities.
 - Objective 4.C.1.: Maintain/enhance existing pathways/trails/on-street bicycle facilities.
 - Policy 4.C.1.a: Expand the bicycle network as identified in the Kuna Pathways Master Plan and ACHD Roadways to Bikeways Plans through land use developments and capital improvement projects.
 - Policy 4.C.1.e: Coordinate with developers to connect to and/or enhance bicycle facility connections, including pathways, non-motorized canal crossings, road bridges and wayfinding signage.
 - Objective 4.C.2.: Ensure expansion of pathways, trails and on-street bicycle routes.
 - Policy 4.C.2.b: Promote the installation of off-system bicycle pathways to create neighborhood connections and reduce non-motorized transportation route lengths.
 - Goal 4.D.: Promote a connected street network that incorporates mid-mile collectors and crossing for improved neighborhood connectivity.
 - Objective 4.D.2.: Ensure the continued expansion/development of a classified roads system throughout the community.
 - Policy 4.D.2.a: Extend and expand Mid-Mile Roads as growth occurs.
 - Policy 4.D.2.b: Preserve adequate Rights-Of-Way along all classified roads or other approved alternative locations to align roads.

Analysis: *Existing sidewalks within the existing and adjacent subdivisions provide pedestrian/cyclist connectivity. Established roadways connect proposed Ashville Acres Subdivision, to neighboring subdivisions and to Meridian Road, which is a Principal Arterial. Adequate ROW's have already been established with approvals and construction of Ashton Estates Subdivision No. 2.*

4.7 Conclusion

Upon review, staff finds the request for Combo Plat to be in compliance with [KCC Title 5](#) and [Title 6; \(I.C.\) § 67-65](#) and [§50-13](#); and the Kuna Comprehensive Plan; and staff recommends the Council Approve Case No. 22-03-CPF, with the Applicant being subject to the Conditions of Approval listed in Section “V” (5) of this report.

V CONDITIONS

Based upon the record contained in Case No. 22-03-CPF, including the Comprehensive Plan, Kuna City Code, Staff’s Memorandums, including the exhibits, and the testimony during the Public Hearing and the Council hereby the Combination Preliminary and Final Plat subject to the following Conditions of Approval:

5.1 Staff Recommended Conditions

- A. The applicant shall combine access points on to Jacksonmill Avenue to avoid multiple points of access.

5.2 Transportation

- A. Buffers, curb, gutter and sidewalk (attached and detached) shall be installed in accordance with [KCC 5-17-14](#) and [6-4-2](#).
- B. Developer/Owner/Applicant shall work with Ada County Highway District and the City of Kuna to complete all required traffic improvements to the surrounding roadways and intersections as detailed in the Ada County Highway District staff report.
- C. Developer/Owner/Applicant shall comply with City Standards and ACHD Policies.

5.2 Site Layout, Dimensional Standards and Parking

- A. Developer/Owner/Applicant shall measure all front building setbacks from back of sidewalk on all internal local roads.
- B. Applicant shall ensure proper easement widths on all lots in accordance with [KCC 6-3-8](#).
- C. It is the responsibility of the Developer to ensure any anticipated buildings fit any given buildable lot in accordance with [KCC 5-3-3](#).

5.3 Landscape, Open Space and Fencing

- A. Fencing within and around the site shall comply with [KCC 5-5-5](#) (unless specifically approved otherwise and permitted).
- B. All required landscaping shall be permanently maintained in a healthy growing condition. The property Owner shall remove and replace unhealthy or dead plant material within 3 days or as the planting season permits as required to meet the standards of these requirements. Maintenance and planting in public Rights-of-Way shall be with approval from ACHD.
- C. Landscaping shall not be placed within ten (10) feet of any meter pits, pressurized irrigation valves

and/or ACHD underground facilities and must honor all vision triangles.

- D. The Preliminary Plat (dated 8.26.21) and Final Plat (dated 8.5.21) will be considered binding site plans as amended and/or approved.
- E. All signage within/for the project shall comply with Kuna City Code, and shall be approved through the applicable sign approval process listed in [KCC 5-10](#).
- F. If any revisions are made, the Applicant shall provide the Planning and Zoning Staff with a revised copy of the Preliminary Plat. Any revisions of the plat are subject to Administrative Determination to rule if the revision is substantial.
- G. Develop/Owner/Applicant is hereby notified that this project is subject to Design Review inspection fees. Required inspections (post construction), are to verify building and landscaping compliance prior to requesting signature on the final plat.

5.4 Public Works

- A. 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](#).
- B. Compliance with [Idaho Code §31-3805](#) is required. Delivery of water shall not be impeded by any construction on site. Compliance with the requirements of the Boise Project Board of Control is required.
- C. 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).
- D. Connection to City Services (Sewer, Water, Pressurized Irrigation) is required. The Applicant shall conform to all corresponding City of Kuna Master Plans.
- E. The Developer/Owner/Applicant shall not submit an application for Final Plat until the City's Public Works Director issues a Will-Serve Letter stating the City's appurtenance has capacity to service the proposed development with domestic water, and accept the wastewater discharged from the proposed development.
- F. In the event a Will-Serve Letter is not issued within the time the Applicant is required to record a Final Plat, the Applicant shall have good cause and be eligible to receive, pursuant to [KCC 6-2-3-J](#), a Time Extension to file a Final Plat up to and until a Will-Serve Letter has been issued.
- G. Developer/Owner/Applicant shall work with staff in order to provide final locations of streetlights as required by Kuna City Code. Streetlights for the site shall be LED lighting and must comply with Kuna City Code and established Dark Sky practices.
- H. Equivalent Dwelling Units (EDU's) will be issued on a Phase-by-Phase basis (per Final Plat).

5.5 General

- A. 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:

1. The City Engineer shall approve all sewer connections.
 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. 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”.
 4. The Kuna Rural Fire District shall approve fire flow requirements and/or building plans. Installation of fire protection facilities as required by the Fire District are required.
 5. The Kuna Municipal Irrigation System and Boise Project Board of Control shall approve any modifications to the existing irrigation system.
 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).
 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.
- B.** The Developer/Owner/Applicant, and 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.
- C.** Developer/Owner/Applicant/Contractors are hereby notified of Kuna’s working hours. Construction 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.
- D.** 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 over twelve (12) inches in height shall be continuously cut down, weeded out, sprayed, burned, removed or destroyed throughout all seasons.
- E.** Developer/Owner/Applicant shall follow staff, City Engineer and other agency recommended requirements, as applicable.
- F.** Developer/Owner/Applicant shall comply with all local, state and federal laws.

VI TESTIMONY RECEIVED

- 6.1** Josh Nantz, KM Engineering, LLP, 5725 N Discovery Way, Boise, ID 83713 – Testified his client agrees with the staff report and the conditions as stated in the staff report.

VII CONCLUSIONS OF LAW RE: POWERS AND DUTIES OF THE CITY COUNCIL

- 7.1** 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 [Idaho Code §50-1](#).

7.2 The power of the City of Kuna lies in the City Council to hear this matter as provided in [Idaho Code §67-65](#), and [Kuna City Code 1-14-3](#).

**VIII
CONCLUSIONS OF LAW
RE: APPLICATION FOR PRELIMINARY PLAT**

8.1 The City of Kuna has authority to approve Preliminary Plats within its boundaries pursuant to [I.C. §50-13 & 67-65.795667985](#)

8.2 In Kuna City Code, Title 1, Chapter 14, Section 3, states that Preliminary Plats are designated as Public Hearings, with the Planning and Zoning Commission as a recommending body and the City Council as the decision-making body.

8.3 Subdivision regulations as defined in Kuna City Code Title 6 are authorized by [I.C. § 50-13 & 67-65 and Article 12, section 2](#).

**IX
ORDER OF DECISION ON APPLICATION FOR
PRELIMINARY PLAT**

The Kuna 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:

9.1 That the Combination Preliminary and Final Plat Application (Case No. 22-03-CPF) is hereby *Approved*.

BY ACTION OF THE CITY COUNCIL of the City of Kuna at its regular meeting held on the 18th of April 2023.

Mayor, Joe Stear

**RESOLUTION NO. R35-2023
CITY OF KUNA, IDAHO**

A RESOLUTION OF THE CITY COUNCIL FOR KUNA, IDAHO APPROVING THE PRESSURIZED IRRIGATION FACILITIES CONSTRUCTION REIMBURSEMENT AGREEMENT FOR RISING SUN IRRIGATION PUMP AND POND; AUTHORIZING THE MAYOR TO EXECUTE THE AGREEMENT AND THE CITY CLERK TO ATTEST TO SAID SIGNATURE; AND AUTHORIZING THE CITY TREASURER TO PAY M3 ID RISING SUN, LLC THE AMOUNT OF EIGHT HUNDRED NINETY-THREE THOUSAND, EIGHT HUNDRED AND THIRTEEN DOLLARS AND FIFTY-THREE CENTS (\$893,813.53) PURSUANT TO THE TERMS OF SAID AGREEMENT.

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

Section 1. The Pressurized Irrigation Facilities Construction Reimbursement Agreement for Rising Sun Irrigation Pump and Pond, as attached hereto as “**APPENDIX A**”, is hereby approved pursuant to the City Pressurized Irrigation Facilities Reimbursement Policy approved by Resolution No. R83-2019 on November 6, 2019.

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.

Section 3. The City Treasurer is authorized to pay M3 ID RISING SUN, LLC eight hundred ninety-three thousand, eight hundred and thirteen dollars and fifty-three cents (\$893,813.53) as calculated pursuant to the terms of the reimbursement agreement.

PASSED BY THE COUNCIL of Kuna, Idaho this 18th day of April, 2023.

APPROVED BY THE MAYOR of Kuna, Idaho this 18th day of April, 2023.

Joe L. Stear, Mayor

ATTEST:

Chris Engels, City Clerk

REIMBURSEMENT AGREEMENT
Rising Sun Irrigation Pump and Pond

THIS AGREEMENT made this _____ day of _____ 2023, by and between the CITY OF KUNA, a municipal corporation, hereinafter called CITY, and ~~M3 COMPANIES~~ M3 ID Rising Sun, LLC, hereinafter called DEVELOPER:

an Arizona limited liability company 

WITNESSETH:

WHEREAS, CITY has prepared, adopted and updated a Kuna Pressurized Irrigation Master Plan to guide the sizing, elevation and location of its municipal pressurized irrigation system facility additions and extensions; and

WHEREAS, on November 6, 2019 City adopted Resolution Number R83-2019 outlining the Pressurized Irrigation Facilities Reimbursement Policy for pressurized irrigation facilities construction conforming to the Kuna Pressurized Irrigation System Master plan; and

WHEREAS, in implementing the updated respective Kuna Master Plan, it is further declared policy of CITY to extend the respective utility system subject to the owner of property in such areas being bound by and complying with all ordinances of CITY and all rules and regulations promulgated by CITY now in effect or hereinafter to be enacted; and

WHEREAS, DEVELOPER did construct respective utility facility known as Rising Sun Irrigation Pump and Pond, as shown on **Exhibit A**, and has requested reimbursement for certain portions of the pressurized irrigation system; and

WHEREAS, the constructed facilities are now included as a component of the CITY system and are now utilized by said CITY for their intended purpose; and

WHEREAS, CITY upon recommendation of the City Engineer, accepts and approves the proposal of DEVELOPER for reimbursement, subject to all the conditions hereinafter provided by this Agreement.

NOW THEREFORE, in consideration of the foregoing premises, it is agreed:

- A. Preparation of Plans. DEVELOPER prepared plans and specifications, drawings, instructions, bid proposal and all other contract documents for the construction and installation of the respective utility facility, shown on **Exhibit A**, including rights-of-way, grades and elevation, and materials to be used in the construction and installation of said respective utility facility.
- B. Construction of Respective Utility Facility.

- (1) DEVELOPER did install and construct the respective utility facility and appurtenances as shown on **Exhibit A**, subject to the conditions hereinafter provided.
 - (2) DEVELOPER did provide all engineering and surveying and contract administration for the construction of the respective utility facility described on **Exhibit A**.
 - (3) DEVELOPER did satisfactorily complete the project in conformance with approved plans and did provide evidence bills that the general contractor and engineer have been paid.
- C. Reimbursement to DEVELOPER. In recognition of the fact that DEVELOPER did install and construct respective utility facility as shown on **Exhibit A**, CITY shall reimburse to DEVELOPER for the following amounts as shown in **Exhibit C** and as follows
- Pressurized Irrigation for eight hundred ninety-three thousand, eight hundred thirteen dollars and fifty-three cents (\$893,813.53)
- Reimbursement shall be provided from the funds and in the manner described in the respective City of Kuna Reimbursement Policies attached hereto as **Exhibit B**.
- D. Audit Period. CITY will make an audit of this agreement on an annual basis in conformance with the respective reimbursement policies of said CITY, and refund applicable fees collected during the audit period.
- E. Term of Agreement. The audit and payment of reimbursement shall be for a period not to exceed ten (10) annual payments in conformance with the respective reimbursement policies of said CITY until such time as reimbursement has been fully paid, whichever comes first.
- F. Cost of Respective Utility Facility on DEVELOPER'S Property. All costs and expenses, including the construction, engineering, advertising, clerical, legal and licenses and permits which were required for the construction and installation of the respective utility facility upon and within DEVELOPER'S property not eligible for reimbursement as defined herein, shall be at DEVELOPER'S sole expense.
- G. Compliance with Laws. Upon connection to respective utility facility, DEVELOPER agrees to abide by all applicable CITY laws, rules and regulations pertaining to the respective utility facility.

- H. Indemnification and Insurance. DEVELOPER shall indemnify and save and hold harmless CITY from and for any and all losses, claims, actions, judgments for damages, or injury to persons or property and losses and expenses caused or incurred by DEVELOPER related to the design, construction and otherwise providing of the facility described in paragraphs B.1, B.2 and B.3, its servants, agents, employees, guests, and business invitees, and not caused by or arising out of the tortious conduct of CITY or its employees.
- I. No Assignment. DEVELOPER shall not assign any portion of this agreement or any privilege hereunder, either voluntarily or involuntarily, without the prior written consent of city, which consent shall not be unreasonably withheld.
- J. Definition of DEVELOPER'S Property. The term "DEVELOPER'S PROPERTY" in this Agreement shall mean the parcels described on **Exhibit A** attached hereto.
- K. Representations.
- (1) DEVELOPER, as defined above, represents that it is the only bona fide claimant to the reimbursements referenced in this agreement. Further, DEVELOPER represents it will indemnify CITY from all other claims as outlined in Paragraph H above.
 - (2) DEVELOPER, as defined above, represents that the General Contractor(s) for the construction of facilities described in **Exhibit A** have been fully paid. Further, DEVELOPER represents it will indemnify CITY from all claims of General Contractor(s) as outlined in Paragraph H.
 - (3) DEVELOPER, as defined above, represents that in constructing and installing the respective utility facility referenced in this Agreement, it has complied with all laws, orders and regulations of Federal, State and Municipal authorities and has all licenses or permits which are required for the construction and installation of said system.
- L. Binding Effect. The terms and conditions of this Agreement shall be binding upon all of DEVELOPER'S assigns, or successors in interest to this Agreement.
- M. Payment under terms of this agreement is to be made and addressed to: M3 COMPANIES; 1673 Shoreline Drive Suite 200 Boise, ID 83702.

STATE OF IDAHO)
) ss.
COUNTY OF ADA)

On this _____ day of _____, 2023, before me, the undersigned, personally appeared JOE L. STEAR and CHRIS ENGELS Mayor and City Clerk respectively of KUNA CITY, a municipal corporation, known to be the persons whose names are subscribed to the within instrument, and acknowledged to me that they executed the same for and on behalf of said corporation.

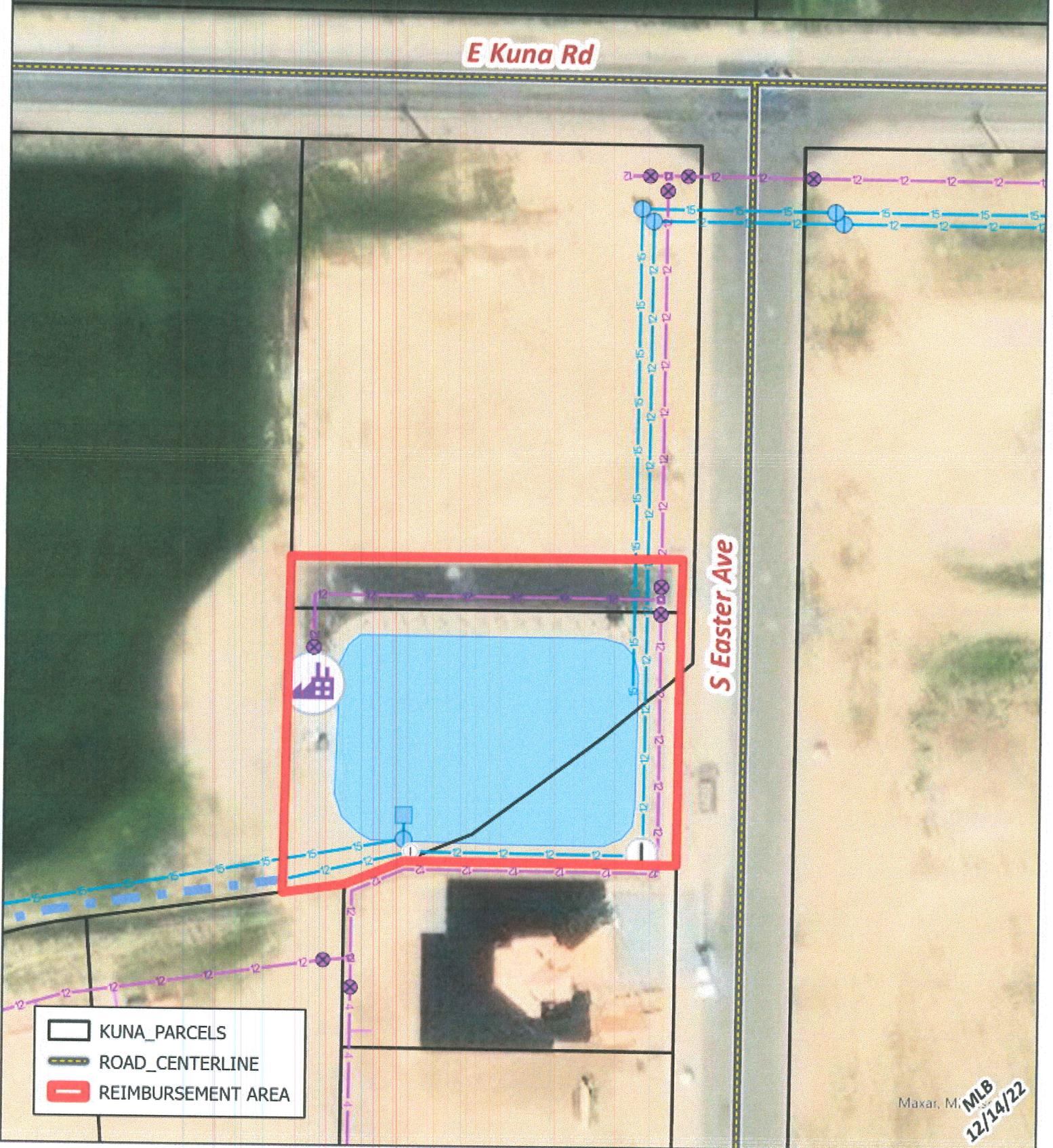
IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year first above written.

Notary Public for Idaho
Residing at _____, Idaho
My commission expires: _____

EXHIBIT

A

EXHIBIT A RISING SUN PUMP AND POND REIMBURSEMENT AGREEMENT MAP



Maxar, M. **MLB**
12/14/22

EXHIBIT

B

**RESOLUTION NO. R83-2019
CITY OF KUNA, IDAHO**

CITY PRESSURIZED IRRIGATION REIMBURSEMENT POLICY

1. PURPOSE

- 1.1. A resolution of the City of Kuna (City) setting forth a reimbursement policy that repeals and replaces Resolution No. R78-2017 and provides a cost sharing mechanism between a Sponsoring Developer and the City of Kuna. Reimbursements are limited to the direct material cost of installing irrigation master plan trunk line pipe, irrigation pump stations and irrigation retaining ponds with nominal capacities greater than required by the Sponsoring Developer's project.

2. DEFINITIONS

- 2.1. Sponsoring Developer: a company or individual responsible for the development.
- 2.2. City: a municipal organization named City of Kuna, located in Kuna, Idaho.
- 2.3. To and Through: utilities shall be extended to the furthest part of the development and terminated to accommodate extension by subsequent developments.
- 2.4. Equivalent Dwelling Unit (EDU): the average day irrigation demand from an average residence. Currently estimated as 1,116 gpd/EDU
- 2.5. Average Day Demand (ADD): the average irrigation use or projected use, of the Sponsoring Developer's project.
- 2.6. Peak Day Demand (PDD): Peak Day Demand is the Average Day Demand multiplied by a peaking factor determined by the City Engineer. Currently listed as 2.1 in the City of Kuna Pressurized Irrigation Master Plan.
- 2.7. Nominal (pipe) Diameter Needed: the minimum standard pipe diameter with sufficient transmission capacity to carry the Sponsoring Developer's Peak Day Demand.
- 2.7.1. The Nominal Pipeline Diameter shall be determined by an Idaho registered Professional Engineer utilizing a water modeling program compatible with the City of Kuna's pressurized irrigation model.
- 2.7.2. Nominal capacity: the capacity of an irrigation pump station and or irrigation pond required to satisfactorily service the Peak Day Demand of the Sponsoring Developer's project.
- 2.8. Irrigation pump station: a pump station that adds pressure head to the irrigation distribution system.
- 2.9. Irrigation storage pond: a pond designed to contain irrigation water and provide capacity to satisfy Peak Day Demands and other demands exceeding irrigation supply capacity.
- 2.10. Master Plan Trunk Line: a pressurized irrigation main, 12 inches or larger, identified in the Master Plan to be part of the major distribution grid.
- 2.11. PIMLF (Pressurized Irrigation Main Line Fee): the fee collected when a connection is made to the City's pressurized irrigation system.

- 2.12. Property: The Property of the Sponsoring Developer that shall include the present project phase and future phases of the project identified in the comprehensive project preliminary plat.
- 2.13. Direct Construction Costs: the cost to construct pressurized irrigation mainline distribution system pipe, the cost to construct a pump station, the cost to construct a water reservoir. Limited to materials and labor only.

3. ELIGIBILITY REQUIREMENTS

- 3.1. Reimbursement requests must comply with this resolution.
- 3.2. Reimbursement requests must be submitted to the City at or before the preconstruction meeting.
 - 3.2.1. Reimbursement requests submitted after construction commences may be delayed or denied.
- 3.3. The reimbursement request shall:
 - 3.3.1. Provide at least three (3) verifiable quotes/bids.
 - 3.3.2. Unit costs
 - 3.3.3. Quantities
 - 3.3.4. Provide a comprehensive breakdown of the items included in lump sum items with unit prices
- 3.4. The nominal diameters and capacities must be established with an engineered model compatible with the City's pressurized irrigation model. Engineering work shall be completed by a competent Idaho registered Professional Engineer with verifiable irrigation modeling experience.

4. ELIGIBLE REIMBURSEMENT COSTS

- 4.1. Material (pipe) of greater capacity than required by the development's peak day demand.
- 4.2. Irrigation pump stations with more capacity than required by the development's Peak Day Demand.
- 4.3. Irrigation storage ponds with more capacity than required by the development's Peak Day Demand.
- 4.4. Pipe reimbursement shall be the direct cost of the pipe provided minus the direct cost of the development's nominal pipe size.
- 4.5. Pump station and irrigation storage pond capacities shall be evaluated by an Idaho registered Professional Engineer. The capacity shall be listed in Equivalent Dwelling Units (EDU). The reimbursement amount shall be the total number of EDUs available minus the development's required number of EDUs (but not less than zero). The City shall pay the direct construction costs of the surplus EDUs to the Sponsoring Developer.
- 4.6. Capacity evaluation calculations shall be provided to the City for verification.

5. INELIGIBLE COSTS

- 5.1. Engineering

- 5.2. Project management
- 5.3. Rock excavation
- 5.4. Connections to existing system
- 5.5. Temporary irrigation apparatus

6. REIMBURSEMENT

- 6.1. Reimbursements for irrigation components shall be the cost difference between the nominal pipe diameter, nominal pump station capacity, and/or nominal irrigation storage pond capacity and the diameters and capacities provided.
- 6.2. Payments shall be amortized over ten years with 4% simple interest.
- 6.3. Payments shall be made at the full annual payment amount each year, unless sufficient funds are not accrued as described in Sections 7 and 8 of this resolution.
- 6.4. If sufficient funds are not available, the available funds shall be distributed proportionally to all reimbursement recipients until available funds are exhausted.
- 6.5. No payments shall be made beyond the ten (10) year reimbursement time frame.
- 6.6. The City reserves the right to accelerate reimbursement payments.

7. FINANCING PRESSURIZED IRRIGATION FACILITIES

- 7.1. The City generates revenue for financing Pressurized Irrigation facilities by assessing each EDU a PIMLF, at time of connection or upon issuance of a building permit. The City will evaluate the PIMLF amount annually and adjust the fee as necessary to fund current and projected irrigation facilities reimbursement costs.

8. REIMBURSEMENT AGREEMENTS AND METHODS OF REIMBURSEMENT

- 8.1. Reimbursements shall be paid through a reimbursement agreement (RA).
 - 8.1.1. The RA shall be between the City of Kuna and the Sponsoring Developer.
 - 8.1.2. RA shall be completed within 180 days of project completion and acceptance of the development by the City of Kuna City Council.
 - 8.1.3. The RA shall be evaluated by the Public Works Director, City Engineer and/or qualified designee and presented to the Kuna City Council for approval.
 - 8.1.4. Decisions regarding reimbursement eligibility and the associated amount of reimbursement by the Public Works Director and/or City Engineer shall be final.
- 8.2. City sponsored extensions and expansions are presumed to exclusively benefit existing and future users and the public in general. As a Sponsoring Developer, the City is not required to enter into an agreement with itself, is not limited in number of annual payments and the costs of its projects are fully reimbursable.
- 8.3. No reimbursement agreement shall reimburse a Sponsoring Developer for construction costs that exceed the eligible reimbursement amounts.
- 8.4. The City retains 10% of PIMLF (as defined in paragraph 2.11.) to fund administration and developer support.
- 8.5. The Reimbursement Agreement will terminate when the sooner of either occurs: The Sponsoring Developer has been fully reimbursed for the agreed upon reimbursement amount at or prior to the end of the term of the agreement, or the City has tendered the

tenth (10th) annual payment whether or not the eligible reimbursement amount is paid in full. In no event shall the Reimbursement Agreement be extended beyond the initial ten (10) year term.

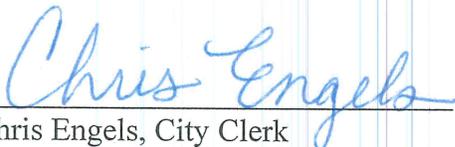
- 8.6. Reimbursements will be distributed for ten (10) annual payments after final acceptance of the project.
- 8.7. Depending on the PIMLF collected within the ten-year Agreement period, and the number of claimants to those Fees, the Eligible Reimbursement amount may or may not be fully reimbursed. If a funding shortfall occurs, available funds shall be distributed proportionally. Reimbursement amounts to each Sponsoring Developer shall not exceed the total eligible reimbursement amount.
- 8.8. Reimbursement Agreements or City sponsored projects completed on or before August 31st of one year will become eligible for the first payment of reimbursement funds on September 1st the following year.

Adopted by the City of Kuna this 6th day of November, 2019.



Joe L. Stear, Mayor

ATTEST:



Chris Engels, City Clerk



EXHIBIT

C

EXHIBIT C

AMORTIZATION SCHEDULE
Rising Sun Pump and Pond

The total recoverable project cost is \$893,813.53. The total estimated cost for 10 year duration is \$1,101,991.14 including a total estimated interest over life loan at 4%.

Amortization payment Schedule

Payment	Anticipated payday*	Payment (includes interest)	Interest	Balance
1	2024	\$ 110,199.11	\$ 35,752.54	\$ 893,813.53
2	2025	\$ 110,199.11	\$ 32,774.68	\$ 819,366.96
3	2026	\$ 110,199.11	\$ 29,677.70	\$ 741,942.52
4	2027	\$ 110,199.11	\$ 26,456.84	\$ 661,421.11
5	2028	\$ 110,199.11	\$ 23,107.15	\$ 577,678.84
6	2029	\$ 110,199.11	\$ 19,623.48	\$ 490,586.88
7	2030	\$ 110,199.11	\$ 16,000.45	\$ 400,011.24
8	2031	\$ 110,199.11	\$ 12,232.50	\$ 305,812.57
9	2032	\$ 110,199.11	\$ 8,313.84	\$ 207,845.96
10	2033	\$ 110,199.11	\$ 4,238.43	\$ 105,960.69
Totals		\$ 1,101,991.14	\$ 208,177.61	\$(0.00)

Footnotes:

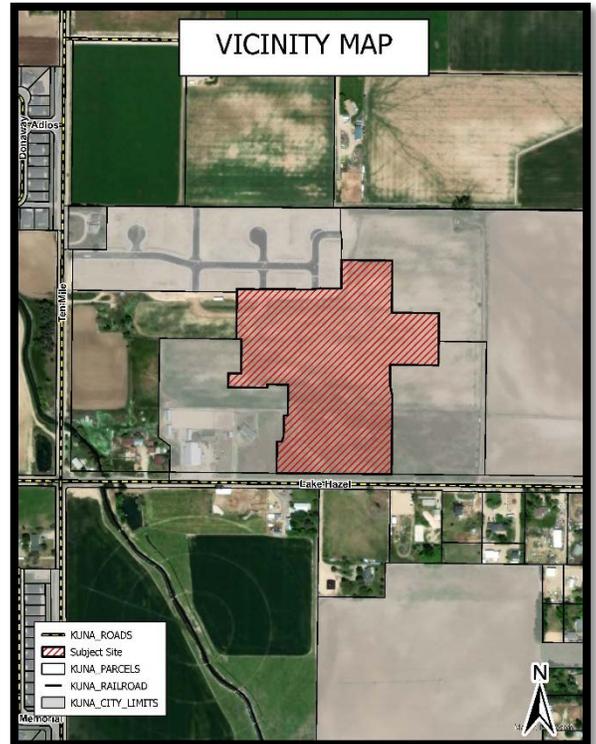
* Usually paid in August

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

IN THE MATTER OF THE APPLICATION OF) **Case No. 23-04-TE**
)
DB DEVELOPMENT, LLC)
)
For Caspian Subdivision No. 2 Final Plat Time) **STAFF MEMO FOR FINAL PLAT TIME**
Extension.) **EXTENSION APPLICATION.**

TABLE OF CONTENTS

1. Exhibit List
2. Project Summary
3. General Project Facts
4. Staff Analysis
5. Proposed Findings of Fact
6. Council’s Proposed 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
1.1	Staff Memo			X
2.2	Final Plat Time Extension Application			X
2.3	Narrative			X
2.4	Caspian No. 1 Recordation Date			X

II PROJECT SUMMARY

Description	Details
Acreage	15.04
Existing Land Use(s)	R-6 (Medium Density Residential)
Future Land Use Designation	Medium Density Residential
Proposed Land Use(s)	R-6 (Medium Density Residential)
Lots (No. and Type)	62 Residential, 13 Common
Number of Residential Units	62
Number of Phases	N/A
Net Density (Dwelling Units per Acre)	5.48 DUA

III GENERAL PROJECT FACTS

- 3.1** The Caspian Subdivision (Case Nos. 17-01-S, 17-01-ZC) was approved by Council June 6, 2017, with the Findings of Fact and Conclusions of Law signed March 6, 2018.
- 3.2** A Preliminary Plat Time Extension for Caspian Subdivision (19-01-TE) was approved by Council April 16, 2019.
- 3.3** The Caspian Subdivision No. 1 Final Plat was approved by Council May 18, 2021, and was recorded June 10, 2022.

IV STAFF ANALYSIS

4.1 Final Plat Time Extension

- A.** Per Kuna City Code ([KCC](#) 6-2-3(J.2)), when a Preliminary Plat is approved with Phases, the first Final Plat shall be submitted within two (2) years, with each successive Phase's Final Plat being recorded within one (1) year of the previous.
- B.** Per [KCC 6-2-4\(F.1\)](#), the Council is under no obligation to approve a Final Plat Time Extension, as well as reserving the right to add additional Conditions of Approval to the Final Plat as part of a Time Extension.
- C.** As the Caspian Subdivision No. 1 Final Plat was recorded June 10, 2022, the Caspian No. 2 Final Plat would be required to be recorded by June 10, 2023.
- D.** Due to nationwide shortages of construction materials, unexpected delays in construction progression and agency processing times, Applicant will be unable to record the Caspian Subdivision No. 2 Final Plat prior to the one-year allotted time limit and requests a Time Extension.
- 4.2 Conclusion:** Upon review, staff has determined the Final Plat Time Extension request for Caspian Subdivision No. 2 is in compliance with [KCC 6-2-3](#) and [Idaho Code §-67-65](#), and would recommend the Council approve Case No. 23-04-TE.

V

PROPOSED FINDINGS OF FACT

Based upon the record contained in Case No. 23-04-TE, including staff's memorandums, the exhibits, Kuna City Code, and Idaho Code, the Council hereby (*Approves/Conditionally Approves/Denies*) the Final Plat Time Extension request for Caspian Subdivision No. 2.

If the Council wishes to approve, deny, or modify specific parts of these Findings of Fact and Conclusions of Law, those changes must be specified.

5.1 Based on the evidence presented, the contents of the Final Plat Time Extension application contained all the listed requirements, and the proposal *complies* with Kuna City Code.

Staff Finding: The Applicant has submitted a complete application and following staff review for technical compliance, the application appears to be in substantial compliance with [KCC 6-2](#).

5.2 Based upon the evidence presented, Caspian Subdivision No. 2 *is* eligible to receive a Final Plat Time Extension, valid for one (1) year from date of approval of the resulting Findings of Fact and Conclusions of Law (FCOs).

Staff Finding: Due to unforeseen circumstances in material shortages, agency processing times and the overall market, Caspian Subdivision No. 2 meets the requirements to receive Final Plat Time Extension. Should this request be approved, the FCOs will go before the Council on May 2, 2023, thus providing a new expiration date of May 2, 2024.

VI COUNCIL'S PROPOSED ORDER OF DECISION

Note: This Motion is for the Approval, Conditional Approval or Denial of the Final Plat Time Extension. However, if Council wishes to Approve or Deny specific parts of these requests, those changes must be specified.

Based upon the record contained in Case No. 23-04-TE, including staff's memorandums, exhibits, Kuna City Code and Idaho Code, Council hereby (*Approves/Conditionally Approves/Denies*) the Final Plat Time Extension for Caspian Subdivision No. 2, Subject to the following Conditions:

6.1 General:

- A.** Developer/Owner/Applicant shall adhere to the Conditions listed in the Caspian Subdivision (Case Nos. 17-01-S, 17-01-ZC) Findings of Fact and Conclusions of Law approved by Council March 6, 2018, as well as any additional Conditions listed in the Caspian Subdivision Preliminary Plat Time Extension (Case No. 19-01-TE) approved by Council April 16, 2019.
- B.** The Caspian Subdivision No. 2 Final Plat shall expire May 2, 2024.
- C.** If necessary, the Developer/Owner/Applicant shall submit a Final Plat Time Extension to staff no later than March 3, 2024.
- D.** Developer/Owner/Applicant, and any future assigns having an interest in the subject property, shall fully comply with all Conditions of development as approved by Council, or seek amending them through the public hearing process.

DATED this 18th day of April 2023.



Time Extension Application for Final Plat



PO Box 13 | 751 W 4th Street | Kuna, ID 83634
(208) 922-5274 | www.KunaCity.ID.gov

****Office Use Only****

Case No(s): 23-04-TE

Project Name: Caspian No. 2 Final Plat

Date Received: 03.13.2023

Date Accepted as Complete: 03.31.2023

Owner Information

Name: _____

Address: _____

Phone: _____ Email: _____

Applicant Information

Name: _____

Address: _____

Phone: _____ Email: _____

Representative Information

Name: _____

Address: _____

Phone: _____ Email: _____

Subject Property Information

Subdivision Name: _____

Site Address: _____

Nearest Major Cross Streets: _____

Parcel No(s): _____

Section, Township, Range: _____

CENTURION ENGINEERS, INC.

David Crawford
Project Manager

2323 S. Vista Ave Ste 206
Boise, ID 83705
208.343.3381
dacrawford@centengr.com

Kuna City Council
c/o Kuna Planning and Zoning Director

PO Box 13 | 751 W 4th Street
Kuna, ID 83634
208.922.5274
www.KunaCity.ID.gov

March 13, 2023

Dear Kuna City Council,

On behalf of our client, Tim Eck, we respectfully request a two-year time extension for Caspian Subdivision No. 2.

Caspian Subdivision No. 1 was recorded June 10, 2022. DB Development, LLC intends to continue the development of Caspian Subdivision but requires a time extension for the next phase. As you are aware, combined economic and societal factors have slowed the pace of development throughout the Treasure Valley:

- Nationwide shortages of construction materials have lengthened the time and increased the money it takes to construct subdivision the infrastructure associated with subdivisions.
- During the last construction season, contractors were in high demand and were limited in how much work they could do.
- The recent increase in interest rates for home mortgages has slowed the demand for residential development.
- The Ada County Highway District faces continued staff turnovers and shortages that have lengthened the time it takes to get construction plans approved.

These combined factors have delayed the next phase of Caspian Subdivision.

As always, we look forward to working with your staff on this time extension as well as our other projects in the City of Kuna.

Sincerely,

David Crawford
President, Centurion Engineers, Inc.

Over a Century of Engineering Excellence



Caspian Subdivision No. 1

Certificate of Owners Signature (Continued)

The public streets shown on this plat are hereby dedicated to the public; the easements shown on this plat are not dedicated to the public, but the right to use said easements is hereby reserved for the uses specifically depicted on the plat, and for any other purposes designated hereon. The lots within this subdivision are eligible to receive water service from the City of Kuna; and the City of Kuna has agreed in writing to serve all of the lots within this subdivision.

IN WITNESS WHEREOF: I have hereunto set my hand on this 3 day of May, 2021.

Justin Blackstock
Justin Blackstock, Manager
DB Development, LLC
Date

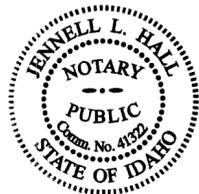
Acknowledgment

State of Idaho)
)ss.
County of Ada)

On this 3 day of May, in the year of 2021, before me the undersigned, a Notary Public in and for said state, personally appeared Justin Blackstock, known or identified to me to be the manager of the limited liability company that executed the instrument or the person who executed the instrument on behalf of said limited liability company and acknowledged to me that such limited liability company executed the same.

IN WITNESS WHEREOF: I have set my hand and seal the day and year in this certificate first above written.

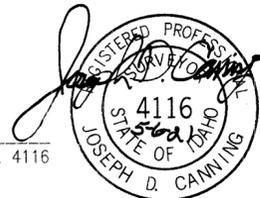
Jennell L. Hall
Notary Public for Idaho
Residing in Boise, Idaho
My Commission Expires 1-13-2022



Certificate of Surveyor

I, JOSEPH D. CANNING, do hereby certify that I am a Professional Land Surveyor, licensed by the State of Idaho, and that this plat of CASPIAN SUBDIVISION NO. 1, as described in the Certificate of Owners and as shown on the attached plat, was drawn from an actual survey made on the ground under my supervision, and accurately and correctly represents the points platted thereon, and is in conformance with the State of Idaho Code relating to plats and surveys.

Joseph D. Canning, P.L.S. No. 4116



Approval of City Council

I, the undersigned, City Clerk in and for the City of Kuna, Ada County, Idaho, do hereby certify that at a regular meeting of the City Council held on the 18th day of May, 2021, this plat was accepted and approved.

Chris Engels
Kuna City Clerk



Certificate of County Surveyor

I, the undersigned, Professional Land Surveyor for Ada County, Idaho, do hereby certify that I have checked this plat and that it complies with the State of Idaho Code relating to plats and surveys.

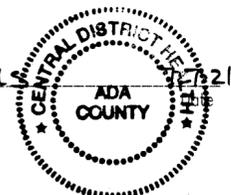
Del Pugh
County Surveyor
PLS# 13553
Date 10 June 2022



Approval of Central District Health

Sanitary restrictions as required by Idaho Code, Title 50, Chapter 13 have been satisfied according to the letter to be read on file with the County Recorder or his agent listing the conditions of approval. Sanitary restrictions may be re-imposed, in accordance with Section 50-1326, Idaho Code, by the issuance of a certificate of disapproval.

Del Pugh REHS
Central District Health, CEHS



Certificate of County Treasurer

I, the undersigned, County Treasurer in and for the County of Ada, State of Idaho, per requirements of Idaho Code 50-1308, do hereby certify that any and all current and/or delinquent county property taxes for the property included in this proposed subdivision have been paid in full. This certificate is valid for the next thirty (30) days only.

Elizabeth Mahn
Ada County Treasurer
signed by deputy: [Signature]
Date 6-10-22

Approval of Ada County Highway District

The foregoing plat was accepted and approved by the Board of Ada County Highway District Commissioners on the 2nd day of June, 2022.

Man Man
Commission President
Ada County Highway District



Approval of City Engineer

I, the undersigned, _____, the City Engineer in and for the City of Kuna, Ada County, Idaho, on this 8th day of June, 2022, hereby approve this plat.

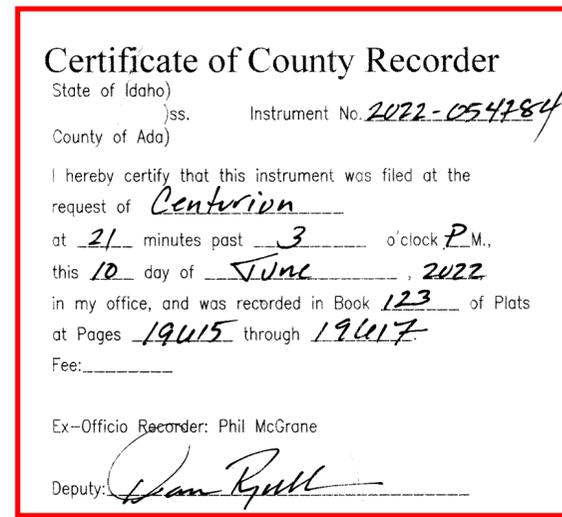
Paul A. Steen, P.E. 8722
Kuna City Engineer

Certificate of County Recorder

State of Idaho)
)ss. Instrument No. 2022-054784
County of Ada)

I hereby certify that this instrument was filed at the request of Centurion at 21 minutes past 3 o'clock P.M., this 10 day of June, 2022 in my office, and was recorded in Book 123 of Plats at Pages 19615 through 19617.
Fee: _____

Ex-Officio Recorder: Phil McGrane
Deputy: [Signature]



B&A Engineers, Inc.

Consulting Engineers, Surveyors & Planners
5505 W. Franklin Rd. Boise, Id. 83705
(208) 343-3381

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

IN THE MATTER OF THE APPLICATION OF) **Case Nos. 07-01-AN, 07-03-ZC, 07-04-S,**
) **07-03-DA**
RED CLIFF DEVELOPMENT)
) **P&Z STAFF REPORT**
Default of R27-2014 for failure to) **FOLLOWING HEARING TO**
construct an offsite pathway.) **SHOW CAUSE**

TABLE OF CONTENTS

1. Exhibit List
2. Process and Noticing
3. Project Request
4. Staff Analysis
5. Proposed Findings of Fact and Conclusions of Law
6. Council's Proposed Order of Decision

**I
OFFERED EXHIBIT LIST**

P&Z staff recommends the exhibits be admitted an included as part of the record of proceedings in the above-referenced matter, to-wit:

1.1 Exhibits:

<i>DESCRIPTION OF EVIDENCE</i>		Withdrawn	Refused	Admitted
1	Staff Memo			X
2	Memo to City Council March 21, 2023			X
3	Notice of Default Hearing to Show Cause			X
4	Resolution R27-2014			X
5	Profile Ridge, Merrell Family Center Subdivision (Ridley's) Letter of Credit Review			X
6	Proof of Service			X

II PROCESS AND NOTICING

2.1 Notifications

- A. Notice of Default hearing to Show Cause: February 28, 2023
- B. City Council Agenda: April 18, 2023

III P&Z STAFF REQUEST

- 3.1** The City of Kuna Planning and Zoning Director requests the Council order the forfeiture of \$64,400 which was deposited by Red Cliff Development in the City's agency fund in 2014. Additionally, the Director requests the Council authorize the removal of this \$64,400 from the agency fund to the general fund to be earmarked for future public pathway and/or open space improvements. This request is made due to failure of the developer to comply with conditions set forth in Resolution R27-2014.

IV P&Z STAFF ANALYSIS

- 4.1** Resolution No. R27-2014 was approved by the City Council on May 6, 2014 authorizing the Kuna city engineer to accept a cash deposit in the amount of \$64,400 in lieu of construction for the Profile Ridge/Merrell Family Center Subdivision under certain terms and conditions so the final plat could be recorded prior to completion of an off-site bicycle/pedestrian pathway. The cash deposit was made by the developer as a financial guarantee that it would complete the off-site bicycle/pedestrian pathway and other infrastructure improvements after it recorded its final plat, or it would risk forfeiture of these funds.

The off-site bicycle and pedestrian pathway were to be completed and installed by Red Cliff Development in conformance with approved plans and accepted by the City of Kuna within 120 days of the cash deposit. Red Cliff Development did not complete, or even begin, construction of the pathway improvements within the 120-day window. The pathway improvements have since remained uncompleted for 3,274 days.

The City provided the Notice of Default Hearing to Show Cause, included as Exhibit 3 to this memo, by mailing the notice to Red Cliff Development on February 27th, 2023 notifying the developer of the failure to complete the off-site bicycle and pedestrian pathway in great excess of the 120 days past the 2nd day of July, 2014. The notice provided that the hearing would take place on March 21, 2023. Following the mailing of this notice, City staff communicated with Kim Scott who identified themselves as an assistant of a Cory Swain who was formally a principal of the Red Cliff Development, which now appears to be an administratively dissolved corporation.

On March 21, 2023 the Show Cause hearing was held by the City Council. No person appeared or testified on behalf of Red Cliff Development. Therefore, Red Cliff Development failed to show cause why the \$64,400 should not be forfeited.

Based upon Red Cliff Development's failure to appear and show cause why the \$64,400 should not be forfeited, Staff requests City Council order the forfeiture of these funds, and direct and

authorize that the \$64,400 be removed from the City's agency fund and be moved to the City's general fund, and earmarked for future public pathway and/or open space improvements. This request is made due to the failure of Red Cliff Development to comply with conditions set forth in Resolution R27-2014.

V

P&Z RECOMMENDED FINDINGS OF FACT

Based upon the record contained in Case Nos. 07-01-AN, 07-03-ZC, 07-04-S, 07-03-DA, Staff's Memorandum, including the exhibits, and the testimony during the Public Hearing, the Council hereby (*approves/conditionally approves/denies*) the proposed Findings of Fact and Conclusions of Law.

If the Council wishes to Approve, Deny or modify specific parts of the Findings of Fact and Conclusions of Law as detailed below, those changes must be specified.

- 5.1 Red Cliff Development deposited \$64,400 in the City's agency fund as a financial guarantee that it would complete pathway improvements, and other infrastructure, after it recorded its final plat for the Profile Ridge/Merrell Family Center Subdivision.
- 5.2 Red Cliff Development risked forfeiture of this financial guarantee if it failed to constructed the promised pathway improvements or other infrastructure identified in R27-2014.
- 5.3 The offsite pathway improvements were not installed in accordance with R27-2014.
- 5.4 Due to Red Cliff Development's failure to complete the pathway improvements, City Staff scheduled this matter for a Show Cause hearing with the City Council, and provided notice to Red Cliff Development of this hearing by mailing a Notice of Default Hearing to Show Cause to Red Cliff Development on February, 28, 2023.
- 5.5 The notice requirements have been met within the guidelines of applicable Idaho Code and City Ordinances. The Notice of Default Hearing to Show Cause was mailed on February 28, 2023.
- 5.6 That the City Council held a Show Cause hearing on this matter on March 21, 2023, and no person appeared or testified on behalf of Red Cliff Development at this hearing in an attempt to show cause why the funds should not be forfeited.
- 5.7 That cause exists to order the forfeiture of the \$64,400 presently held in the City's agency fund due to Red Cliff Development's failure to construct the pathway improvements required by R27-2014.

VI

P&Z STAFF RECOMMENDED CITY COUNCIL ORDER OF DECISION

Note: These Motions are for the Approval, Conditional Approval or Denial of the ordinance Amendment. However, if the Council wishes to Approve or Deny specific parts of these requests as detailed in the report, those changes must be specified.

Based upon the record contained in Case Nos. 07-01-AN, 07-03-ZC, 07-04-S, 07-03-DA, Staff's Memorandum, including the exhibits, and the testimony during the Public Hearing, the Council hereby orders the forfeiture of the \$64,400 financial guarantee deposited by Red Cliff Development in the City's

agency fund, and the removal of the \$64,000 from the agency fund to the general fund. These funds are to be earmarked for future public pathway and/or open space improvements. This decision is entered due to the failure of Red Cliff Development to comply with conditions set forth in Resolution R27-2014.

DATED this 18th day of April 2023.



CITY OF KUNA
P.O. BOX 13
KUNA, ID 83634
www.kunacity.id.gov

MEMO

Date: March 21, 2023
From: Doug Hanson, Planning & Zoning Director
To: Kuna City Council
RE: R27-2014 Default Case Nos. 07-01-AN, 07-03-ZC, 07-04-S, 07-03-DA

City Council Members,

Resolution No. R27-2014 was approved by the City Council on May 6, 2014 authorizing the Kuna city engineer to accept a cash deposit in the amount of \$64,400 in lieu of construction for the Profile Ridge/Merrell Family Center Subdivision under certain terms and conditions so the final plat could be recorded prior to completion of an off-site bicycle/pedestrian pathway.

The off-site bicycle and pedestrian pathway were to be completed and installed by Red Cliff Development in conformance with approved plans and accepted by the City of Kuna within 120 days of the date of deposit of the cash deposit. The pathway was not completed within the 120-day window and has since remained uncompleted for 3,274 days.

The Default Hearing to Show Cause Notice provided herein was mailed to Red Cliff Development on February ~~27th~~^{28th}, 2023 notifying the developer of the failure to complete the off-site bicycle and pedestrian pathway in great excess of the 120 days past the 2nd day of July, 2014.

Staff requests that the \$64,400 be removed from the agency fund and be moved to the general fund and recognized as revenue, due to failure of the developer to comply with conditions set forth in Resolution R27-2014.

Thank you,

Doug Hanson
 Planning & Zoning Director
dhanson@kunaid.gov
 208-287-1771

BEFORE THE CITY COUNCIL OF THE CITY OF KUNA

IN THE MATTER OF PROFILE RIDGE/MERRELL)	CASE NOS. 07-01-AN, 07-03-ZC, 07-
FAMILY CENTER SUBDIVISION (RIDLEYS))	04-S, 07-03-DA
LETTER OF CREDIT REVIEW:)	
)	NOTICE OF DEFAULT HEARING
RED CLIFF DEVELOPMENT)	TO SHOW CAUSE
(DEVELOPER))	
)	

TO: Developer, Red Cliff Development

LEGAL NOTICE DEFAULT HEARING IS HEREBY GIVEN that on the 21st day of March, 2023, at the **Kuna City Hall Council Chambers, 751 W. 4th Street, Kuna, Idaho 83634** , at **6:00 P.M.**, the Kuna City Council will hold a hearing for the above named developer to show cause why the Kuna City Council should not declare the Developer in default of the *Memorandum Re: Profile Ridge/Merrell Family Center Subdivision (Ridleys) Letter of Credit Review* dated April 3, 2014 with the attached approved financial guarantee Resolution No. R27-2014 (a true and correct copy of which is attached marked “**Exhibit A**”) and forfeit to the City of Kuna the sum of sixty-four thousand four hundred dollars (\$64,400.00) being the amount of the Developer’s cash deposit financial guarantee.

Claim of Default which is secured by the above reference financial guarantee: That the Developer has failed to complete the “Off-site Bicycle/Pedestrian Pathway- Bid dated April 3, 2014 and provided by Curt Faus Corp amounting to \$133,964.65 (quote valid and no expiration noted)” which is greatly in excess of 120 days past the 2nd day of July, 2014 which was the date the City received the Developer’s cash deposit.

PLEASE TAKE NOTICE that this Notice to Show Cause is based upon probable cause established by the Report of the City Treasurer and the City Engineer made the City Council on the 21st day of March, 2023.

DATED this 27th day of February, 2023.

CITY OF KUNA

By: 

Joe Stear, Mayor

CERTIFICATE OF SERVICE

I, the undersigned, hereby certify that on the 28th day of February, 2023, a true and correct copy of the above and foregoing NOTICE OF HEARING TO SHOW CAUSE was served upon the following by the method indicated below:

Red Hill Development

- U.S. Mail
- Overnight Mail
- Hand Delivery
- Facsimile

City of Kuna



By: _____

Chris Engels

City Clerk



CITY OF KUNA
751 W 4TH ST • P.O. Box 13
Kuna, ID 83634

BOISE ID.837

28 FEB 2023 PM 2 L

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02/28/2023
US POSTAGE \$000.60⁹²



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APR 11 2023
CITY OF KUNA

RED CLIFF DEVELOPMENT INC
2060 S EAGLE RD
MERIDIAN, ID 83642

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RETURN TO SENDER
NOT DELIVERABLE AS ADDRESSED
UNABLE TO FORWARD
BC: 83634194151 *1436-00596-28-38

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UTP
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www.usps.com

RESOLUTION NO. R27-2014

A RESOLUTION OF THE CITY OF KUNA, IDAHO AUTHORIZING THE KUNA CITY ENGINEER TO ACCEPT A CASH DEPOSIT IN LIEU OF CONSTRUCTION FOR THE MERRELL FAMILY CENTER SUBDIVISION UNDER CERTAIN TERMS AND CONDITIONS SO THE FINAL PLAT MAY BE RECORDED PRIOR TO COMPLETION OF CONSTRUCTION.

Whereas Merrell Family Center Subdivision exists as part of an approved preliminary plat of the City of Kuna, Idaho; and

Whereas construction plans for Merrell Family Center Subdivision were approved by the Kuna City Engineer April 26, 2013; and

Whereas construction was commenced but not completed per approved plans prior to recording of the Final Plat; and

Whereas developer desires to record the final plat for Merrell Family Center Subdivision 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 before 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 deposit in lieu of construction for Merrell Family Center Subdivision under the following terms and conditions:

1. Record drawings for completed public works construction are either provided to the City Engineer by the developer and approved before the cash deposit is accepted by the City Engineer or the cost of providing them included in the cash deposit;
2. Curb, gutter and seepage beds are either completed by the developer in conformance with approved plans and accepted by Idaho Transportation Department before the cash deposit is accepted by the City Engineer or the completion is secured in a manner acceptable to Idaho Transportation Department;
3. Street name signage is either completed and installed by the developer in conformance with approved plans and accepted by Ada County Highway District before the cash deposit is accepted by the City Engineer or the completion is secured in a manner acceptable to Ada County Highway District and Idaho Transportation Department;
4. The off-site bicycle and pedestrian pathway is either completed and installed by the developer in conformance with approved plans and accepted by the City of Kuna before the cash deposit is accepted by the City Engineer or included in the cash deposit;

5. All bids amounts submitted for unfinished construction shall be valid for the term of the cash deposit, or developer shall be responsible for any additional increase in the bid amount;
6. The cash deposit shall be held by the City until the conditions are fully satisfied;
7. The amount of the cash deposit shall be at least sixty-four thousand four hundred dollars (\$64,400.00);
8. If the conditions are not completed within 120 days of the date of deposit of the cash deposit, no further building permits can be issued, unless this agreement is extended upon good showing;

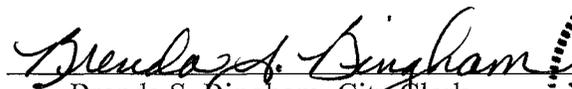
PASSED BY THE COUNCIL of Kuna, Idaho this 6th day of May 2014.

APPROVED BY THE MAYOR of Kuna, Idaho this 6th day of May 2014.



W. Greg Nelson, Mayor

ATTEST:



Brenda S. Bingham, City Clerk





CITY OF KUNA
P.O. BOX 13
KUNA, ID 83634
www.cityofkuna.com

GORDON N. LAW
CITY ENGINEER

Telephone (208) 287-1727; Fax (208) 287-1731
 Email: gordon@cityofkuna.com

MEMORANDUM

TO: Mayor Nelson and Members of City Council

FROM: Gordon N. Law
 Kuna City Engineer

RE: Profile Ridge / Merrell Family Center Subdivision (Ridleys)
 Letter of Credit Review

DATE: April 3, 2014

The developer of Merrell Family Center Subdivision has completed most construction except four items noted below. The developers have accordingly requested permission to provide a financial guarantee for the unfinished work – which is allowed in City Code providing certain conditions are met – so that the plat can be recorded. Following is a review of the status of compliance conditions:

1. Completion of items which are not permitted to be secured by financial guarantee:
 - a. Water Facilities – constructed, tested, disinfected and operational.
 - b. Sewer Facilities – constructed, tested, CCTV and operational.
 - c. Irrigation Facilities – constructed, tested and operational.
 - d. Annexation to KMID requested – Completed.
 - e. Fire Hydrants – Completed.
 - f. All-weather Street Surface – Completed.
 - g. Curb, Gutter and Sidewalk – **Completed but ITD has objected to the profile of the finished curb and gutter. Defer to ITD.**
 - h. Street Name Signage – **Defer to ACHD and ITD.**
 - i. Dedication of Water Rights – Not applicable.
 - j. Perimeter Fencing – Not applicable.

2. Items to be secured by financial guarantee:
 - a. Off-site Bicycle/Pedestrian Pathway – Bid provided April 3, 2014 by Curt Faus Corp amounting to \$133,964.65 (quote valid and no expiry noted).
 - b. Curb & Gutter on Hwy 69 – **Clearance needed from ITD.**
 - c. Street Name Signage - **Clearance needed from ITD and ACHD.**
 - d. Record Drawings – **The drawings must be provided or the cost of preparing them included in the financial guarantee.**

3. Exceptions to City Code

- a. None noted.

4. Financial Instrument Amount

- a. Off-site Pathway - $\$133,965 \times 1.10 = \underline{\$147,362}$. This amount assumes the submitted bid does not expire. A higher multiplier (1.55) is provided in City Code and recommended if the bid does not survive the security period.
- b. Curb & Gutter – Not a part.
- c. Street Name Signage – Not a part.
- d. Record Drawings – Presumed to be completed before platting.

The face amount of the security totals **\$147,362**.

5. Form of Financial Guarantee

It is the understanding of staff the developer proposes to provide a surety bond. The City Attorney has researched the reliability of surety bonds used in this manner and found them to be generally unreliable, cumbersome and not protective of the city's interest. Staff accordingly recommends that a surety bond not be accepted and the city only accept a cash backed, irrevocable standby letter of credit. City Code specifies the letter of credit be drawn on a FDIC or FSLIC insured financial institution, be claimable up to 30 days prior to expiry and not exceed one year in length. Staff strongly suggests the institution has a local office (within 50 miles of Kuna) to allow convenient presentment.

No more than 50% of available permits can be claimed during the life of the letter of credit, and if the pledged improvements are not completed within 120 days of plat recordation, no further permits can be issued.

RECOMMENDATION

Attached is a resolution for consideration approving the amount and form of the financial guarantee.

AFFIDAVIT OF MAILING NOTICE OF HEARING

Planning and Zoning Department/ City of Kuna

State of Idaho)
 : ss.
County of Ada)

This is to certify that I mailed the attached Notice of Show Cause Hearing for the City Council of the City of Kuna, to the following persons, postage prepaid, in the United States mail, on the date indicated below herein.

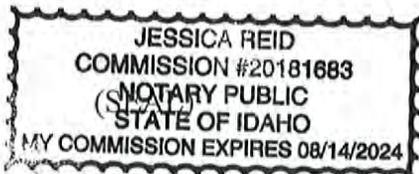
<i>NAME</i>	<i>ADDRESS</i>
Red Cliff Development	2850 N Oldstone, Meridian, ID 83642
Red Cliff Development	2060 S Eagle Road, Meridian, ID 83642
Red Cliff Development	3363 E Presidential Drive, Suite 200, Meridian, ID 83642

Date Mailed: February 28, 2023

By : Doug Hanson Date: February 28, 2023
City of Kuna Planning and Zoning Department

SUBSCRIBED AND SWORN to before me this 13th day of April, 2023

NOTARY PUBLIC FOR IDAHO
Commission Expires: 08/14/2024



W:\Work\K\Kuna,

CITY OF KUNA

State of Idaho *Proclamation*

MONTH OF THE MILITARY CHILD

WHEREAS, April is the Month of the Military Child; and

WHEREAS, the month of the Military Child is a special month to recognize and pay tribute to military families and their children for the daily sacrifices made and for their commitment, courage, and unconditional support of our Armed Forces; and

WHEREAS, there are more than 1.6 million military children who face many challenges and unique experiences as a result of their parents' service; and

WHEREAS, Air Force blue, Army green, Marine red, Navy blue, and Coast Guard blue are all thought to combine as a single color, purple; and.

WHEREAS, a month-long salute will recognize that military children serve too, and citizens of Kuna will be afforded the opportunity to honor these children by wearing the color purple.

NOW, THEREFORE, I, Joe L. Stear, Mayor of the City of Kuna, Idaho, do hereby proclaim April 2023 as:

Month of the Military Child

and invite all City of Kuna citizens to honor military children by wearing purple each Friday in April.

**IN WITNESS WHEREOF,
I set my hand on this the 18th day of April
in the year of two thousand and twenty-three.**

**Joe L. Stear
Mayor of Kuna, Idaho**

CITY OF KUNA

State of Idaho *Proclamation* *DENIM DAY*

WHEREAS, the United States Government has declared April as “Sexual Assault Awareness Month” and the WCA (Women’s and Children’s Alliance) has declared April 26, 2023 as “Denim Day”; and

WHEREAS, both events are intended to draw attention to the fact that sexual assault remains a serious issue in our society; and

WHEREAS, harmful attitudes about sexual assault allow these crimes to persist and allow survivors to be re-victimized; and

WHEREAS, “Sexual Assault Awareness Month” and “Denim Day” were also instituted to call attention to misconceptions and misinformation about rape and sexual assault, and the problem that many in society remain disturbingly uninformed with respect to issues of assault; and

WHEREAS, every 68 seconds, someone in America is sexually assaulted, and approximately one in six women are raped during their lifetime; and

WHEREAS, with proper education on the matter, there is compelling evidence that we can be successful in reducing incidents of this alarming and psychologically damaging crime; and

WHEREAS, the City of Boise is an important partner in the efforts of the WCA (Women’s and Children’s Alliance) to educate about the true impact of rape and sexual assault.

NOW, THEREFORE, I JOE STEAR, Mayor of the city of Kuna, do hereby proclaim April 26, 2023 as DENIM DAY

**IN WITNESS WHEREOF,
I set my hand on this the 18th day of April
in the year of two thousand and twenty-three.**

**Joe L. Stear
Mayor of Kuna, Idaho**

ORDINANCE 2023-14

CITY OF KUNA, IDAHO

ZONING ORDINANCE AMENDMENT

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

- **MAKING CERTAIN FINDINGS; AND**
- **AMENDING SUBSECTION 2, SECTION 6, CHAPTER 1, TITLE 5 OF KUNA CITY CODE BY THE ADDITION OF “PUBLIC UTILITY LOT” TO THE “LOT TYPES” DEFINITION; AND BY THE ADDITION OF “PUBLIC UTILITY LOT” AS AN EXCLUSION TO THE “SUBDIVISION” DEFINITION; AND**
- **AMENDING SECTION 3, CHAPTER 3, TITLE 5 OF KUNA CITY CODE AMENDING THE OFFICIAL HEIGHT AND AREA STANDARDS TABLE BY ADDING A TECHNICAL ADDITION; AND**
- **ADDING SECTION 5, CHAPTER 16, TITLE 5 OF KUNA CITY CODE PROVIDING FOR PUBLIC UTILITY LOT SPLITS; AND**
- **PROVIDING A SEVERABILITY CLAUSE; AND**
- **DIRECTING THE CITY CLERK; AND**
- **PROVIDING AN EFFECTIVE DATE.**

Section 1: 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, Idaho is a municipal corporation organized and operating under the laws of the state of Idaho and is authorized under the provisions of 67-6511, Idaho Code, to establish within its jurisdiction one or more zones or zoning districts where appropriate which zoning districts and zoning ordinances are established and codified in Title 5 of the Kuna City Code and are known and cited as the Kuna Zoning Regulations; and
- 1.2 The Planning and Zoning Commission of the City, pursuant to public notice as required by law, held a public hearing on _____, 2023, as required by Sections 67-6511 and 67-6509, Idaho Code, made findings (approved by the Commission on _____, 2023) where it was recommended to the Mayor and Council that this legislative proposal for amendments to the Kuna Zoning Regulations be approved; and
- 1.3 Kuna City Council, pursuant to public notice as required by law, held a public hearing on _____, 2023, on the Legislative Proposal for Amendments to the Kuna Zoning Regulations, as required by Sections 67-6511 and 67-6509, Idaho Code, and in accordance with the provisions of Kuna City Code Section 5-1A-7 the City Council has made findings (approved on _____, 2023) and determined that the legislative proposal for amendments to the Kuna Zoning Regulations be approved; and

- 1.4 It is necessary that City Council adopt this Ordinance, as required by Section 67-6511(2) Idaho Code and Kuna City Code § 5-1A-7G, to complete the process of implementing the decision of the Kuna City Council to adopt and enact the legislative proposal for amendments to the Kuna Zoning Regulations.

NOW, THEREFORE, BE IT ORDAINED BY THE MAYOR AND COUNCIL OF THE CITY OF KUNA, IDAHO, as follows:

Section 2: That Subsection 2, Section 6, Chapter 1 of Title 5 Kuna City Code is hereby amended to read as follows:

For the meanings of zoning terms or words not found in Kuna City Code 5-1-6-2, the city staff shall rely upon the latest A Planners Dictionary, edited by Michael Davidson and Fay Dolnick, American Planning Association and Planning Advisory Service, for interpretation purposes.

ACCESSORY DWELLING UNIT: A temporary dwelling unit that is incidental and subordinate to the principal use of the premises, and does not alter the essential characteristic of the use.

ACCESSORY USE OR STRUCTURE: A use or structure on the same lot with, and of a nature customarily incidental and subordinate to, the principal use or structure.

- A. *CARRIAGE HOUSE:* A small building usually near a large residence or part of an estate, used for keeping coaches, carriages, or other vehicles - also called coach house.
- B. *IN-LAW QUARTERS:* A self-contained accommodation within or built onto a house, suitable for an elderly parent; this can be a simple remodeling of a bedroom and bath. Ideally, in-law quarters can be a complex attached studio or a completely separate structure on the grounds of the main house.

AMERICANS with DISABILITIES ACT (ADA): The Americans with Disabilities Act (ADA) gives civil rights protections to individuals with disabilities that are like those provided to individuals on the basis of race, sex, national origin and religion. It guarantees equal opportunity for individuals with disabilities in employment, public accommodations, transportation, state and local government services, and telecommunications.

AGRICULTURE: The use of land for farming, dairying, pasturage, agriculture, horticulture, floriculture, viticulture, animal and poultry husbandry and the necessary accessory uses for packing, treating or storing the produce; provided, however, that:

- A. The operation of any such accessory uses shall be secondary to that of normal agricultural activities.
- B. The feeding or sheltering of animals or poultry in penned enclosures in the agriculture or residential R-2 zoning districts shall be separated a minimum one hundred (100) feet distance from a residence or residential zoning district, whichever distance is greater. Agriculture does not include the operation or maintenance of a commercial stockyard or feed yard where large numbers of livestock are fed concentrated feeds particularly for the purpose of fattening the market.

AGRI-TAINMENT: An income-generating farm enterprise operated for the enjoyment and education of the public. Possible events (but not limited to): Bed and breakfast; pick-your-own/local-grocery-sale; hayrides; maze (hay, corn or Sudan); pumpkin patch; orchard tours; petting zoo; general store; workshops and seminars; festivals; camps; trails; cabins; picnic; barnyard olympics; museums; and games.

AGRITOURISM: Agricultural uses, such as farms, ranches, and vineyards that, through promotion and advertising, facilities and activities, seek to attract visitors, guests or vacationers.

AIRPORT: Any runway, land area or other facility designed or used either publicly or privately by any person for the landing and taking off of aircraft, including all necessary taxiways, aircraft storage and tie down areas, hangars and other necessary buildings.

ALLEY: A public right-of-way with an improved driving surface intended to provide a secondary means of transportation circulation access. An alleyway shall be a minimum width of twenty (20) feet, measured from the adjoining property lines. Substandard alley widths and alley driveways entrances shall be improved to the city's and ACHD's standards as a condition of a zoning or subdivision land use application.

ALTER: To change; make or become different.

AMUSEMENT CENTER (indoor/outdoor): Facility or location with amusement rides, games, play areas and other activities; offering entertainment or games of skill to the general public for a fee. This use includes but not limited to, a coin-controlled amusement devices commonly known as: Baseball, football, pinball amusements, pool tables, miniature golf course, bowling alley or driving ranges.

ANIMAL SHELTER: A facility which cares for strays and other homeless pets and seeks to find permanent homes for them.

APPLIANCE REPAIR: The reconditioning of inoperable household appliances, including refrigerators, washing machines, dishwashers, or similar appliances.

AQUACULTURE: The propagation, rearing and harvesting of aquatic organisms in controlled or selected environments, and the subsequent processing, packing and marketing.

AQUARIUM: A facility where aquatic exhibits are displayed.

ARBORETUM: A place where many kinds of trees and shrubs are grown for exhibition or study.

ARCHERY RANGE: An outdoor facility that may include buildings or structures used for target practice with bows and arrows.

AREA OF CITY IMPACT: The Kuna area of impact is defined as that unincorporated land mass which lies contiguous to the City of Kuna, having as its closest boundary to the city, the city limits of Kuna, as they now exist or as they may be altered by future annexation of land to the City of Kuna.

ART GALLERY: An establishment that conducts the display and/or retail sale of artwork and may include studio facilities for creation of artistic works.

ART STUDIO: An artist's workroom and is limited to the creation of artistic works, but not including the use of a blast furnace or kiln larger than one hundred twenty (120) volts.

ASPHALT PLANT: A facility where paving asphalt is prepared (see "*BATCH PLANT*").

ASSISTED LIVING: Communities designed to provide residents with assistance with basic ADLs (activities of daily living) such as bathing, grooming, dressing, medication assistance and/or reminders, etc. Assisted living communities differ from nursing homes in that they do not offer complex medical services.

AUCTION SALES: The sale of items to the highest bidder.

AUDITORIUM: An area of the theater, concert hall, or other public building in which the audience sits or is used for public gatherings.

AUTOMOBILE DETAILING: A building or premises used for the following:

- A. *Wash related:* Shampooing of carpets, hand washing, cleaning and polishing.
- B. *Accessories related:* Addition of special parts or equipment such as window tint, running boards, bicycle racks, exterior lights, appliques, sound systems, minor air brush painting, or similar treatments.

AUTOMOBILE MAINTENANCE: Any commercial establishment designed or used for the maintenance of automobiles only. Maintenance shall be limited to tune-ups, oil changes, lubrication, smog check, brake and muffler repair and maintenance, the sale and repair of tire, or other similar routine maintenance functions. Automobile maintenance does not include brake, muffler, and/or tire repair as principal uses.

AUTOMOBILE PAINT/BODY SHOP: A facility for collision repair services including body, frame or fender straightening or repair, and painting of vehicles in an appropriate paint booth.

AUTOMOBILE REPAIR: A commercial establishment designed or used for the repair of passenger and light duty vehicles.

AUTOMOBILE REPAIR SHOP: A location designed or used for the repair of automobiles, including mechanical repair, maintenance, engine or transmission replacement or overhaul, and upholstery, but not paint nor bodywork.

Exception: An owner may repair his/her automobile (including engine or transmission repair) provided the owner is limited to working on one (1) automobile at a time. When the automobile is not being worked on, it, and any parts and equipment shall be enclosed, or screened from the view of any street, and the vehicle shall not to be parked upon a street.

AUTOMOBILE SALE/RENTAL: The use of any building, land area, or other premises principally for the display, sale, rental, lease and/or financing of new or used passenger and light duty vehicles and may include vehicle preparation, warranty, or repair work conducted as an accessory use.

AUTOMOTIVE, MANUFACTURED HOME, TRAVEL TRAILER AND FARM IMPLEMENT REPAIR: The repair, rebuilding or reconditioning of motor vehicles, manufactured homes, travel trailers and farm implements or parts thereof, including collision service, painting and steam cleaning of vehicles.

AUTOMOTIVE, MANUFACTURED HOME, TRAVEL TRAILER AND FARM IMPLEMENT SALES: The sale or rental of new and used motor vehicles, manufactured homes,

travel trailers or farm implements, but not including repair work except incidental warranty repair of same, to be displayed and sold on the premises.

BABYSITTING: The act of caring for children for compensation while the parents or usual guardians are absent. If it is performed in the child's own home or all the children are of relation to each other, this definition shall not be restricted as to the number of children. If performed in the babysitter's home for children who are not all of relations, this definition of babysitting shall be restricted to three (3) children, not any of whom are related. Babysitting is further defined as being performed on a sporadic basis and not on a regular basis. It is not to be confused with the definition of a "*CHILD CARE FACILITY*".

BAKERY or *BAKED GOODS STORE*: A facility in which bread or cakes are created and sold on-site.

BANK and/or *CREDIT UNION/SAVINGS AND LOANS*: A financial establishment that invests money deposited by customers, pays it out when required, makes loans at interest, and/or exchanges currency.

BANQUET FACILITY: An establishment, which is rented by individuals or groups to accommodate private functions including, but not limited to, banquets, weddings, anniversaries and other similar celebrations. Such a use may or may not include:

- A. Kitchen facilities for the preparation or catering of food;
- B. The sale of alcoholic beverages for on-premises consumption, only during scheduled events and not open to the general public; and
- C. Outdoor gardens or reception facilities.

BARBER SHOP: A business which offers haircuts as its primary service.

BASEMENT: A dwelling unit all or partly underground but having at least one-half of its height below the average level of the adjoining ground.

BATCH PLANT: A manufacturing facility for the production of concrete or asphalt.

BEAUTY PARLOR: A facility, which offers personal service and hygienic treatment including massage, manicure, hair styling, facials and other day spa activities. Also see "*PERSONAL SERVICES*".

BED AND BREAKFAST FACILITY: A type of hotel providing overnight accommodations and breakfast food service. If designed to accommodate twelve (12) or fewer guests, it shall be considered a type of boarding or rooming house rather than a hotel.

BEEKEEPER: A person who keeps honey bees for the purposes of securing commodities such as honey, beeswax, pollen; pollinating fruits and vegetables; raising queens and bees for sale to other farmers; and/or for purposes satisfying natural scientific curiosity.

BEER AND WINE PRODUCTION: An establishment where beer and wine is produced commercially.

BEVERAGE BOTTLING PLANT: A facility in which nonalcoholic beverages are bottled and distributed to retailers or wholesalers for resale on or off the premises, including the mechanized assembly line production of such goods. The term does not include a brewery or any other facility for the bottling of alcoholic beverages.

BICYCLE SHOP: A small business specializing in bicycle sale, repair/maintenance and parts.

BIOMASS: Plant material used for production of such things as fuel alcohol and nonchemical fertilizers. Biomass sources may be plants grown especially for that purpose or waste products from livestock, harvesting, milling, or from agricultural production or processing.

BLOCK: A group of lots, tracts or parcels within well defined boundaries, usually streets.

BOARDING HOUSE: A dwelling or part thereof, other than a hotel, motel or restaurant, where meals and/or lodging are provided for compensation for three (3) or more unrelated persons where no cooking or dining facilities are provided in the individual rooms.

BOOKSTORE: An establishment where literature is sold.

BOTANICAL GARDEN: A public and/or private facility for the demonstration and observation of the cultivation of flowers, fruits, vegetables or ornamental plants.

BOWLING ALLEY: An establishment that devotes more than fifty (50) percent of its gross floor area to bowling lanes, equipment and playing area.

BUILDING: Any structure designed or intended for the support, enclosure, shelter or protection of persons, animals, chattels or property of any kind.

BUILDING, ACCESSORY: A subordinate building detached from, but located on the same lot as the principal building, the use of which is incidental and accessory to that of the main building or use.

BUILDING, HEIGHT: The vertical distance measured from the average elevation of the proposed finished grade at the front of the building to the highest point of the roof for flat roofs, to the deck line of mansard roofs, and the top of building walls for gable, hip and gambrel roofs.

BUILDING MATERIAL, SALES AND SERVICES: See "*HOME IMPROVEMENT CENTER*".

BUILDING, PRINCIPAL: A building in which is conducted the main or principal use of the lot on which said building is situated.

BUILDING SETBACK LINE: An imaginary line established by the zoning regulations of this title that requires all buildings to be set back a certain distance from lot lines.

BUILDING SITE: An area proposed or provided and improved by grading, filling, excavation or other means for erecting pads for buildings.

CABINET SHOP/MANUFACTURING: An establishment where cabinets are produced for commercial purposes.

CALL CENTER: A telephone service facility set-up to handle a large number of (usually) both inbound and outbound calls.

CAMPGROUND: A premises upon which two (2) or more parking sites are located, established or maintained for occupancy for a tent, or other shelter arrangements or devices, recreational vehicle space or a seasonal cabin.

CAR WASH: The use of a site for washing and cleaning of passenger vehicles, recreational vehicles or other light duties equipment. Industrial car wash services are more mechanical

facilities for washing, waxing, and vacuuming of automobiles, heavy trucks and buses. Self-service car washes are facilities in which the customer provides labor and where no self-propelled wash racks are provided.

CARETAKER UNIT: A habitable dwelling unit, usually secondary, established in conjunction with and subordinate to a single-family dwelling unit. The term shall include guesthouse, granny flat, and carriage house or garage apartment.

CARNIVAL/CIRCUS: A temporary outdoor amusement activity at which amusement systems are placed in addition to food and other entertainment.

CATERER: A business that provides for the preparation, storage and delivery of food and food utensils for off-premises consumption.

CELL TOWER/TELECOMMUNICATIONS: The transmission of signals over long distances through antennas and satellites, mounted on elevated structures.

CEMETERY: Land used or intended to be used for the burial of the human or animal dead and dedicated for cemetery purposes, including crematories, mausoleums and mortuaries if operated in connection with and within the boundaries of such cemetery for which perpetual care and maintenance is provided.

CHANGE OF USE: Whenever a use on a property or structure is expanded or enlarged, or substantial refurbishment of a parking lot.

CHILD CARE FACILITIES: Any home, structure, or place where nonmedical care, protection or supervision is regularly provided to children under twelve (12) years of age, for periods less than twenty-four (24) hours per day, while the parents or guardians are not on the premises. Any facility providing child care is required to have a special use permit and a State of Idaho basic day care license. There are three (3) types of child care facilities:

- A. *Home child care* : A child care facility which provides care for six (6) or fewer children throughout the day.
- B. *Group child care*: A child care facility which provides care for seven (7) to twelve (12) children throughout the day.
- C. *Child care center*: A child care facility which provides care for more than thirteen (13) children throughout the day. It should be noted that, in determining the type of child care facility that is being operated, the total number of children cared for during the day and not the number of children at the facility at any one time is determinative.

CHURCH: A structure used for worship by the public.

CITY: City of Kuna, Ada County, Idaho.

CITY AUTHORITY: The legally designated city authority of the City of Kuna, Ada County, Idaho, or its authorized representative or the city council.

CLINIC: A building used for the care, diagnosis and treatment of sick, ailing, infirm or injured persons, and those who are in need of medical and surgical attention, but which building does not provide board, room or regular hospital care and services.

CLUBHOUSE: A building or portion thereof or premises owned or operated by an organized association of persons for a social, literary, political, educational or recreational

purpose primarily for the exclusive use of members and their guests but still not including any organization, group or association, the principal activity of which is to render a service usually and ordinarily carried on as a business.

COMMENCEMENT OF CONSTRUCTION: The construction of the first permanent structure on a site as approved or off-site improvements intended to primarily benefit said site. On-site improvements include such things as: the pouring of slab or footings, the installation of pilings, the construction of columns or any other work beyond excavation. Off-site improvements include such things as: installing major infrastructure improvements, payment of prepaid sewer hookup or LID EDUs, sewer lines, water lines, pressurized irrigation lines, well stations, lift stations, pump stations, roads, and other utilities intended to serve the site. Permanent construction does not include land preparation, such as clearing, grading, and filling or excavation for a basement, footings, piers, or foundations or the erection of temporary forms.

COMMISSION: The city planning and zoning commission.

COMMUNITY CENTER: A place where people can meet for social, educational or recreational activities. Also, referred to as grange or assembly hall.

COMMUNITY COMMERCIAL: Community commercial refers to the general commercial land uses with a community-wide and regional focus; featuring: Large-scale commercial buildings, automotive dealerships, drive-through restaurants, large footprint retail stores, and similar type land uses appropriate for highway and arterial frontages.

COMMUNITY/URBAN GARDEN: A shared green space which is planned, designed, built and maintained by some community members for the use and enjoyment of the entire community. Community gardens may be solely used to raise food for gardeners and/or the surrounding community, a decorative formal garden, an educational or rehabilitative facility.

COMPREHENSIVE FUTURE LAND USE MAP: A map showing the present and future land use designation.

COMPREHENSIVE PLAN: A plan or any portion thereof, adopted by the council including such things as the general location and extent of present and proposed physical facilities including housing, industrial and commercial uses, major transportation, parks, schools and other community facilities.

CONDOMINIUM: A type of multifamily housing in which individuals own the dwelling units. They also own in common the halls, stairways, grounds and other areas that are used by all of the residents. Units may be connected vertically, horizontally or in combination. Each dwelling unit shall be treated as a separate entity for the purposes of sewer and water connection fees.

CONTIGUOUS HOUSING: Two (2) or more dwelling units designed for individual ownership with the dwelling units combined into a single structure. Structures which rest on land that is deeded with the dwelling unit are generally defined as townhouses or row houses. Structures which contain two (2) or more dwelling units but whose ownership consists of only the space inside, with the remainder of the structure being undivided common interest, are generally defined as condominiums.

CONTRACTOR'S STORAGE YARD: A facility where a contractor stores materials and equipment.

CONVENIENCE STORE (not to include fuel pumps): A small retail establishment, usually located within or associated with another use, that offers for sale convenience goods, such as prepackaged food items, tobacco, periodicals, and other household goods.

COPY CENTER: A facility for the custom reproduction of written or graphic materials on a custom order basis for individuals or businesses. Typical processes include, but are not limited to, photocopying, blueprint, and facsimile sending and receiving, but not including offset printing.

COUNCIL: The city council.

Cross reference(s)—See title 1, chapter 6 of this Code.

COUNTY RECORDER: The Office of Ada County Recorder.

COVENANT: A written promise or pledge.

CULVERT: A drain that channels water under a bridge, street, road or driveway.

DAIRY PRODUCTS PROCESSING: A facility for processing raw milk into dairy consumer products.

DATA PROCESSING FACILITY: Facilities where electronic data is processed by employees, including, without limitation, data entry, storage, conversion or analysis, maintenance or compiling of documents, subscription and credit card transaction processing, telephone sales and order collection, mail order and catalog sales, and mailing list preparation.

DEDICATION: The voluntary setting apart of land or interest in land for use by the public by ordinance, resolution or entry in the official minutes as by the recording of a plat. Dedicated land becomes public land upon the acceptance by the city.

DELICATESSEN: A store selling cold cuts, cheeses, a variety of salads usually from a counter or section within supermarket or grocery store at which a range of foods are available.

DENSITY: A unit of measurement. The number of dwelling units per acre of land.

- A. *Gross density:* The number of dwelling units per acre of total land to be developed, including public right-of-way.
- B. *Net density:* The number of dwelling units per acre of land when the acreage involved includes only the land devoted to residential uses, excluding public right-of-way.

DEVELOPER: Authorized agent(s) of a subdivider or the subdivider himself.

DIRECTOR: The planning and zoning director.

DISABLED VEHICLE: Any motor vehicle not in an operative condition or not currently licensed, parked on any street or alley, or motor vehicle parts and accessories left on a street or alley for a period of two (2) consecutive weeks.

DISPATCH CENTER: A form of logistics, as used in the taxi courier, or service delivery industries and the emergency services, whereby clients are matched to vehicles according to the order in which the client and the proximity of vehicles to each clients' pick-up locations.

DISTILLERY: Where beer, wine and alcoholic beverages are brewed.

DISTRIBUTION CENTER: A warehouse, or a complex of warehouses, with each building containing a minimum of seventy-two thousand (72,000) square feet, having a minimum overhead clearance of twenty-four (24) feet within the building, with dock-high loading doors either in a depressed dock well or at a flat truck apron, and with no drop ceiling constructed within the building outside of accessory office area.

DOG/CAT GROOMING: A facility which provides a service for looking after the coat or nails of dogs or cats by brushing, clipping or cleaning the animal.

DRIVE-IN RESTAURANT: A restaurant designed to accommodate patrons in their automobiles.

DRIVE-IN THEATER: An area in which accommodates the patrons a service of watching plays and other dramatic performances from their automobiles.

DRIVE-THROUGH BUSINESS: A type of service provided by a business that allows customers to purchase products without leaving their vehicles. Such business may include: Banks, pharmacies, restaurants or smoke shops.

DRIVEWAY: A minor private way used by vehicles and pedestrians or used for common access to multifamily dwelling facilities.

DRY-CLEANER: A facility where fabrics are cleaned with substantially nonaqueous, organic solvents and where the floor area utilized for dry-cleaning equipment or dry-cleaning processes shall not exceed one thousand eight hundred (1,800) square foot, limitation shall not include public areas, office space or space devoted to clothing storage racks and devices.

DRY-CLEANING PLANT: An industrial facility where fabrics are cleaned with substantially nonaqueous, organic solvents or by conventional washing, also, where fabric may be dyed.

DUSTLESS MATERIALS: Hard surfaces used for driveways, loading and parking including, but not limited to, concrete, asphalt, pavers and bricks.

DWELLING, DUPLEX: A building designed to be or which is occupied by two (2) independent family units and shall include a single-family residence in which an apartment or separate living facility has been provided.

DWELLING, MULTIFAMILY: A dwelling consisting of three (3) or more dwelling units including townhouses and condominiums with varying arrangements of entrances and party walls.

DWELLING, SINGLE-FAMILY: A dwelling consisting of a single dwelling unit only separated from other dwelling units by open space.

DWELLING UNIT: Space within a dwelling comprising living, dining, sleeping room or rooms, storage closets, as well as space and equipment for cooking, bathing and toilet facilities, all used by only one (1) family and its household employees.

EASEMENT: Authorization by a property owner for the use by another, and for a specified purpose, of any designated part of the property.

EMERGENCY CARE FACILITY/CLINIC: Medical or dental offices which provide professional services more than eighty-four (84) hours per week, or which have designated facilities for providing emergency medical care to the general public without appointment. An

"emergency care facility", in contrast to a "hospital", does not provide overnight care or boarding of patients.

ENERGY SYSTEM, PRODUCTION THROUGH RENEWABLE SOURCES: Any facility or installation such as a windmill, hydroelectric unit or solar collecting or concentrating array, which is designed and intended to produce energy from natural forces such as wind, water, sunlight, or geothermal heat, or from biomass.

ENGINEER: Any person who is licensed in the state to practice professional engineering.

EQUIPMENT SALES/RENTAL/SERVICE: The sale, rental or service of equipment with a gross unloaded weight of three thousand (3,000) pounds or more and vehicles with gross unloaded weight of eight thousand five hundred (8,500) pounds or more. Construction or heavy such as front end loader, dump trucks and other commercial vehicles.

EXHIBITION HALL: A facility to display items of interest to the public.

FAIRGROUNDS: The ground upon which fairs or exhibitions are held.

FAMILY: A person living alone or two (2) or more persons living together as a single housekeeping unit in a dwelling unit as distinguished from a group occupying a boarding house, lodging house, motel or hotel.

FARMER'S MARKET: A building or open area in which stalls or sales areas are set aside, rented, or otherwise provided for use by individuals, tenants, or businesses engaged in the sale of vegetables, fruits, or other agricultural products.

FEED LOT: A lot or parcel on which livestock are fed intensively in order to fatten for market. This definition does not include short-term holding pens for auction facilities or meatpacking establishments.

FEED STORE: A retail sales facility where grain and other foodstuffs for animals and livestock is sold, including other implements and goods related to agricultural processes, but not including farm machinery.

FINANCIAL SERVICE: Any business whose primary service is the exchange of currency, including banks, credit unions, but excluding retail sales and offices.

FISH FARM: An area devoted to the cultivation of fish and other seafood for commercial sale.

FLORIST: A business that sells and arranges cut flowers or potted plants.

FLOWERING GARDEN: A plot of ground where the cultivation of flowering plants is provided.

FOOD PROCESSING: A facility in which food for human consumption is produced in its final form, such as candy, baked goods, dairy products and/or ice cream, and the food is distributed to retailers or wholesalers for resale on or off the premises. The term does not include beverage processing which uses any mechanized assembly line production, the killing or processing of animals and animal waste, nor a restaurant preparing food for consumption by patrons on the premises or for takeout or delivery.

FRATERNITY/SORORITY/DORMITORY/RESIDENTIAL HALL: A dwelling or part thereof, consisting of sleeping quarters or entire buildings primarily providing sleeping and residential quarters for large numbers of people; often boarding school, college or university students.

FREIGHT TERMINAL: An area and building(s) where cargo is stored and where railroad cars, aircraft, and/or trucks, (including tractors and trailer units), load and unloads cargo for transshipment or distribution on a regular basis, and which may include facilities for the temporary storage of loads prior to shipment and facilities for the maintenance of transport vehicles.

FUNERAL HOME: A business that provides burial and funeral services for the deceased and their families this may include burial or cremation, viewings, wakes, and funeral services are sometimes held.

FURNITURE RESTORATION/REFINISHING: An establishment that provides a service to restore, renew, revive or re-establish furniture.

FURNITURE SHOP: A retail facility which provides a service for the sale of movable articles as tables, chairs, desks or cabinets, required for use or ornament in a house, office or the like.

GARAGE, SERVICE STATION: Buildings and premises where gasoline, propane, oil, grease, batteries, tires and motor vehicle accessories may be supplied and dispensed at retail, and where, in addition, the following services may be rendered and sales made:

- A. Sales and service of spark plugs, batteries and distributor parts.
- B. Tire servicing and repair, but not recapping or regrooving.
- C. Replacement of mufflers and tailpipes, water hoses, fan belts, brake fluid, light bulbs, fuses, floor mats, seat covers, windshield wipers and blades, grease retainers, wheel bearings, mirrors and the like.
- D. Radiator cleaning and flushing.
- E. Washing, polishing and sale of washing and polishing materials.
- F. Greasing and lubrication.
- G. Providing and repairing fuel pumps, oil pumps and lines.
- H. Minor servicing and repair of carburetors.
- I. Adjusting and repairing brakes.
- J. Minor motor adjustment not involving removal of the head or crankcase or racing the motor.
- K. Sales of convenience goods for service station customers, as accessory and incidental to principal operations.
- L. Provisions of road maps and other informational material to customers; provisions of restroom facilities.
- M. Warranty maintenance and safety inspections.

Uses permissible at a service station do not include major mechanical and bodywork, straightening of body parts, painting, welding, storage of automobiles not in operating condition or other work involving noise, glare, fumes, smoke or other characteristics to an extent greater than normally found in filling stations. A filling station is not a repair garage or a body shop.

GARDEN APARTMENT: A living unit located at ground level on a property that is usually landscaped. Although the term garden apartment is often used loosely to describe any first floor apartment such as one in a high-rise or basement, a true garden apartment has no household above it. Garden apartments are not vertically stacked, but rather horizontally spread out in an open area that may have a courtyard.

GARDENING: The act of cultivating or tending a garden.

GIFT SHOP: An establishment that sells miscellaneous articles appropriate as gifts.

GOLF COURSE: A facility providing private or public golf on a tract of land laid out with at least nine (9) holes for playing a game of golf and improved with tees, greens, fairways and hazards. A golf course may include a clubhouse, restrooms, driving range and shelters as accessory uses. A golf course may provide additional services customarily furnished such as swimming, outdoor recreation, and related retail sales that may include a restaurant and cocktail lounge if approved as part of the required special use permit.

GOVERNING BODY: The City Council of the City of Kuna, Idaho.

GRAZING/FARM ANIMALS: Animals commonly associated with a farm or performing work in an agricultural setting. These animals shall include members of the equine family (horse, mules), bovine family (cows, bulls), sheep, poultry (chicken, turkeys), fowl (duck, geese), swine (including potbellied pigs), goats, llamas, alpacas, and other animals associated with a farm, ranch or stable operations.

GROCERY STORE: A business located in a building or in a portion of a building which is segregated physically or spatially from the rest of the building or other retail sales departments, which sells or displays food and other goods for retail sales and has six thousand (6,000) square feet of floor space, exclusive of warehouse, restrooms and office areas.

GROUP HOME: A private residence designed or converted to serve as a non-secure home for unrelated persons who share a common characteristic. In the United States, the term most often refers to a home designed for those in need of social assistance, and who are usually deemed incapable of living alone or without proper supervision. People who live in such a group home may be developmentally disabled, recovering from alcohol or drug addiction, abused or neglected youths, youths with behavioral or emotional problems, and/or youths with criminal records. A group home differs from a halfway house in that it is not restricted to recovering addicts or convicted criminals, and residents usually are encouraged or required to take an active role in the maintenance of the household.

HALFWAY HOUSE: A dwelling generally to allow people to begin the process of re-integration with society, while still providing monitoring and support. Some halfway houses are meant solely for re-integration of persons who have been recently released from prison or jail, others are meant for people with chronic mental health disorders, and others are for people with substance abuse issues.

HANDICRAFT: The production of personal or household items from materials, such as cloth, lace, wool, wood, glass, metal, leather, and similar materials, but not food items, which are either made to order or which involve considerable handwork. The term does not include cabinet making, cabinet assembly or the use of mechanized assembly line production.

HEALTH/ATHLETIC CLUB: An establishment that provides exercise facilities such as running, jogging, aerobics, weight lifting, court sports, and swimming, as well as, locker rooms, showers, massage room, saunas, and related accessory uses.

HEALTH AUTHORITY: Central district health department or the state department of health and welfare that has jurisdictional authority.

HIGHWAY: A street designated as a highway by an appropriate state or federal agency.

HOME IMPROVEMENT CENTER: A facility for the sale of home, lawn and garden supplies, tools, and construction materials such as brick, lumber and other similar materials, and includes small equipment rental.

HOME OCCUPATION: An activity, profession, or craft carried on entirely within a residence by the occupants, which activity is clearly incidental to the use of said residence as a dwelling and does not change the residential character thereof, is conducted in such a manner as to not give any outward appearance of a business in the ordinary meaning of the term, so located and conducted that the average neighbor, under normal circumstances, would not be aware of its existence other than for a nameplate as permitted, and which does not infringe upon the rights of neighboring residents to enjoy a peaceful occupancy of their homes.

HOSPITAL: An establishment providing physical or mental health services, inpatient or overnight accommodations, and medical or surgical care of the sick or injured.

HOTEL or MOTEL and APARTMENT HOTEL: A building in which lodging or boarding and lodging are provided and offered to the public for compensation. As such, it is open to the public in contradistinction to a boarding house, rooming house, lodging house or dormitory which is herein separately defined.

IMPOUND YARD: A lot or parcel where vehicles are held or stored on a temporary basis.

IMPROVEMENT: Any alteration to the land or other physical construction associated with subdivision and building site developments.

INCINERATION OF GARBAGE, DEAD ANIMALS OR REFUSE: A facility which burns garbage, dead animals or refuse to ashes.

INFILL: Any vacant lot or parcel within a developed area of the city, where at least eighty (80) percent of the land within a three hundred-foot radius of the site has been developed, and where water, sewer, streets, schools and fire protection have already been developed and are provided.

INSTITUTION: Building and/or land designed to aid individuals in need of mental, therapeutic, rehabilitative counseling, or other correctional services.

JUNK: Any old rags, sacks, bottles, cans, papers, metals, automobiles, trucks, machinery or bicycles which are collected, bought, sold, or otherwise dealt in, after being dismantled or taken apart, or other articles commonly known as "junk".

JUNK BUILDINGS, JUNK SHOPS, JUNKYARDS: Any land, property, structure, building or combination of the same, on which junk is stored or processed.

KENNEL, DOG; COMMERCIAL: Any place of business for the care of dogs, including, but not limited to, the boarding, grooming, breeding, training or selling of dogs.

KITCHEN: Any room principally used intended or designed to be used for cooking or the preparation of food. The presence of a range or oven, or utility connections suitable for servicing a range or oven, shall normally be considered as establishing a kitchen.

LABORATORY:

- A. *RESEARCH:* A facility for scientific laboratory research in technology-intensive fields. Examples include: Biotechnology, pharmaceuticals, genetics, plastics, polymers, resins, coatings, fibers, fabrics, films, heat transfer, and radiation research facilities.
- B. *SUPPORT:* A facility for scientific laboratory analysis of natural resources, medical resources, and manufactured materials. The scientific analysis is generally performed for an outside customer, to support the work of that customer. This category includes: Environmental laboratories for the analysis of air, water and soil; medical or veterinary laboratories for the analysis of blood, tissue, or other human medical or animal products. Forensic laboratories for analysis of evidence in support of law enforcement agencies would also be included in this category.

LANDING STRIP: A runway without normal air base or airport facilities.

LARGE-SCALE DEVELOPMENT: A subdivision, the size of which consists of fifty (50) or more lots or dwelling units.

LAUNDROMAT: A facility where patrons wash, dry, or dry-clean clothing or other fabrics in machines operated by the patron.

LIBRARY: A public, nonprofit facility in which literary, musical, artistic, or reference materials such as, but not limited to, books, manuscripts, computers, recordings, or films are kept for the use by or loaning to patrons for purpose of study, reference and recreation.

LIQUOR STORE: An establishment engaged in the sale of alcoholic beverages for off-premises consumption.

LIVESTOCK SALES: The sale of nondomestic animals through an agreed upon transaction.

LIVING FACILITIES: Any building or building complex used or maintained to provide living quarters, and which may also provide nursing services.

- A. *ASSISTED LIVING:* Communities designed to provide residents with assistance with basic ADLs (activities of daily living) such as bathing, grooming, dressing, medication assistance and/or reminders, etc. Assisted living communities differ from nursing homes in that they don't offer complex medical services.
- B. *BOARDING/ROOMING HOUSE:* A dwelling or part thereof, other than a hotel, motel or restaurant, where meals and/or lodging are provided for compensation for three (3) or more unrelated persons where no cooking or dining facilities are provided in the individual rooms.

- C. *CARETAKER*: A habitable dwelling unit, usually secondary, established in conjunction with and subordinate to a single-family dwelling unit. The term shall include guest house, granny flat, carriage house or garage apartment.
- D. *FRATERNITY/SORORITY/DORMITORY/RESIDENTIAL HALL*: A dwelling or part thereof, consisting of sleeping quarters or entire buildings primarily providing sleeping and residential quarters for large numbers of people; often boarding school, college or university students.
- E. *GARDEN APARTMENT*: A living unit located at ground level on a property that is usually landscaped. Although the term garden apartment is often used loosely to describe any first floor apartment such as one in a high-rise or basement, a true garden apartment has no household above it. Garden apartments are not vertically stacked, but rather horizontally spread out in an open area that may have a courtyard.
- F. *GROUP HOME*: A private residence designed or converted to serve as a nonsecure home for unrelated persons who share a common characteristic. In the United States, the term most often refers to a home designed for those in need of social assistance, and who are usually deemed incapable of living alone or without proper supervision. People who live in such a group home may be developmentally disabled, recovering from alcohol or drug addiction, abused or neglected youths, youths with behavioral or emotional problems, and/or youths with criminal records. A group home differs from a halfway house in that it is not restricted to recovering addicts or convicted criminals, and also in that residents usually are encouraged or required to take an active role in the maintenance of the household, such as by performing chores to help manage a budget.
- G. *HALFWAY HOUSE*: (also known as: Recovery house or sober house) A dwelling generally to allow people to begin the process of re-integration with society, while still providing monitoring and support. Some halfway houses are meant solely for re-integration of persons who have been recently released from prison or jail, others are meant for people with chronic mental health disorders, and others are for people with substance abuse issues.
- H. *NURSING HOME*: (also known as: Skilled nursing unit (SNU), care home, rest home) A facility providing a type of care of residents: It is a place of residence for people who require constant nursing care and have significant deficiencies with activities of daily living. Residents include the elderly and younger adults with physical or mental disabilities. Residents in a skilled nursing facility may also receive physical, occupational, and other rehabilitative therapies following an accident or illness.
- I. *SENIOR HOUSING*: A broad term that is used to describe any type of living facilities that are maintained for the use of people who have reaches the age of retirement. There are different types of senior housing, with each type designed to meet the needs of seniors in various states of health and with different levels of activity.
- J. *SHELTER* or *TEMPORARY HOME*: A facility that provides temporary housing.

LOADING SPACE, OFF-STREET: Space logically and conveniently located for bulk pick-ups and deliveries, scaled to delivery vehicles expected to be used and accessible to such vehicles when required off-street parking spaces are filled. Required off-street loading space is not to be included as off-street parking space in computation of required off-street parking space. All off-street loading spaces shall be located totally outside of any street or alley right-of-way.

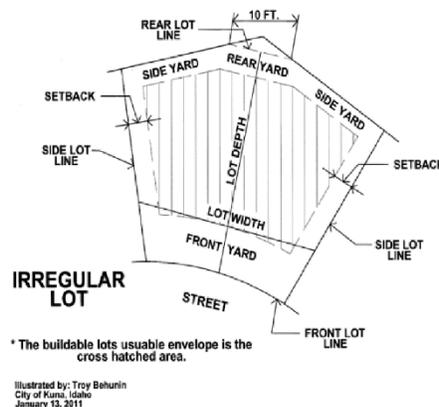
Cross reference(s)—See chapter 9 of this title.

LOCKSMITH: A facility or person who provides a service in making or repairing locks.

LODGING HOUSE: See definition of *DWELLING*, *ROOMING HOUSE (BOARDING HOUSE, LODGING HOUSE, and DORMITORY)*.

LOT: For the purpose of this title, a lot is a parcel of land of sufficient size to meet minimum zoning requirements for use, coverage and area, and to provide such yards and other open spaces as are herein required. Such lot must meet current zoning frontage requirements on an improved public street, and consists of:

- A. *Lot area*: The area of any lot shall be determined exclusive of streets, highways, alleys, roads, irrigation easements or other rights-of-way.
- B. *Lot coverage*: The area of a zoning lot which is occupied by the principal building, buildings or accessory buildings and the horizontally projected area of the lot. The ratio is expressed as a percentage. This includes the total area of the lot covered by the roof of any enclosed or unenclosed building, including eaves and overhangs.
- C. *Lot depth*: The mean horizontal distance between the front and the rear lot lines. Where the lot is irregular and the lot lines converge, the rear lot line shall be deemed to be a line at a point where the side lot lines are not less than ten (10) feet apart. If the rear side yards converge on an irregular shaped lot without establishing a rear yard setback - then a rear yard will need to be established for purposes of determining lot depth. This is accomplished by constructing a line that intersects the rear side yard lot lines, and parallel to the lot's front yard setback line, with a minimum distance separation of ten (10) feet (see illustration below). Once the rear yard is established by this means the lot's true depth can be established by measuring perpendicularly from the centerline of the building's front yard setback line (BSL) to the centerline of the established rear yard setback. Once the lot width and the true lot depth are known the buildable lot usable envelop can be determined.



- D. *Lot frontage*: The front of a lot shall be construed to be the portion nearest the street. For the purpose of determining yard requirements on corner lots and through lots, all sides of a lot adjacent to streets shall be considered frontage, and yards shall be provided as indicated under the definition of "YARD" in this section.

- E. *Lot Line, front*: The property line dividing a lot from a public or private street and from which the required front setback has been measured.

LOT, FLAG: A lot in the shape of a flag on a pole or similar design. A flag lot shall have a minimum frontage of thirty (30) feet on a public street and the house front shall face the street frontage unless the design review committee grants an exception to that orientation.

LOT, INTERIOR: A lot with only one (1) frontage on a street.

LOT LINES: Property lines bounding the lot.

LOT, MINIMUM AREA OF: The area of a lot is computed exclusive of any portion of the right-of-way of any public or private street.

LOT OF RECORD: A lot which is part of a subdivision recorded in the office of the county recorder, or a lot or parcel described by metes and bounds, the description of which has been so recorded.

LOT SPLIT: The dividing of the original tract of land to create no more than three (3) parcels.

LOT TYPES: Terminology used in this title with reference to lots is as follows:

- A. *Corner lot*: A lot located at the intersection of two (2) or more streets.
- B. *Interior lot*: A lot with only one (1) frontage on a street.
- C. *Through lot*: A lot other than a corner lot with frontage on more than one (1) street. Through lots abutting two (2) streets may be referred to as double frontage lots.
- D. *Reversed frontage lot*: A lot on which frontage is at right angles to the general pattern in the area. A reversed frontage lot may also be a corner lot.
- E. *Public Utility Lot*: A lot that exclusively contains public and private physical infrastructure which is a physical component of an integrated public or private system which provides water, sewer, irrigation, natural gas electrical grid and or telecommunication service to the public.

LUMBERYARD: An area and structures used for the storage, distribution, and sale of finished or rough-cut lumber and lumber products.

MANUFACTURED HOME: A structure constructed according to HUD manufactured home construction and safety standards, transportable in one (1) or more sections, which: a) in the traveling mode, is eight (8) body feet or more in width or is forty (40) body feet or more in length; or b) when erected on-site, is one thousand (1,000) or more square feet in size; and c) is built on a permanent chassis and designed to be used as a dwelling with or without a permanent foundation when connected to the required utilities; and d) includes the plumbing, heating, air conditioning, and electrical systems contained therein; provided, however, that such term shall include any structure which meets all the requirements of this definition except the size requirements and with respect to which the manufacturer voluntarily files a certification required by the secretary of housing and urban development and complies with the standards established under 42 USC 5401.

MANUFACTURED HOME, TRAVEL TRAILER, AND FARM IMPLEMENT REPAIR: The repair, rebuilding or reconditioning of motor vehicles, manufactured homes, travel trailers and

farm implements or parts thereof, including collision service, painting, and steam cleaning of vehicles.

MANUFACTURED HOME, TRAVEL TRAILER AND FARM IMPLEMENT SALES: The sale or rental of new and used motor vehicles, manufactured homes, travel trailers or farm implements, but not including repair work except incidental warranty repair of same, to be displayed and sold on the premises.

MANUFACTURED HOME LOT or MANUFACTURED HOME SPACE: A plot of ground within a manufactured home park designated for the accommodation of one (1) single manufactured home and for the exclusive use of its occupants.

MANUFACTURED HOME PARK: Any site or tract of land under single ownership, upon which two (2) or more manufactured home dwellings are parked, including any roadway, building, structure, vehicle or enclosure used or intended for use as a part of the facilities of such park.

MANUFACTURED HOME STAND PAD: That part of an individual lot which has been reserved for the placement of one manufactured home unit.

MANUFACTURING, EXTRACTIVE: Any mining, quarrying, excavating, processing, storing, separating, cleaning or marketing of any mineral natural resource.

MANUFACTURING, GENERAL: Establishments engaged in the manufacture of projects for final use or consumption. This usually involves the secondary processing, fabrication, or assembly of semi-finished projects from a primary manufacturing industry. If applicable, the site may be subject to proper health permits and air quality evaluation based on the governing jurisdictions review.

MANUFACTURING, HEAVY: Manufacturing, processing, assembling, storing, testing and similar industrial uses which are generally major operations and extensive in character; require large sites, open storage and service areas, extensive services and facilities, ready access to regional transportation; and normally generate some nuisances such as smoke, noise, vibration, dust, glare, air pollution and water pollution, but not beyond the district boundary.

MANUFACTURING, LIGHT: Manufacturing or other industrial uses which are usually controlled operations; relatively clean, quiet and free of objectionable or hazardous elements such as smoke, noise, odor or dust; operating and storing within enclosed structures; and generating little industrial traffic and no nuisances.

MARINE SALES/RENTAL: Display and sale or rental of new or used boats, jet skis, wave runners or other marine vessels and trailers, and incidental uses to marine activities.

MASSAGE THERAPY/ESTABLISHMENT: An establishment where, for any form of consideration, massage, alcohol rub, fomentation, electric or magnetic treatment, or similar treatment or manipulation of the human body is administered, unless such treatment or manipulation is administered by a medical practitioner, chiropractor, acupuncturist, physical therapist, or similar professional person licensed by the state. This definition does not include an athletic club, health club, school, gymnasium, reducing salon, spa, or similar establishment where massage or similar manipulation of the human body is offered as an incidental or accessory service.

MAUSOLEUM: A building containing above ground tombs.

MEAT MARKET: The commercial establishment which retails or wholesales meat products.

MEAT PROCESSING FACILITY (wild game): A "no-kill" facility which processes and prepares wild game meats for consumption by private person(s). Such facilities are designed for the temporary storage, preparation, treatment and packaging of wild game meats not intended for retail or wholesale distribution or commercial sales. Such facilities are subject to state and local standards for bio-hazardous waste storage and disposal.

MEATPACKING PLANT: A facility which processes and prepares the meat of animals for market. This facility is designed to accommodate the confinement and slaughtering of live animals and may include packing, treating, storage, or sale of the product on the premises. Also referred to as slaughterhouse.

MIXED-USE CITY CENTER: The mixed-use city center land use designation includes land uses that are located in or close to the historic downtown area and the city center; also known as the central business district (CBD). This area will capitalize on the character of the downtown and it's improving walkable grid system; allowing for a variety of land uses and configurations. Housing or office use may be located within the same structure.

MIXED-USE GENERAL: The mixed-use general land use designation is associated with a land or parcel or combination of parcels that are planned and developed together; which may include: residential, commercial, office and technical uses, a variety of building types and densities, common open space variations, clustered development and recreational facilities.

MONUMENT: Any permanent marker either of concrete, stone, galvanized iron pipe or iron or steel rods, used to identify any tract, parcel, lot or street lines, as specified in IC § 50-1303.

MORTUARY: A place where dead bodies are kept prior to burial or cremation.

MOTORHOME, RECREATIONAL VEHICLE, TRAVEL TRAILER or CAMPER: Any vehicle or structure constructed in such a manner as to permit occupancy thereof as temporary living quarters for recreation or vacation purposes, so designed that it is or may be mounted on wheels and used as a conveyance on highways and streets and propelled or drawn by its own or other motor power.

MOTORHOME, TRAVEL TRAILER, CAMPER or CAMPGROUND PARK: A premises upon which two (2) or more parking sites are located, established, or maintained for occupancy by recreational vehicles, tents, other shelter arrangements or devices, or cabins for a temporary recreation or vacation usage for revenue.

MUSEUM: A building in which objects of historical, scientific, artistic or cultural interest are stored and exhibited.

NEIGHBORHOOD CENTER: A neighborhood center is an appropriate place for churches, small-scale commercial buildings, civic buildings and parks. In addition, these areas accommodate higher density housing; encouraging a mix of uses under one (1) roof, such as, the placement of a residential use over a retail use.

NEIGHBORHOOD DISTRICT: Neighborhood districts reflect the residential areas located just outside the neighborhood center that forms a soft edge between one neighborhood and another. Neighborhood districts can be characterized as residential housing within the core of a close-knit, mixed density community.

NONCONFORMING USE: A building, structure or use of land existing at the time of the effective date hereof, and which does not conform to the regulations of the district in which it is situated as of December 1977.

NON-PROFIT ORGANIZATION: Any person(s), partnership, association, corporation, or other group whose activities are conducted for unselfish, civic or humanitarian motives, or for the benefit of others, and not for the gain of any private individual or group.

NURSERY, PLANT MATERIALS: Land, building, structure or combination thereof for the storage, cultivation, transplanting of live trees, shrubs or plants offered for retail sale on the premises including products used for gardening or landscaping. Also referred to as greenhouse.

NURSING HOME (also known as: skilled nursing unit (SNU), care home, rest home): A facility providing a type of care of residents. It is a place of residence for people who require constant nursing care and have significant deficiencies with activities of daily living. Residents include the elderly and younger adults with physical or mental disabilities. Residents in a skilled nursing facility may also receive physical, occupational, and other rehabilitative therapies following an accident or illness.

OFFICE: The business of administrative, professional or clerical operations, including administrative governmental functions or mortgage companies. Uses incidental, such as medical and dental testing and diagnostic services, are permitted in conjunction with medical and dental offices.

OFFICE (HOME OCCUPATION): A business within a dwelling in which there is no more than one (1) customer coming or going from the dwelling at any time.

OFFICE, TEMPORARY REAL ESTATE SUBDIVISION SALES: Temporary sales office within a subdivision to market the homes for sale. Must not exceed two (2) years.

OPEN SPACE: An area substantially open to the sky which may be on the same lot with a building. The area may include, along with the natural environmental features, water areas, swimming pools and tennis courts, and other recreational facilities that the planning and zoning commission deems permissible. Streets, private parking areas, structures for habitation, buffer areas along classified roads, endcaps, and the like shall not be included.

ORCHARD/TREE CROP: A piece of land planted with fruit trees or trees grown for the use of wood products or produce.

ORIGINAL LOT, TRACT OR PARCEL OF LAND: A lot or tract as recorded on any plat or record on file in the office of the county recorder or any unplatted contiguous parcel of land held in one (1) ownership and of record at the effective date hereof.

OWNERSHIP: The individual, firm, association, syndicate, partnership or corporation having any interest in the land to be subdivided.

PARK MANAGEMENT: The person, or persons, who owns or has charge, care or control of the manufactured home park.

PARK STREET: The street that affords principal means of access to individual manufactured home lots or auxiliary buildings.

PARKING SPACE: An improved usable space for the parking of motor-driven vehicles, other than large vehicles, in a public or private parking area or a building. Parking spaces shall

have one hundred eighty (180) square feet of surface area constructed of an all-weather surface area that has been approved by the city engineer, and/or other public agencies with jurisdiction.

PARKING SPACE, OFF-STREET: For the purpose of this title, an off-street parking space shall consist of an area adequate for parking an automobile with room for opening doors on both sides, together with properly related access to a public street or alley, and maneuvering room, but shall be located totally outside of any street or alley right-of-way.

Cross reference(s)—See chapter 9 of this title.

PAWNSHOPS and MOTOR VEHICLE PAWNSHOPS: Any business that loans money on deposit of personal property or deals in the purchase or possession of personal property on condition of selling the same back again to the pledger or depositor, or loans or advances money on personal property by taking chattel mortgage security thereon, and takes or receives such personal property. This does not include federal/state licensed lending institutions.

PAYDAY LOANS/CHARTER INSTITUTIONS: A monetary loan provided to borrowers that must be paid in full when the borrowers receive their next pay check. The loan amounts granted are fairly small and are based on how much money the borrower grosses each pay period.

PEDESTRIAN PATHWAY: A pathway which is not adjacent to a public street and improved for the use of pedestrian traffic.

PERFORMANCE BOND or SURETY BOND: A financial guarantee by a subdivider or developer with the city in the amount of the estimated construction cost guaranteeing the completion of physical improvements according to plans and specifications within the time prescribed by the agreement.

PERMIT or LICENSE: A written permit issued by the city authority permitting the manufactured home park to operate under this title, and shall include extensions, alterations and constructions within the manufactured home park.

PERSON: The definition of "PERSON" is set forth in section 1-3-2 of this Code and such definition shall apply to this title.

PERSONAL SERVICES: Any enterprise conducted for gain which primarily offers services to the general public such as shoe repair, watch repair, barbershops, beauty parlors and similar activities.

PHARMACY: A facility which provides a service where medical drugs are dispensed and sold.

PLANETARIUM: A domed building in which images of stars, planets and constellations are projected for public entertainment or education.

PLANNED UNIT DEVELOPMENT: An area of land in which a variety of residential, commercial and industrial uses under single ownership or control is developed for the purpose of selling individual lots or estates and are accommodated in a preplanned environment with more flexible standards, such as lot sizes and setbacks.

Cross reference(s)—See chapter 7 of this title.

PLANT OR TREE FARM: A plant or tree covered area managed as a business enterprise that makes continuous production of timber possible.

PLAT: The drawing, mapping or planning of a subdivision, cemetery, town site or other tract of land or a replatting of such, including certifications, descriptions and approvals:

- A. *Preliminary plat*: The first formal presentation by drawings of a proposed subdivision; and
- B. *Final plat*: The final and formal presentation by drawings of an approved subdivision development, the original and one (1) copy of which is filed with the county clerk and recorder.

POULTRY/FOWL: Domestic birds, such as chicken, turkey, ducks, or geese, raised for meat, eggs or gardening purposes.

POWER PLANT: A facility that converts one (1) or more energy sources, including but not limited to, water powers, fossil fuels, nuclear power, or solar power into electrical energy or stream. Any plant facility and equipment for the purposes of producing, generating, transmitting, delivering or furnishing electricity for the production of power.

PRESCHOOL, DAYCARE CENTER FOR CHILDREN: See definition of *CHILD CARE FACILITIES*.

PROFESSIONAL ACTIVITIES: The use of offices and related spaces for such professional services as are provided by medical practitioners, lawyers, architects and engineers, and similar professions.

PUBLIC SERVICE FACILITY: Buildings, power plants and substations, water treatment plants and pumping stations, sewage disposal and pumping plants, and other structures, except public utility structures erected, constructed, altered, operated by municipal or other governmental agency, for the purpose of furnishing electrical, gas, rail transport, communication, public water and sewage services.

PUBLIC USES: Public parks, schools, administrative and cultural buildings and structures, not including public land or buildings devoted solely to the storage and maintenance of equipment and materials and public service facilities.

PUBLIC UTILITY STRUCTURES: Any underground public utility facility; any utility poles, wires, anchors, guys and other supporting devices, including appurtenant electrical equipment and hardware.

QUASI-PUBLIC: A use conducted by, or a facility or structure owned or operated by, nonprofit, religious, or institution that provides educational, cultural, recreational, religious, or other similar type of public services under private ownership or control.

QUASI-PUBLIC USE: Churches, Sunday schools, parochial schools, colleges, hospitals and other facilities of an educational, religious, charitable, philanthropic or nonprofit nature.

RECREATIONAL VEHICLE, MOTORHOME, and TRAVEL TRAILER or CAMPER: See definition of *MOTORHOME, RECREATIONAL VEHICLE, TRAVEL TRAILER or CAMPER*.

RECREATIONAL VEHICLE PARK: A premises upon which two (2) or more parking sites are located, established, or maintained for occupancy by recreational vehicles for temporary use for recreation or vacation purposes.

RECYCLE/COLLECTION BINS: An enclosed bin used to temporarily hold recyclable items for designated pick-ups.

RECYCLING CENTER/STAGING AREA: An establishment that is not a junkyard and in which recoverable resource materials, such as paper products, glassware, and metal cans, are collected, sorted, flattened, crushed, or bundled within a completely enclosed structure prior to shipment to others who use such resource materials to manufacture new products.

RECYCLING PLANT: A facility where recyclable materials are reprocessed from their waste form into new products and/or raw materials.

RENDERING PLANT: A facility where the process of deriving lard from animal carcass is conducted.

REPAIR SERVICE: A business that engages in repair of various items including but not limited to computers, electronic devices, lawnmowers, small appliances, small engines, watches and clocks.

RESEARCH ACTIVITIES: Research, development and testing related to such fields as chemical, pharmaceutical, medical, electrical, transportation and engineering.

RESEARCH AND DEVELOPMENT BUSINESS: A business that engages in research, or research and development, of innovative ideas in technology-intensive fields.

RESEARCH AND DEVELOPMENT FACILITY: A use engaged in research and development, testing, assembly, repair, and manufacturing in the following industries: biotechnology, pharmaceuticals, medical instrumentation or supplies, communications and information technology, electronics and instrumentation, and computer hardware and software. Office, warehousing, wholesaling, and distribution of the finished products produced at the site are allowed as part of this use if the use falls within the above listed industries.

RESERVE STRIP: A strip of land between a partial street and adjacent property, which is reserved or held in public ownership for future street extension or widening.

RETAIL SALES AND SERVICE: The sale, service and on-premises incidental production or assembly of general merchandise to the general public for direct use or consumption, but not including the sale to another business for resale purposes.

RIDING SCHOOL (ACADEMY) or STABLE: Any place that has available for hire, boarding, and/or riding instruction, any horse, pony, donkey, mule, or burro, or similar animal; or any place that regularly buys, sells, or trains the above animals, including a small racetrack, trotting track, or rodeo.

RIGHT-OF-WAY: A strip of land dedicated for use as a public way. In addition to the roadway, it normally includes streets, sidewalks, irrigation, curbs, lawn strips, lighting, drainage facilities and may include special features (required by the topography or treatment) such as grade separation, landscaped areas, viaducts, bridges and other public utilities or service areas.

ROADSIDE STAND: A temporary structure designed or used for the display or sale of agricultural and related products, the majority of which have been grown on adjacent land.

RURAL CLUSTER: Rural cluster development is a concept intended to provide means of locating residents in proposed subdivision in closer proximity to one another to minimize infrastructure expenditure and maximize conservation of open space. Clustering residences in a conservation subdivision does not mean an overall higher density, but simply refers to the way lots are laid out in a subdivision design. Lot sizes may feature any range of acreage, but typically

a large parcel of open space is created in the subdivision layout that is treated differently than individual private lots.

SALES, WHOLESALE: The sale of products, to anyone other than the end user of the products, for resale.

SANITARY LANDFILL: An area or site where waste is isolated from the surrounding environment until it is safe.

SEAT: For purposes of determining the number of off-street parking spaces for certain uses, the number of seats is the number of seating units installed or indicated, or each twenty-four (24) linear inches of benches, pews or space for loose chairs.

SENIOR HOUSING: A broad term that is used to describe any type of living facilities that are maintained for the use of people who have reached the age of retirement. There are different types of senior housing, with each type designed to meet the needs of seniors in various states of health and with different levels of activity.

SERVICE BUILDING: A building housing toilet facilities for men and women, with slop water closet and laundry facilities and with separate bath or shower accommodations and such other facilities as may be required under this title.

SETBACK LINE: A line established by these zoning regulations, generally parallel with and measured from the lot line, defining the limits of a yard in which no building or structure may be located above ground, except as may be provided in said regulations.

SEWER CONNECTION: The connection consisting of all pipes, fittings and appurtenances from the drain outlet of the manufactured home, residences, commercial or industrial buildings to the corresponding sewer main line tee of the sewage system serving the manufactured home park, residential, commercial or industrial buildings.

SEWER RISER PIPE: That portion of the sewer lateral which extends vertically to the ground elevation and terminates at each manufactured home lot.

SEXUAL ORIENTED BUSINESS: An establishment or business primarily or substantially intended to appeal to the prurient interests of patrons, owners or workers, including, but not limited to, adult book, video and/or amusement stores, adult entertainment facilities, adult motels and adult spas.

- A. *Adult book, video and/or amusement store:* An establishment or business having "sexual devices" and/or printed, recorded or electronic images, such as, but not limited to, magazines, books, pictures, photographs, videos, films or digital media that are characterized or distinguished from other similar media because of their emphasis on matter depicting, describing or relating to "specific sexual activities" or "specified anatomical areas" as a substantial or significant portion of its inventory, stock or sales.
- B. *Adult entertainment facility:* An establishment or business providing, allowing or presenting "specific sexual activities" or "specified anatomical areas" in a live format, or providing, allowing or presenting matter depicting, describing or relating to "specific sexual activities" or "specified anatomical areas" via some presentation media.
- C. *Adult motel:* An establishment or business that offers rooms for rent for time periods shorter than twenty-four (24) hours and/or provides printed, recorded electronic images, such as,

but not limited to, magazines, books, pictures, photographs, videos, films or digital media that are characterized or distinguished from other similar media because of their emphasis on matter depicting, describing or relating to "specific sexual activities" or "specified anatomical areas".

- D. *Adult spa*: An establishment or business providing a steam bath, sauna, hot tub or other bathing facilities, and/or providing "rub down" or other type of massage services performed by a person not licensed as a massage therapist by the State of Idaho.
- E. *Entity*: Any corporation, partnership, limited liability company, association, organization or other legal entity not a natural person.
- F. *Performance activity*: Any act or series of acts by one (1) or more persons intended to entertain, entice or arouse any of the performers or any other person. Such activities include, but are not limited to: Stripping, dancing, modeling and giving massage services.
- G. *Sexual device*: A device or object designed or used primarily to provide direct sexual stimulation to the male or female genitals or anus.
- H. *Specific sexual activities*: Any act containing or producing: Human genitals, male or female, in a state of sexual stimulation or arousal; human, masturbation, sexual intercourse, oral sex, anal sex, or any other sexual act; touching, fondling or manipulating male or female genitals, the pubic region, buttocks or female breast.
- I. *Specified anatomical areas*: Human genitals, pubic region, buttocks or the female breast below a point immediately above the areola, and human male genitals in a discernibly turgid state, even if completely and opaquely covered.

SHELTER or TEMPORARY HOME: A facility that provides temporary housing.

SHOOTING RANGE (Indoor): The use of a structure for discharging of firearms for the purposes of target practice or temporary competitions.

SHOOTING RANGE (Outdoor): The use of land for discharging of firearms for the purposes of target practice, skeet and trap shooting, mock war games, or temporary competitions.

SHOP FOR BUILDING CONTRACTOR: Shop facilities for a person or entity engaged in the construction business.

SIDEWALK: That portion of the road right-of-way outside the roadway, which is improved for the use of pedestrian traffic.

SIGNS:

AUTOMATED SIGN: Any sign or part of a sign that changes physical position by any movements or rotation that gives the visual impression of such movement.

BANNER SIGN: A sign constructed of fabric or paper that is supported along the sides by staples, tape, wire, ropes, strings, or other similar materials. Governmental flags or emblems shall not be considered banner signs.

CABINET SIGN: A sign that contains all the text and/or logo symbols within a single enclosed cabinet and may or may not be illuminated.

CITY ENTRY SIGN: A permanent sign identifying the City of Kuna or a particular district. No business advertising is permitted on city entry signage.

COMMUNITY EVENTS: Events sponsored by the city, chamber of commerce, school district, a church/religious institution, or non-profits that has a city approved site within Kuna city limits.

CONSTRUCTION SIGN: A temporary sign providing information about future development or current construction on a site and the parties involved.

DIGITAL SIGN: A changeable copy sign that uses a matrix of illumination elements, such as light emitting diodes (LED), liquid crystal display (LCD), plasma display, individual light bulbs, or other digital or analog electronic media to display or project copy which can be modified by electronic processes.

DIRECTIONAL SIGN: A temporary sign used to provide directional information for businesses, new subdivisions or buildings under construction or property for sale which is to be, or is being, developed pursuant to any approved application before the city.

FEATHER FLAG SIGN: A lightweight fabric that flows easily in the wind, and is attached to an aluminum pole. The pole can either be inserted into the ground or can be connected to a solid base.

FREE-HANGING SIGNBOARD: A sign attached underneath a canopy, awning or colonnade.

FREESTANDING SIGN: A single- or multiple-faced sign, supported from the ground by one (1) or more columns, uprights or braces, and not affixed to a building. Freestanding signs may be a pole or monument sign.

GRADE: The finished elevation or level of the ground at the base of sign.

GRAND OPENING SIGN: A temporary sign indicating a new business or new management informing public.

HEIGHT OF SIGN: The vertical distance measured from the highest point of the sign and/or support structure to the finished grade of the ground and/or supporting structure.

ILLUMINATION: A sign lighted by or exposed to artificial lighting either by artificial lighting or in the sign or directed toward the sign.

MONUMENT SIGN: A freestanding sign with a solid base, including rock signs and which incorporate architectural features which complement the sign construction. Pole-type supports are not permitted for monument signs, unless enclosed within the monument sign structure.

MURAL: A painting, other than a business advertising sign, on the outside wall of a building approved by the City's arts commission.

NONCONFORMING SIGN: A sign and its supporting structure which does not conform to all or part of the provisions of this chapter at the time of adoption.

OFF-PREMISES SIGN: Signs located on a separate parcel or a separate site from the place where the product, service, activity or business is located.

ON-PREMISES SIGN: Signs located on the same parcel or a site as the place where the product, service, activity or business is located.

POLE SIGN: A sign mounted on a freestanding pole or supported by one (1) or more poles that are not enclosed as in a monument sign structure.

PORTABLE SIGN: Any sign not designated to be permanently attached to a building or anchored to the ground such as A-frame sign, yard signs and sandwich boards intended to allow for business identification and other advertising promoted by the business.

READER BOARD: A sign or portion of a sign designated as visual display board, in which a wide variety of subjects, including advertising for products or services, travel, news or event information is displayed. Reader boards contains simple block letters that are physically manipulated to change the message.

REAL ESTATE SIGN: A temporary sign that relates to the sale, rental or lease of property or buildings, or construction activities on a site.

ROOF SIGN: A sign erected on a roof or parapet of a building. Signs mounted on mansard facades, eaves and architectural projections such as canopies or marquees shall not be considered to be roof.

SIGN AREA: The actual area of the sign face/copy, not including supporting structures.

SIGN FACE: The area or display surface used for the message.

SHOPPING CENTER: A "shopping center" is a group of commercial establishments, planned, developed, owned and/or managed as a unit related in location, size and type of shops to the trade area the unit serves. Shopping centers shall provide services for a neighborhood or for the community.

TEMPORARY SIGN: A nonpermanent sign intended for use for a limited period of time, as regulated within this chapter.

WALL SIGN: A sign mounted flat against and projecting less than fourteen (14) inches from, or painted on the wall of a building or structure with the exposed face of the sign in a plane parallel to the face of said wall.

WINDOW SIGN: A sign affixed to the interior or exterior of a window or placed immediately behind a window pane and may be viewed from the exterior of the building. This excludes merchandise in a window display.

YARD SIGN: A temporary sign made typically of plastic, fold-over cardboard or poster type material which are attached to the ground with wire or wooden stakes.

SINGLE-FAMILY RESIDENCE: A building designed for and used exclusively for residence purposes by one (1) family. This definition shall include a single trailer not located in a trailer court.

SLAUGHTERHOUSE: See definition of "*MEATPACKING PLANT*".

SPECIAL USE: A special use permitted within a district, other than a principally permitted use, requiring a special use permit and approval of the planning and zoning commission. Special uses permitted in each district are listed in the official schedule of district regulations.

Cross reference(s)—See section 5-3-2 of this title.

SPORTS ARENA: A place or building for contests or shows; such as, theater, musical performances, or sporting events.

STANDARD: Shall be the specifications as specified in this title or as officially adopted by the city.

STATE: The State of Idaho.

STORAGE FACILITY: An area which provides a short-term or long-term parking or storage of patron items inside or outside of the business.

STORY: That part of a building between the surface of a floor and the ceiling immediately above it.

STREET: A right-of-way which provides vehicular and pedestrian access to adjacent properties, the dedication of which has been officially accepted. The term "street" also includes the terms highway, thoroughfare, parkway, road, avenue, boulevard, lane, place and other such terms.

- A. *Alley:* A minor street providing secondary access at the back or side of a property otherwise abutting a street.
- B. *Minor:* A street that has the primary purpose of providing access to abutting properties.
- C. *Collector:* A street designated on the comprehensive land use map for the purpose of carrying traffic from minor streets to other collector streets and/or arterial streets.
- D. *Arterial:* A street designated on the comprehensive land use map for the purpose of carrying fast and/or heavy traffic.
- E. *Private:* A street that is not accepted for public use or maintenance that provides vehicular and pedestrian access.
- F. *Loop:* A minor street with both terminal points on the same street of origin.
- G. *Cul-de-sac:* A street connected to another street at one (1) end only and provided with a turnaround space at its terminus.
- H. *Frontage:* A minor street, parallel to and adjacent to an arterial street to provide access to abutting properties.
- I. *Partial:* A dedicated right-of-way providing only a portion of the required street width, usually along the edge of a subdivision or tract of land.

STRUCTURE: Anything constructed or erected, the use of which requires location on the ground, or attachment to something having a fixed location on the ground. Among other things, structures include buildings, manufactured homes, walls, fences and billboards.

STUDIO; DANCE, MUSIC, VOICE: A facility where persons study the performing arts.

SUBDIVIDER: A subdivider shall be deemed to be the individual, firm, corporation, partnership, association, syndicate, trust or other legal entity that executes the application and initiates proceedings for the subdivision of land in accordance with the provisions of this Code. The subdivider need not be the owner of the property; however, he shall be an agent of the owner or have sufficient proprietary rights in the property to represent the owner.

SUBDIVISION: The result of an act of dividing an original lot, tract or parcel of land into more than three (3) parts for the purpose of transfer of ownership or development; which shall

also include the dedication of a public street and the addition to, or creation of, a cemetery. However, this Code shall not apply to any of the following:

- A. An adjustment of lot lines as shown on a recorded plat which does not reduce the area, frontage, width, depth or building setback lines of each building site below the minimum zoning requirements, and does not change the original number of lots in any block of the recorded plat;
- B. An allocation of land in the settlement of an estate of a decedent or a court decree for the distribution of property;
- C. The unwilling sale of land as a result of legal condemnation as defined and allowed in the Idaho Code;
- D. Widening of existing streets to conform to the comprehensive plan;
- E. The acquisition of the street rights-of-way by a public agency in conformance with the comprehensive plan; and
- F. The exchange of land for the purpose of straightening property boundaries which does not result in the change of the present land usage.
- G. A Public Utility Lot.

SUPPLY YARDS: A commercial establishment storing and offering for sale building supplies, street supplies, coal, heavy equipment, feed and grain, and similar goods.

SURVEYOR: Any person who is licensed in the state as a public land surveyor to do professional surveying.

SWAP MEET: Also known as a "flea market" means a building or open area in which stalls or sales areas are set aside, rented or otherwise provided for use by individuals, tenants or businesses engaged in retail trade. The sale of merchandise may include secondhand items, specialty items, hand crafted items and home-grown products.

TATTOO/BODY PIERCING PARLOR: An establishment for a tattoo artist and/or body piercer to perform a service to apply permanent decorative body art; typically learned via apprenticeship under an established artist. Properly equipped parlors shall have biohazard containers for any objects that have come into contact with blood or bodily fluids, sharps container for old needles, and an autoclave for sterilizing tools.

TAVERN/BAR/LOUNGE/NIGHTCLUB: A place where the sale and service of alcoholic beverages are sold by the drink, where meals are not required.

TAXIDERMY: A facility where the art of stuffing the skins of animals to appear life-like is practiced.

TERMINAL TRUCK YARD: A facility for the receipt, transfer, short-term storage and dispatching of goods transported by truck. Included in the use type would be express and other mail and package distribution facilities, including such facilities operated by the U.S. Post Office.

THEATER: A building or part of a building used to show motion pictures or for drama, dance, musical, or other like performances.

TIRE RECAPPING: A facility in which provides service to restore a used tire of a motor vehicle to useable condition by bonding new rubber onto the worn tread and lateral surface.

TOWNHOUSE or ROW HOUSE: Two (2) or more contiguous dwelling units designed to be independently owned and occupied which are connected by a lot line wall or party wall, each unit having separate water, sewer, electricity, heating and communication supplies.

TRAINING FACILITY: A private or public establishment that provides training and instruction for law enforcement, security companies, military, fire safety, and accessory facilities including but not limited to, dining and overnight accommodations, accommodations, classrooms, indoor/outdoor shooting range, motor course, and fire suppression simulations. This may include tactical training for private individuals.

TRUCK MAINTENANCE: Any commercial establishment designed or used for the maintenance of trucks. Maintenance shall be limited to tune-ups, oil changes, lubrication, smog check, wheel alignments, detailing and minor warranty work, minimal waste disposal, brake repair (but not as a principal use), or other similar routine maintenance functions.

TRUCK STOP: A commercial facility which may provide a service station, rest (parking), store often with ready-made food, and other services to motorists and truck drivers.

TRUCK WASH: A facility for washing commercial vehicles.

USE: The purpose, for which land or a building is designated, arranged or intended or for which it is occupied or maintained, let or leased.

UTILITIES: Installations for conducting water, sewage, gas, electricity, television, irrigation, stormwater and similar facilities providing service to and used by the public.

VARIANCE: A variance is a modification of the requirements of the zoning regulations as to lot size, lot coverage, width, depth, front yard, side yard, rear yard, setbacks, parking space, height of buildings, or other ordinance provisions affecting the size or shape of a structure or the size of lots. A variance shall not be considered a right or special privilege, but may be granted to an applicant only upon a showing of undue hardship because of characteristics of the site and that the variance is not in conflict with the public interest.

Cross reference(s)—See chapter 11 of this title.

VEHICLE: Shall include, but not be limited to, automobile, truck, motorcycle, recreational vehicle, personal recreation item or as otherwise defined in IC § 49-123 which includes every device in, upon, or by which any person or property is or may be transported or drawn (e.g., travel trailers) upon a public highway, excepting devices moved by human power or used exclusively upon stationary rails or tracks.

VEHICLE, COMMERCIAL: Any currently licensed and operable motor vehicle with a gross vehicle weight rating over twenty-six thousand (26,000) pounds and as defined by IC § 49-123.

VEHICLE EMISSIONS TESTING: A measurement performed on motor vehicles, required by Idaho law and Idaho Department of Environmental Quality [DEQ] compliances, to prevent issuing valid vehicle registration if an excessive amount of waste fumes are produced during typical use.

VETERINARY ANIMAL HOSPITAL OR CLINIC: A place used for the care, grooming, diagnosis and treatment of sick, ailing, infirm or injured animals, and those who are in need of

medical or surgical attention, and may include overnight accommodations on the premises for the treatment, observation and/or recuperation. It may also include boarding that is incidental to the primary activity.

VICINITY MAP: A 300-scale drawing which sets forth by dimensions or other means the relationship of the proposed development to other nearby developments or landmarks and community facilities and services within the general area in order to better locate and orient the area in question.

WALKWAY: A public way, five (5) feet or more in width, for pedestrian use only, whether or not along the side of a road.

WAREHOUSE: An enclosed structure for the storage of goods for distribution or transfer to another location.

WATER CONNECTION: The connection consisting of all pipes, fittings and appurtenances from the water riser pipe to the water inlet pipe of the distribution system within the manufactured home.

WATER RISER PIPE: That portion of the water supply system serving the manufactured home park that extends vertically to the ground elevation and terminates at a designated point at each manufactured home lot.

WIND TURBINE/MILL/FARM: A rotary device that extracts energy from wind. If the mechanical energy is used directly by machinery, such as for pumping water, cutting lumber or grinding stones, the machine is called a windmill. If the mechanical energy is instead converted to electricity, the machine is called a wind generator wind turbine, wind turbine generator (WTG), wind energy converter (WEC), or aero generator. Grouping these units in the same location used for production of electric power is called a windfarm. A large wind farm may consist of a few dozen to several hundred individual wind turbines, and cover an extended area of hundreds of square miles, but the land between the turbines maybe used for agricultural or other purposes.

WOOD PROCESSING: A facility that provides a production of forest product, such as pulp and paper, construction materials, and tall oil. Paper engineering is a subfield of wood processing.

WRECKING YARD: Any premises used for the storage, dismantling or sale of either used motor vehicles, trailers or machinery.

YARD: A required open space, other than a court, unoccupied and unobstructed by any structure or portion of a structure from three (3) feet above the general ground level of the graded lot upward; provided, accessories, ornaments and furniture may be permitted in any yard, subject to height limitations and requirements limiting obstruction of visibility.

- A. *Yard, front:* A yard extending between side lot lines across the front of a lot and from the front lot line to the front of the principal building.
- B. *Yard, rear:* A yard extending between side lot lines across the rear of a lot and from the rear lot line to the rear of principal buildings.
- C. *Yard, interior side:* A yard extending from the principal building to the side lot line on both sides of the principal building between the lines establishing the front and rear yards.

D. *Yard, street side:* A yard extending from the principal building to the secondary street that adjoins the lot between the lines establishing the front and rear yards.

ZONING PERMIT: A document issued by the director authorizing the uses of land and structures, and the characteristics of the uses.

Section 3: That Section 3, Chapter 3 of Title 5 Kuna City Code is hereby amended to read as follows:

MINIMUM YARD AND SQUARE FOOTAGE REQUIREMENTS

Zoning District	Maximum Height	Recommended Minimum Street Frontage*	Front Yard Setback On A Local Road	Front Yard Setback On An Arterial Or Collector Street	Rear Yard Setback	Interior Side Yard Setback	Street Side Yard Setback	Maximum Lot Coverage	Minimum Lot Size
A	45'	0**	20' from lot line	30'	30'	10' from lot line	15'	90%	5 acres
R-2	35'	120'	20'	30'****	15'	5'	20'	40%	20,000 sq ft
R-4	35'	66'	20'	30'****	15'	5'	20'	40%	6,600 sq ft*
R-6	35'	45'	20'	30'****	15'	5'	20'	40%	4,500 sq ft*
R-8	35'	40'	20'	30'****	15'	5'	20'	40%	3,300 sq ft
R-12	40'	40'	20'	30'****	15'	5'	20'	60%	2,200 sq ft
R-20	40'	40'	20'	30'****	15'	5'	20'	60%	1,300 sq ft
O	35'	0**	20'	0	30'	5'	20'	80% DR	2,000 sq ft
C-1	35'	0**	15'	0	5'	0	10'	100% DR	2,000 sq ft
C-2	60'	0**	0	0	0	0	0	100% DR	1,300 sq ft
C-3	60'	0**	0	0	0	0	0	100% DR	1,300 sq ft
CBD	80**	0**	0	0	0	0	0	100% DR	1,000 sq ft
M-1	100'	0**	0	0	0	0	0	100% DR	5,000 sq ft
M-2/M-3	100'	0**	0	0	0	0	0	100% DR	5,000 sq ft
P	60'	0**	0	0	0	0	0	100% DR	400 sq ft

Notes:

The city has discontinued the R-1, R-3, and R-5 zones and converted these discontinued zones to the following: R-1 see R-2; R-3 see R-4; and R-5 see R-6. The M-3 zone, which is limited to mining uses, has been consolidated with the M-2 zone.

The terms property owner, applicant, controller and developer are used interchangeably.

* The city encourages creativity in the design of its subdivisions; the Planning and Zoning Director may allow the reduction of the street frontage and minimum lot size recommendation after reviewing the entire subdivision plat, which shall consider the overall layout of streets and lots.

** It is presumed the parcel's street frontage will be of a sufficient width to accommodate the placement of a driveway entrance for those uses fronting on a street where they have driveway access.

*** Building heights above sixty (60) feet, and especially habitable spaces located above that height, may require the procuring of special safety equipment or fire apparatus.

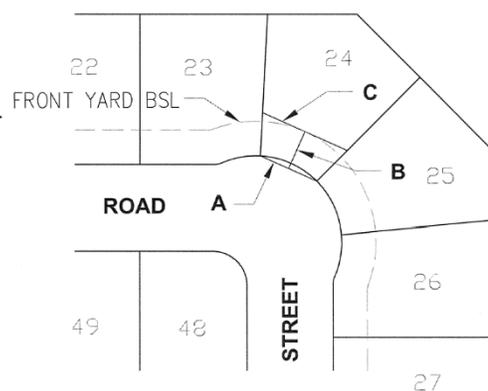
**** Residential access to a functionally classified roadway is limited.

***** There shall be no minimum lot size that applies to a public utility lot. Public utility lots will not be subject to setbacks.

A. *For all residential districts:*

1. The developer shall provide an additional two (2) feet of distance separation from the designated interior yard setback for each additional story above the second level floor.
2. When a lot's side property boundaries are not parallel or the lot has an odd configuration that casts doubt on its capacity to meet the city's lot width requirements for a given zone - the city staff will measure the lot width at the front yard setback to determine whether it meets this requirement by way of the following process:

- 1- FIND THE CENTER POINT OF LINE 'A'
- 2- DRAW LINE 'B' PERPENDICUALR TO THE CENTER POINT OF LINE 'A'.
- 3 - EXTEND THE PERPENDICULAR LINE 'B' TO A POINT WHERE IT WILL INTERSECT THE BUILDING'S FRONT YARD SETBACK LINE (BSL) AS IT HAS BEEN ESTABLISHED FOR THE PARTICULAR ZONE.
- 4 - AT THE INTERSECTION OF THE BSL AND LINE 'B' DRAW A PERPENDICULAR LINE TO EACH SIDE YARD PROPERTY LOT LINE (LINE 'C').
- 5 - MEASURE THE LENGTH OF LINE 'C'.
- 6 - DOES LINE 'C' MEET, OR EXCEED THE LOT FRONTAGE REQUIREMENT FOR THE ZONE?



Illustrated by: Troy Behunin
City of Kuna, Idaho
January 13, 2011

3. Flag lots require a minimum thirty-foot of street frontage.

4. The front yard setback may be reduced to fifteen (15) feet for the residential living area or side entry designed garage; however, a street facing garage entrance shall be located a minimum twenty (20) feet beyond the sidewalk or sidewalk easement.
5. Certain structures and projections are permitted within the required yard setback area, unless their placement there would interfere with building code provisions. Items permitted there include: Cornices, canopies, eaves or other like projections, which do not increase the volume of space enclosed by the building as determined by the director, in consultation with the building official. None of these items shall project into a designated side yard more than two (2) feet or extend to within three (3) feet of a property line. It should be noted, that even though certain structures or projections are permitted within the yard setback, they are likely not permitted within an easement or right-of-way. The developer should be aware not to encroach upon these property demarcations when extending or projecting the building's footprint.
6. Exterior steps or stairs shall not project into the designated side yard setback.
7. No portion of a residential dwelling structure shall extend into the front yard setback.
8. Deleted by Ord. No. 2012-18.
9. Setbacks are usually measured from the property line; however, if a public sidewalk is placed upon private property by way of a public easement - the private property side edge of the sidewalk shall serve as the beginning of the setback line for establishing the yard setback.
10. Zero lot line: A developer may place a residence on a property line between lots, provided that an approved variance is obtained and they can reconcile the necessary distance separation requirements for adjoining buildings through firewall assembly, sprinkler systems or other distance separation abatement measures as approved by the city building official. Additionally, the developer will need to vacate any existing side yard utility easement with the city engineer's consent so the building is not located within an easement. The foregoing of a side yard utility easement means the developer will need to find a way to provide for utility continuation (if necessary) by means of an alternative route with the city engineer's approval. Finally, the developer would need to develop the land through the city's planned unit development process (PUD) as that is the only viable zoning mechanism available to modify zoning setback requirements.

B. For all residential and/or commercial districts:

1. The term "maximum lot coverage" as defined in this title: The term "maximum lot coverage" assumes the developer will address all of the required onsite development functions necessary to support the development as a feature of lot coverage requirements. These functions include: On-site parking; landscaping; building separation distances; travel aisle widths; solid waste collection device placement; easements; sidewalks; walkways; internal streets; irrigation, water and waste water systems; lawns; lighting; drainage facilities; parks; open spaces;

public dedications; service areas and other land use support functions requiring physical space.

2. The director has administrative authority to modify side or rear setback requirements and height restrictions by up to twenty (20) percent with the planning and zoning commission's concurrence, provided building or fire code separation distances and other development requirements are not compromised by that action.
3. When a commercial and/or industrial use abuts a residential zoning district, the yard setback requirements shall be the same as required in the adjacent residential district. When residents are located in commercial or industrial zones, the yard setbacks are the same as required for the R-4 residential zoning district.
4. Odd lot size or topographical dimensional issues: The director will determine how to address area and setback requirements for odd shaped lots and land with topographical issues.
5. The term "commencement of construction": The construction of the first permanent structure on a site as approved or off-site improvements intended to primarily benefit said site. On-site improvements include such things as: The pouring of slab or footings; the installation of pilings; the construction of columns or any other work beyond excavation. Off-site improvements include such things as: Installing major infrastructure improvements, sewer lines, water lines, pressurized irrigation lines, well stations, lift stations, pump stations, roads; and other utilities intended to serve the site. Permanent construction does not include land preparation, such as clearing, grading and filling or excavation for a basement, footings, piers or foundations or the erection of temporary forms.
6. Land use violation: The city shall not accept land use plans or time extension requests, if prior to their submission, the city has advised the property owner, or their representative, of an illegal or improper land use action or activity on the subject parcel, and in the interim, it has not been addressed to the city's satisfaction.

Section 4: That Chapter 16 of Title 5, Kuna City Code is hereby amended by the addition thereto of a new Section 5 to read as follows:

5-16-5: - Public Utility Lot Split:

- A. Purpose: A public utility lot split is the dividing of a lot, tract or parcel of land for the purpose of creating a public utility lot as defined in KCC § 5-1-6. The burden shall be on the property owner to provide evidence to the director that the public utility lot will exclusively contain public and/or a private physical infrastructure structure which is a physical component of an interrelated public or private system which provides water, sewer, irrigation, natural gas, electrical grid and/or telecommunication service to the public.

- B. The owner of the lot, tract or parcel of land and the utility provider, who will be the owner of the public utility lot, shall file a joint application for a public utility lot division with the director. At a minimum, the application shall contain the following information:
1. Names, mailing and email addresses and phone numbers of applicants; and
 2. Legal description of the original lot, tract or parcel of land and the proposed Public Utility Lot; and
 3. Affidavits of legal interests; and
 4. The construction drawings and specifications of the infrastructure to be constructed on the public utility lot (“Subject Infrastructure”) for the director’s and city engineer’s review; with sufficient information about the locations, nature and volume of the interrelated public or private system, which the Subject Infrastructure will be providing water, sewer, irrigation, natural gas, electrical grid and or telecommunication service to the public; and
 5. Proof that the utility provider applicant owns physical infrastructure systems which provides water, sewer, irrigation, natural gas, electrical grid and/or telecommunication service to the public.

Section 5: Severability Provision

5.1 This ordinance is hereby declared to be severable. Should any portion of this ordinance be declared invalid by a court of competent jurisdiction, the remaining provisions shall continue in full force and effect and shall be read to carry out the purpose(s) of the ordinance before the declaration of partial invalidity.

Section 6: Directing the City Clerk

6.1 The City Clerk is directed to file, this Ordinance in the official records of the City and to provide a conformed copy to the, Planning and Zoning Director.

Section 7: Effective Date

7.1 This Ordinance shall take effect and be in force from and after its passage, approval, and publication as required by law and at the discretion of the City Clerk and In lieu of publication of the entire ordinance, a summary thereof in compliance with Section 50-901 A, Idaho Code, may be published.

ADOPTED this _____ day of _____, 2023.

CITY OF KUNA

Joe L. Stear, Mayor

ATTEST:

Chris Engels, City Clerk