

**OFFICIALS**

Joe Stear, Mayor  
Chris Bruce, Council President  
Greg McPherson, 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 02, 2024**

**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 00:00:38)*

**COUNCIL MEMBERS PRESENT:**

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

**CITY STAFF PRESENT:**

Marc Bybee, City Attorney  
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  
Nathan Stanley, City Clerk  
Troy Behunin, City Senior Planner

**Mayor Stear** Alright, it is 6:00. So we'll go ahead and get this meeting started. Nathan, would you take the roll, please?

**City Clerk Nathan Stanley** Council Member McPherson.

**Councilmember McPherson** Here.

**City Clerk Nathan Stanley** Council Member Biggs.

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.

**Council Member Biggs** Here.

**City Clerk Nathan Stanley** Council Member Laraway.

**Council Member Laraway** Yes.

**City Clerk Nathan Stanley** Council President Bruce.

**Council President Bruce** Here.

**City Clerk Nathan Stanley** Mayor Stear.

**Mayor Stear** Here.

## 2. Invocation

## 3. Pledge of Allegiance: Mayor Stear

*(Timestamp 00:00:57)*

**Mayor Stear** And if you'll join me for the pledge of Allegiance.

**Multiple Speakers** I pledge allegiance to the flag of the United States of America and to the Republic for which it stands, one nation under God, indivisible, with liberty and justice for all.

## 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 00:01:20)*

A. Regular City Council Meeting Minutes Dated March 19, 2024

B. Accounts Payable Dated March 28, 2024, in the amount of \$528,617.95

C. Findings of Fact & Conclusions of Law

1. Case No. 23-08-AN (Annexation) Lot 3 Block 3 Avalon Orchard Tracts Amended

D. Resolutions

1. Resolution R24-2024

A RESOLUTION OF THE CITY COUNCIL OF KUNA, IDAHO:

- PROVIDING RECITALS AND FINDINGS; AND
- APPOINTING A NEW COMMISSIONER TO SEAT NO. 3; AND
- DIRECTING THE CITY CLERK; AND

- PROVIDING AN EFFECTIVE DATE.

2. Resolution R25-2024

A RESOLUTION OF THE CITY COUNCIL FOR KUNA, IDAHO APPROVING A PERFORMANCE BOND BY HUBBLE HOMES LLC, FOR SERA SOLE SUBDIVISION FOR UNCOMPLETED WORK FOR FENCING PURSUANT TO THE TERMS OF THIS RESOLUTION.

3. Resolution R26-2024

A RESOLUTION OF THE CITY COUNCIL FOR KUNA, IDAHO APPROVING A PERFORMANCE BOND BY HUBBLE HOMES LLC, FOR SERA SOLE SUBDIVISION FOR UNCOMPLETED WORK FOR FENCING PURSUANT TO THE TERMS OF THIS RESOLUTION.

4. Resolution R27-2024

A RESOLUTION OF THE CITY COUNCIL FOR KUNA, IDAHO APPROVING A PERFORMANCE BOND BY HUBBLE HOMES LLC, FOR SERA SOLE SUBDIVISION FOR UNCOMPLETED WORK FOR LANDSCAPE PURSUANT TO THE TERMS OF THIS RESOLUTION.

5. Resolution R28-2024

A RESOLUTION OF THE CITY COUNCIL FOR KUNA, IDAHO APPROVING A PERFORMANCE BOND BY HUBBLE HOMES LLC, FOR SERA SOLE SUBDIVISION FOR UNCOMPLETED WORK FOR STREET LIGHTING PURSUANT TO THE TERMS OF THIS RESOLUTION.

6. Resolution R29-2024

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF KUNA;

- Setting Forth Findings; and
- Adopting the “2024 City Pressurized Irrigation Reimbursement Policy”; and
- Directing the City Clerk; and
- Setting an Effective Date.

7. Resolution R30-2024

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF KUNA;

- Setting Forth Findings; and

- Adopting the “2024 City Potable Water Reimbursement Policy”; and
  - Directing the City Clerk; and
  - Setting an Effective Date.
8. Resolution R31-2024

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF KUNA;

- Setting Forth Findings; and
- Adopting the “2024 City Sewer Reimbursement Policy”; and
- Directing the City Clerk; and
- Setting an Effective Date.

**Mayor Stear** Alright. Thank you. So, the first item is the consent agenda.

**Council Member Laraway** Recess already.

**Mayor Stear** Recess while he sets his car alarm.

*[RECESS AT 00:01:33, END RECESS AT 00:02:15]*

**Mayor Stear** Alright, first item is the consent agenda. Questions or comments or anything you want for discussion?

**Council President Bruce** Last call, you guys good?

**Council Member McPherson** I’m good.

**Council President Bruce** I’ll make a motion that we approve the consent agenda as published.

**Council Member McPherson** Second.

**Mayor Stear** Motion is made and seconded. Any further discussion? Nathan, would you poll the Council?

**City Clerk Nathan Stanley** Council Member McPherson.

**Councilmember McPherson** Yes.

**City Clerk Nathan Stanley** Council Member Biggs.

**Council Member Biggs** Yes.

**City Clerk Nathan Stanley** Council Member Laraway.

**Council Member Laraway** Yes.

**City Clerk Nathan Stanley** Council President Bruce.

**Council President Bruce** Yes.

**Mayor Stear** And that motion carries.

*(Timestamp 00:02:24)*

**Motion To:** Approve the Consent Agenda

**Motion By:** Council President Bruce

**Seconded By:** Council Member McPherson

**Further Discussion:** None

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

**Members Voting Nay:** None

**Members Absent:** None

**Approved Via:** Roll Call Vote

**4-0-0**

## 5. Public Comment

*(Timestamp 00:02:53)*

**Mayor Stear** Alright. We will start with the week of the young child proclamation.

**Council President Bruce** You... you have public comment.

**Mayor Stear** Oh, I'm sorry public comment. I missed that one. Is there anybody who wishes to address the Council?

## 6. External Reports

*(Timestamp 00:03:12)*

A. Week of the Young Child Proclamation. Mayor Stear.

**Mayor Stear** Okay. Alright. Now we'll go to the 'Week of the Young Child' Proclamation and we have some representatives here tonight.

Whereas the Idaho Association for education of Young children, Idaho AYAK is celebrating the week of the young child April six through 12/20/24. And whereas we are working to promote and inspire high quality early childhood experiences for our State's youngest citizens. That can provide a foundation of learning and success for the children in Kuna and teachers.

And whereas teachers and others who work on their behalf of the young children, birth through age 8, who make a difference in the lives of young children and deserve thanks and recognition.

And whereas public policies that support early learning for all young children are crucial to young children's futures and to the prosperity of our society now, therefore I just, dear Mayor of the city of Kuna, ID do hereby proclaim April 6 through 12, 2024, as the week of the young child.

And do hereby recognize that when our community invests in early, early childhood education and educators, we also invest in our children and families.

Did you want to come up and say anything or?

**Unknown Speaker** If we could just get a picture...Smile

*[Laughter]*

**Mayor Stear** Okay.

**Council President Bruce** Thank you.

**Mayor Stear** We have your Proclamation right here.

**Council President Bruce** Thank you for what you do.

**Mayor Stear** Thank you so much. And I do appreciate the Kuna School District's efforts in working through that and we were one of the first ones to have kindergarten and full time kindergarten and this really... I've been I've been really impressed with the program that they've started here in Kuna. It's been very helpful.

**B. Grange Month Proclamation. Mayor Stear.**  
*(Timestamp 00:05:39)*

**Mayor Stear** Next, we have Grange proclamation.

Whereas the Grange strengthens individuals, families and communities through grassroots action, service, education, advocacy, and agricultural awareness.

And whereas the Grange has played a major role in the development of rural America and passage of important legislation during three centuries.

And whereas the Grange of the 21st century continues to be an active force in thousands of neighborhoods across the country, creating connections between people, communities, and organizations, even through periods of social unrest and disruption.

And whereas the Granges are committed to the development and potential in families, children, youth, and adults of all ages through dynamic programs and experiences that educate and engage and enrich lives.

And whereas the Grange emphasizes civic responsibility and the involvement of people in the legislative process, cultivating connections between citizens and their government.

And whereas the Grange offers opportunities for civil discussions among people of all viewpoints and opinions, serving as a safe haven for exploring important social and legislative issues of the day.

And whereas the Grange strengthens hometowns through volunteerism, community support and legislative action, building up rural America for benefit of all who lived there.

And whereas the Grange motto is essentials unity in non-essentials, liberty in all thing's charity has guided the grains mission through the advocacy community service and openness to all.

And whereas Grange members everywhere wish to celebrate and express their pride in the legacy of their highly respected organization.

Now, therefore, I Joe Stear, Mayor of the City of Kuna, do hereby proclaim April 2024 to be Grange month in the City of Kuna, Idaho.

We have any representatives here from the Grange?

C. Idaho Humane Society Presentation. Leann Gilberg.  
(Timestamp 00:08:01)

**Mayor Stear** Alright. Next, we have a presentation from the Idaho Humane Society, Leanne Gilbert.

**City Clerk Nathan Stanley** You can control the screen with your mouse. If you just want to scroll through, presenting.

**Leann Gilberg, Idaho Humane Society** *Here we go.* Good evening, Mayor Stear, and members of the Council. My name is Leanne Gilberg. I'm the Chief Financial Officer for the Idaho Humane Society. Also here this evening is our Chief Executive Officer, Doctor Jeff Rosenthal, our Director of Animal Control Services, Craig Nixon, and our Chief Operating Officer Chris Schaefer.

Thank you for having us this evening. We're proud to serve the citizens of Kuna, and we value our relationship with your city. We also value the positive working relationship we have, our officers with your officers. So, thank you for that too. I wanted to start by just giving you a bit. Look just a little bit of information about what we've been up to at the Idaho Humane Society this year. We saved 9,636 pets. That's the save rate of 94% for dogs and 95% for cats. And those numbers allow us to call ourselves a no kill shelter. We reunited 14164 lost pets with their owners and spayed or neutered 9833 pets, preventing unwanted litters. We provided veterinary care to 10,418 privately owned pets from predominantly low-income owners. In our public veterinary hospital and we supplied over 68,000 lbs. of food to economically challenged families and Meals-on-Wheels recipients so that they could keep their pets in their homes. The majority of these efforts were funded by donor funds not coming from the animal control contracts. We account for those separately, but we thought we might just like to see some of the good things that we are doing at the Idaho Humane Society.

Specifically related to Kuna, we responded to 352 calls or incident responses. We only issued 6 citations for animal code violations, and that number probably seems pretty small, but we take the approach of community policing. We want to solve problems with the owners for the best outcome for the people and their pets. We don't issue a citation unless it gets to that point. We warn, we educate, and try to take other pathways and you can see by some of the other numbers

that we have here we issued 44 letters and warnings for barking dogs, 21 letters for dogs at large, 35 warnings for other animal code violations, and our officers educated versus sighted 100 times. That all being said, we did handle 496 animals from Kuna and impounded 352, but we were able to return 99 of those lost pets to their owners.

Just to give you an idea of some of the animals that we see, these are just an example of the many animals. One of the ways that we get animals brought into us from Kuna is through our animal control officers. This is Holly, she was a 7-year-old blind dog who was picked up by an animal control officers astray. She was able to be reunited with her owner in seven hours. So, this little blind girl got home very quickly. Then we have Ozzy. The police actually dropped him off with us and after holding him for the requisite period, he went unclaimed. So, we went ahead and neutered him and vaccinated him, microchipped him and put him up for adoption, and after two weeks in our care he was sent to his forever home.

We also get animals from your community through owner surrenders. Sometime owners just have to give up their pets and this particular girl, Bella was surrendered because her owners were moving. But before we could put her up for adoption, she had to have a tail amputation because her tail was injured. So we were able to provide that medical care for her through grant funding that we have. That money doesn't come from the animal control contracts. It's for medical cases that we take care of in our public and our shelter, medical clinics for animals under our care. She was with us for about a month and a half. By time, she recuperated and got adopted. But she did happily get put into her forever home. And then there was poor Leonidas. He was brought in by animal Care and control officer. He had sustained multiple punctures along his abdomen. His and his hind legs. He had a broken pelvis. We think he was probably attacked by another animal. So we were able to fix him up. We used, once again, used our grant funds and repaired some hernias, did an FHO, did a dental. He spent some time in foster and then was happily adopted.

So as you can see, we get animals from the Kuna community from a number of different intake channels, as a result of our contract with you all. As you probably know, we provide animal control services to pretty much everybody in Ada County with the exception of Garden City, with whom we only have a sheltering agreement. In relation to the big picture, Kuna's population accounts for 5.8% of the population that we service in 2023. The calls we responded to for Kuna represented 5.9%. The fees that Kuna is paying represented 5.1% of the total contract cost. So you can see there's a pretty close correlation between the calls and the population base of Kuna in relation to the total fees that we collect for the animal control service contracts.

*Sorry, just a second.* For fiscal year '25, our fee request is \$163,877. That is a 6.67% increase from this year fiscal year '24. But it is less than the total increase, which is 9% overall. So you are getting a little bit less of an increase in some of your other contracting agencies. We allocated the cost once again based on population and historical call volumes and historical allocation methodology. But as with every organization right now in in the past recent past, our costs continue to just continue to go up. We've seen, primarily due to continued pressure on our payroll and we are also hoping to add one additional animal control officer in fiscal year '25 because the number of people that we're servicing and the area that we're servicing just continues to grow.

That would obviously not be allocated all to China, 5% of it is all that's going to be allocated to China because you pay 5% of the total contract.

We've continued to increase our pay rates to try to be competitive for all levels of our employees from entry level to management and we continue to work to get our starting rates up to a good living wage, and we do our best to reduce and maintain our operating expenses to offset those higher personnel costs to the best extent that we can. The total animal control program for the whole county that we run it employs 41 FTE's for over half a million citizens. So it's fairly efficient we think. And that's count accounts for about a third of our workforce. So about a third of our employees work in the somehow related to the animal control program and that covers not only the enforcement but also the animal care, veterinary care for like the basics when they come in, not these extensive surgeries; customer service representatives that deal with people who come in to drop off an animal or redeem an animal, and then also our dispatchers and administration, payroll, HR, that kind of stuff. So, payroll and personnel costs are the biggest chunk of the animal control program cost. It accounts for those costs count for 75% of our contract costs. Since 19... since the fiscal year '23 budget was prepared, so two years ago, just to give you kind of a feel, salaries for veterinarians have increased over 20% and technicians have increased 15%. Animal control officers have increased over 13%, shelter staff have increased 12% and the majority of these positions still pay under \$20.00 an hour, so I included in the packet that we sent you... *oops went too far....*

**City Clerk Nathan Stanley** I'll get you back, one second.

**Leann Gilberg, Idaho Humane Society** Copy. Sorry. I'm just trying to go to the second to last slide. In the packet that was included the... page 14 included a history of our payroll pay rates by position for the major positions and it showed you a five-year trend and you can see that you know many of those positions. Five years ago we were paying \$10.00, \$11.00 an hour and now in order to hire people on average, you know we're at \$15.00 an hour for some of those similar positions. So, I just wanted you to all see that. I know you got it ahead of time and see how much of it you know increase we've had because McDonald's is paying \$15.00 an hour. We can't hire somebody for \$10.00 or \$11.00 an hour anymore.

And then just finally one other thing, I wanted to just touch on is our animal control training program. Our training program for our officers is very important to us. So, it's something we've continued to develop. And Director Nixon has made another improve... more improvements to that just in the time that he's been there. Our field training for officers starts with 8 to 10 weeks with an experienced animal control officer, what we call a field training officer. Then once they're on their own, they progress through what we call NACO or the National Animal Control Association, level 1, and level 2 certifications online. They also are assigned online continuous education classes, and Director Nixon started an in service training with the Ada County Prosecutor's on a monthly basis, which has been incredibly helpful. And then they have biweekly team meetings that include training for such areas as report writing, policies and procedures, or whatever the hot topic at the time might be.

So, we're doing our best to try to provide high quality service for you all at what we think to be a reasonable rate and we do value our relationship with you and hope that you see the value that we provide to your community and we thank you for your time this evening. I'm happy to answer any questions.

**Mayor Stear** Okay, questions?

**Council President Bruce** I don't have any. Thank you.

**Mayor Stear** Yeah. Thank you so much. I mean that's a... that is a job I could never do. So, I appreciate all of you and your efforts and the work and it's it really has been good. Now the working with the Police Department and happy with response times and things like that. So, thank you and bless you.

**Council Member Laraway** May I add something?

**Mayor Stear** Yes.

**Council Member Laraway** I mean, I have something another thing I've got to tell you from experience. We used to have to catch the dogs and put them in the right around in a car with us because we had no place to take them because we weren't under a contract and we put them in a makeshift kennel behind Paul's and kept calling it. We spent hours and hours of man resources trying to locate the owners for these dogs. So, thank you.

**Leann Gilberg, Idaho Humane Society** We appreciate that you appreciate our services and we enjoy providing that service for y'all.

**Mayor Stear** He used to be with Kuna Police.

**Leann Gilberg, Idaho Humane Society** I can tell.

*[Laughter]*

**Mayor Stear** I figured you picked up on that. Alright. Well, thank you so very much.

*[Applause]*

## **7. 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 00:21:03)*

- A. Case Nos. 23-01-OA (Ordinance Amendment) – The City of Kuna requests consideration from the City Council for an Ordinance Amendment to combine Title 5, Zoning

Regulations and Title 6, Subdivision Regulations into one Development Regulation Title.  
Doug Hanson, Planning and Zoning Director **ACTION ITEM**

<https://kunacity.id.gov/DocumentCenter/View/8920/CASE-NO-23-01-OA-ORDINANCE-AMENDMENT-PACKET-04022024-PDF>

*Open Public Hearing*

*Receive evidence*

*Consideration to close evidence presentation and proceed to deliberation*

**Mayor Stear** Alright. That takes us to case numbers, 23-01-0A ordinance amendment. The City of Kuna requests consideration from the City Council for an ordinance amendment to combine Title 5 zoning regulations and Title 6 subdivision regulations into one development Regulation title, Doug Hansen.

**Planning and Zoning Director Doug Hanson** Good evening, Mayor, and Council. For the record, Doug Hanson, Kuna Planning and Zoning, 751 W 4th St. Kuna, Idaho 83634. Case #23-01-OA ordinance amendment to combined title five and six of Kuna City code was remanded back to the Commission by the City Council on October 17th, 2023. After the public hearing had been closed at the request of a citizen to submit additional testimony for the record. At this point, the application timeline is as follows: A public open house was held on April 5th, 2023, Planning and Zoning Commission had public hearing number one on June 13th, 2023, There were no there was no in person testimony; planning and zoning Commission, public hearing number two was held June 27th, 2023. There was no in person testimony. The Commission recommended approval of the ordinance amendment to the Council; City Council public hearing number one was held September 5th, 2023. One individual provided in person testimony. City Council public hearing number two was held on September 19th, 2023. Three individuals provided in-person testimony. The public hearing was then closed. At the City Council meeting on October 17th, 2023. The ordinance amendment was remanded back to the Planning and Zoning Commission, for a third public hearing. That was held on November 14th, 2023. Three individuals provided in-person testimony. The public hearing was then closed. At the Planning and Zoning Commission meeting on December 12th, 2023, the Commission recommended approval with the proposed changes as outlined in exhibit 2.22, which can be viewed beginning on page 295 of the packet or through the application material link and Staff's memo under application items. This brings us to the City Council public hearing #3 this evening.

With the exception of the changes proposed by the Commission for lot splits, there have been no other material changes to the ordinance amendment since City Council was provided the application materials linked via e-mail on November 13<sup>th</sup>, 2023. Staff would request one additional change to the lot split section on the record. Section proposed 59-602 (A)(12) reads "Maximum number of parcels created the maximum number of parcels that can be created from contiguous original tracks submitted under a single application is 5 if more splits than this amount are intended from original and contiguous tracts. That action shall occur through the city subdivision process." Five lots was initially proposed to create uniformity in the max number of

parcels that could be created by way of both combination plats and lot splits. However, it was brought to the attention of staff through our public testimony that this could cause issue in determining which property owner had the right to file an application for a final available split when separate property owners are involved. Staff would propose that the maximum number of parcels created under a single lot split application when two contiguous tracks are involved, be changed back from 5 to 6, as currently permitted under existing city code. With that, I will stand by for any questions.

**Mayor Stear** Okay, questions for Doug?

**Council Member Laraway** Not at this time.

**Council Member McPherson** Not yet.

**Council President Bruce** Not at this time. Thank you, Doug.

**Mayor Stear** Alright, this is a public hearing, is there anybody who wishes to testify that didn't get a chance to sign in? *It's right there on the clip.* Alright, we will go ahead and start with Anne Valentine. If you would just step to the mic and make sure the green lights on by pushing the base.

**Anne Valentine** Okay.

**Mayor Stear** And state your name and address for the record, thank you.

**Anne Valentine** Anne Valentine, 5905 N Stafford Lane, Meridian, Idaho 83646. I am the sales manager for Tresidio and I feel like I have no backups right now and then I might have my house *TP'ed* after I come here and talk about this. But I'm here to talk to one part of this proposed change and that is the lot coverage change. We at Tresidio currently are having to reevaluate all of the product that we are putting down on the lots because in R-4 and R-6 the patio, the covered patio, the garage and the home can only account for 40% of the lot. This is problematic for the demographic, our demographic, which 85% of them are empty nesters with no children and do not create any public burden to the school systems. They are high taxpayer base and they raise property values. And we are in favor of you changing it to even something like 50% or not even counting in covered patios that would allow us to continue to put in products... product like the product that is already existing in Lugarno Terra. That subdivision is at Deer Flat and Hubbard. You may not be familiar with it, but it is all primarily one story, large garages, nice patio homes that have nice values that have high values to them. We would like to continue this product instead of being forced to put two-story homes, that cater to a demographic that will put a burden on the school system and also, my bosses wanted to make it clear that because of the affordability issues, the land developers are making the lots smaller and smaller and this is going to affect what type of taxpayer and home product that is continued to be built in Kuna. Even if it doesn't pass tonight, because when I signed in, I think I was the only one that was in favor of testifying for it. Again, we would just implore that the Council and the Mayor consider changing the ratio on R-4 and R-6 to 50% or not include covered patios so that we can continue to put in like product and protect home values.

**Council President Bruce** Thank you.

**Mayor Stear** Alright, thank you very much. Cindy Giesen.

**Cindy Geisen** Good evening, Mayor Stear, Council President Bruce, and Council Members. My name is Cindy Geisen and I live at 1363 S Ash Ave. Kuna, Idaho. And I'd like to say I'm strongly opposed to case 23-01-0A, which is an immense, complicated, and non-transparent effort to change Title 5 and Title 6 of our official Kuna City Code. Most definitely our Kuna City Code needs updating and some nice clean up corrections and improved wording of our current titles has been included in this proposed.... This proposal and then I recognize that and I appreciate that. However, the way this 361-page omnibus code changing 23-01-0A case is being moved through the... our hearing process is in my opinion, disrespectful and not appreciated. Typically our ordinances are less than 10 pages, sometimes up to 40. They usually address only one topic or one sentence of section of a chapter at a time. With that method, the ordinance is easy to read, investigate, and understand. Wise and informed decisions are made that way. For case 23-01-0A, none of this can happen and we should quit wasting our time trying to fix it. Every time a new issue comes up, there's going to be somebody up here standing like this last lady that has something else they found. It's too big.

Fortunately, if this is denied, the efforts that went into the proposal of the rewrite, the combining additions, and extractions of our Title 5 and 6 code will not be wasted. I suggest that everyone involved, regroup, and include citizens chosen and choose topics related. Let's see I suggest that everyone involved regroup and include citizen chosen topics related look like local community advocates bringing the citizens into the process and I'm happy to volunteer to do that because I put in more than 120 hours looking at this thing since September, so I've learned a lot. I've submitted my written case testimony, which I'd like to ask if you could submit into your record. Should I wait? And in that I have I have three main objections. Now, if you've looked at my testimony in the past, I continue to add to it because this is a never-ending process. When you take these many issues and try to shove them into one ordinance, it's... So my main my main problem is that there's been a lack of... let me see. The lack of providing the basic code change goals. At the very beginning of this, we've never received a comparison of the original titles. And a cross reference that "Hey, I changed 5-1 and now it's called 7-23." Okay, so we can't compare ourselves. So it's almost impossible. The other thing is the process issues. There's been a lot of issues in the process. And...

**City Clerk Nathan Stanley** Cindy, that's your time if you could wrap up.

**Cindy Geisen** Okay, so in the list there's a table and I've kind of compiled things to support that. Many of our hearings were worthless, and so we really haven't had that much time to testify. I request that you deny this process and we start over. Thank you.

**Council President Bruce** Thank you, Cindy.

**Mayor Stear** Next, I have signed up to testify, Beverly Wolf.

**Beverly Wolf** Beverly Wolf, 3420 W Commemoration Ave. This ordinance is a monster. I didn't have all the months that everybody else has that I guess to look at it, but I started diving through

it and the first thing that comes to mind is 'words matter.' So, I appreciate your time and being able to speak to you because there's been so much as Cindy referred to as far as cross referencing, I figured it out today. It's like, oh, you have to look through this many levels to find the one that corresponds to, okay, it takes hours to go through even small sections. So, since I don't have a lot of time, I thought I'd just bring one to your attention, which I thought was interesting, that just in parking regulations, there was a change made. It used to be under Chapter 9. I forget what chapter it's under now, but it doesn't matter. It's under the parking regulations and that a single-family home used to have two parking units for each dwelling, a studio apartment used to have two and one for a visitor. So, those are still consistent. That work is interesting is 2 bedrooms used to have two, I believe it's 2 units that this wording here is confusing, but now the regulation says you're going to have 2 1/2 per unit. How does that work? How do you give 2 1/2 parking units to 1 two-bedroom apartment? Is it an average? I mean when you start looking at details like that, it's kind of funny. Then you go down to public areas like the swimming pool and it used to be a designation of 300 square feet, so one for each 300 square feet of floor area on a unit. Now it's up to five. So does that mean it's a shortcut for the developers? Codes like this are complicated. I get it. I mean why you're calling it no longer Title 5, which was zoning regulations and subdivision regulations, and now you're calling it Development Regulation Title. That hits me a little weird because. Whose code is this? Who's it written for? It doesn't sound like it's written for 'We the people.' It sounds like it's written for 'Them the Developers,' and not all of them are tax paying citizens. Thank you.

**Council President Bruce** Thank you, Beverly.

**Mayor Stear** Thank you.

**Mayor Stear** Then I have Sid Arnold.

*[Unintelligible]*

**Nathan Stanley** Yeah, I'll do it.

**Sid Anderson** Since no one else stood up, I assume that's me, Sid Anderson.

**Mayor Stear** Oh, I'm sorry.

**Sid Anderson** That's fine. I wrote it really quick and my handwriting isn't very good anyway. Mayor Stear, Council Members. Sid Anderson 2500 E Rockwalls lane. I'm actually here in support of what's being proposed. I did read all of the code changes that were proposed prior to the last meeting that you had on it, and my only issue was the lot split ordinance in which we discussed at length and you proposed some changes. Those changes have been made. The only issue I had with them was that there was 5 splits and rather than 6 and Director Hanson has laid out that he proposed changing that back to 6 and thus I support what is currently being proposed. Thank you.

**Council President Bruce** Thank you, Sid.

**Council Member McPherson** Thank you, Sid

**Mayor Stear** Thank you, and that's all I had signed up that mark, the testify box. Is there anybody else who wishes to testify that didn't get signed in? Alright. And so just for the record, I think. There were actually 2 signed up to testify, and there are actually 2 signed up in favor, 2 neutral and 16 opposed...Are we going to take a minute to sift through all this?

**Council President Bruce** Do you want to take a recess and read this or you want to sit here?

**Mayor Stear** What's that?

**Council President Bruce** Do you want to take a 5-minute recess so I can read this or you just want to sit here and read it?

**Mayor Stear** This is actually the last thing that we have on the agenda, I believe so.

**Council President Bruce** Okay.

**Mayor Stear** Oh, we do have an ordinance at the end.

**Mayor Stear** While they're going through some of that, Doug, did you want to address the Patio Lot Coverage?

**Planning and Zoning Director Doug Hanson** Sure, For the record, Doug Hanson, Kuna Planning and Zoning in this proposal for both the R-4 and the R-6 zones staff, is proposing to just remove the maximum lot coverage component of the official dimensional standards table but retain the same setbacks. So a 20-foot front yard setback, 15-foot rear start yard setback, and 5-foot side setbacks as they currently exist code, one of the number one concerns and complaints we hear as a staff from private property owners is once these homes are built and they're built out to the 40% lot coverage after the fact, individual homeowners can't come in and put up patio covers or request to do additions to the structure itself because they're limited by that 40% lot coverage. So, rather than convolute the code with just allowing for patio covers, we chose to propose that we remove the maximum lot coverage and just ensure that all of those building envelopes are retained within the setbacks as they currently allow by city code.

**Mayor Stear** Good. Thank you.

**Council Member Laraway** They don't give a copy of this. What time did Doug get a copy of this?

**Council President Bruce** Mr. Mayor, can we take a quick recess so I can use the restroom?

**Mayor Stear** Sure. Dan, did you bring your guitar? Maybe you could provide some entertainment.

*[RECESS AT 00:49:34, END RECESS AT 00:53:05]*

**Mayor Stear** Alright, are you ready for discussion?

**Council President Bruce** I make a motion that we close evidence presentation and move to deliberation.

**Council Member McPherson** Second.

**Mayor Stear** Motion is made and seconded. Is there any further discussion? All those in favor say 'aye.'

**All Council Members** Aye.

**Mayor Stear** Any opposed? Motion carries.

*(Timestamp 00:53:09)*

**Motion To:** Close Evidence Presentation and Move to Deliberation

**Motion By:** Council President Bruce

**Seconded By:** Council Member McPherson

**Further Discussion:** None

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

**Members Voting Nay:** None

**Members Absent:** None

**Approved Via:** Voice Vote

**4-0-0**

**Council President Bruce** You want to start?

**Council Member Biggs** Why not? So, at least 80-, 85% of the document is a lot of just grammatical and minor changes, which I applaud Doug for the painstaking detail that he's gone through on this. The rest is still, the similar issue to the last time we talked about this is if I don't fully understand or fully grasp, I've been taking notes all weekend on just things that have come across my mind in reading this because it is so big that I do kind of like the idea of maybe pump the brakes and break this up into smaller sections where there's... Any changes that don't have to deal with minor grammatical changes? Because if I don't fully understand some of these, how do I expect for citizens to?

**Council President Bruce** We're going to apply it to them, you know.

**Council Member Biggs** Sir.

**Council President Bruce** Mr. Greg?

**Council Member McPherson** It's a lot, it's, but it's what we directed staff to do, right? We've had eight public hearings, one open house, one re-notice due to an error in posting. Good find, Cindy. And you know we've rehashed and rehashed and rehashed it at multiple meetings that no one showed up for. Whatever. And here we are. We're trying to get something going and it seems like every time we get momentum then we tell staff "stop, never mind, we want to do something different." So I mean, we can always change stuff later, but we've made it this far. It seems like we get it to a point, and then all of a sudden, oh, we got to change everything again. I don't think it's to the point we need to start and rewrite the book again, we. We move forward and if there's something that doesn't work, we change it again. It's that simple. That's just my thought.

**Mayor Stear** I think one of. The biggest issues is combining 2 title sections. So, there's really no way to bite off a little bit of that at a time and combine the two sections. So, I think that's the issue here with this and This is why this one is actually bigger than what we normally do, but just combining those two sections requires two full sections of discussion.

**Council President Bruce** Mr. Laraway?

**Council Member Laraway** I got a couple things up, yeah. Reading the information that was provided to us. To me, reading it, it has a lot more to do with our process of disseminating information. It doesn't have that much to do with the entity subject matter. So I don't know how to address this other than yeah, it's really, really big. That the information is not getting out to the citizens and their opinion. And it's but... I also look at the when we're when we're creating something like this to create a community in a city. We have to be smarter than the fox and when the developers come in and they have lawyers, they have big departments that chew these things up. And I like the way it's spelled out. It's... There's more content. But I think we need that to defend ourselves for growth. It's just the way I see it. I know we have to protect ourselves and I know to me, it's simple enough if a regular citizen comes in and says I want to do this. You can tell them "Here's what you have to do." It's a simple communication thing. I don't expect the average citizen to sit down and decipher and read all of this title and try to understand it when it doesn't really pertain to their daily life. We're trying to create a guide that gives us information when developers come in and they want to do X, Y, and Z. Is X, Y, and Z allowed in our title or our codes? That's the way I look at it. I'll shut up.

**Mayor Stear** Okay.

**Council President Bruce** I think you guys have kind of...

**Council Member Laraway** I'm sorry?

**Council President Bruce** Said, you said you've said most of the stuff that I had the opinion on. It's a lot. We've had a lot of time to do it.

**Council Member Laraway** I respect all the work she put into this.

**Council President Bruce** Yeah, it's. It's been great. I think a lot of the time seeing where it changes, seeing it on one side where this is what we're doing, this is what we changed. It's why we changed it. That I think for the future that would be easier for the community to understand what we're doing.

**Council Member Laraway** Yeah. And I don't, I don't know if a lot of people understand why we make changes is because something was done and it didn't go in our favor to the benefit of the community. So we had to create something to for the protection. That's what these are for. I think Doug and his staff did a great job. Yeah, and it's not just a good job. You did. I have to go in and say all the deflection you were given all the way down for a year to get this done. Thank you.

**Council Member McPherson** Especially from the two on that side of the bench. It was all then done.

**Council President Bruce** You have a motion?

**Mayor Stear** Marc, did you have something?

**City Attorney Marc Bybee** To the extent that Mark Bybee, City Attorney just to the extent like to kind of offer some context of to the motivation behind why it was presented in such a large document. When you go about editing code, you can't treat any section as a silo, right? It's not like one section of code, it exists independent of all the others, and it doesn't matter what you do there, it won't impact the others. And what can happen over time, and this exists in code. I'm not going to be able to go on precise examples because the last I reviewed this, it's been over a year ago. That's how long this has been, you know since it's we went through the edits. But when you make changes sometimes to just a section, it creates a section that like inconsistencies throughout the whole title. If you if you will because you didn't change everything that you know that needed to be changed. And so, I can tell you from doing this for multiple cities that sometimes I'm asked for a change and it's like, well, good example is actually for the city of Kuna. I was asked to make a change to some animal control ordinances, this has been Four years ago probably. And there's one problem that wanted to be fixed, and it created a trickledown effect that I'm mayor. I remember you having to read the summary of the bill and you didn't or the ordinance. You didn't like it because you're up there reading the long caption because it has this trickledown effect, and so. The idea and presenting it in this way is it's, you know, you're able to address it as a as a lump sum and go through and catch those changes and make them code wide and make them consistency. Because if you do look on Municode, which is where your code is maintained online, you'll see like years after some individual sections, you have many that are as old as 1977. That was the last time that was actually looked at, that section. You have some. As recent as 2023 that it's been looked at. And so you've had like spot changes is kind of how it's been done historically and it overtime it grows and you know have consistency problems. And so when this started, it started Jason's last name is Hellman. I'm trying to remember now, right? Is Jayce Hellman the prior planning director before Doug was appointed, he started the process he worked on it with Bill Gigray from my office was the first draft. Another Attorney that's not at our office anymore. She's now at the attorney general's office. We helped midway through interview. Her name is Andrea Nelson and doing a lot of the reviews and edits. Then ultimately, I was the final reviewer and editor from our office. I think our office probably has between 120 and 150 hours in review time into this doc.

So it wasn't just done, you know, off the cuff and without thought. The problem is it's taking now so long since our review to get to here. It's been a year since at least a year since I've looked at it, right? It's taking that long to get through the process and so that's some of the methodology. Some of the background and code edits are difficult. They just are. But the idea here and bringing it together as one is, let's try and actually make something that works cohesively. Now, I'd love to say we nailed it perfectly, but I guarantee at some point we're going to find something said, 'wish we would have done that different' and we'll do those, you know, work those out, but that's the nature of State Legislation, too. It happens, they adopt something that starts to get applied and you're like okay, now, now we see in that circumstance that section needs a little work, but we could try to kind of create a whole system here and bringing this this way. So I

don't know to the extent that offers any clarification, I just wanted to give some background on how we got here and why it was approached in the manner it was.

**Council President Bruce** I think the biggest issue for me was just making sure that we continue to have the public hearings here, which we addressed. The lot splits for people who want to develop their land in smaller, you know, not the big developers who come in like you say Who ball through it, but also the average Joe has a couple of acres he wants to develop. It was important to make sure that that they have protections, as well. So, that's all I have to say. I'll entertain a motion if you guys have one.

**City Attorney Marc Bybee** As far as a recommendation for motion would be to approve the language changes I this is not proposed in an ordinance format. I think it still need to come, you know, for a later Ordinance reading and put into ordinance format to be formally adopted, it doesn't have an ordinance number assigned yet, so.

**Council President Bruce** We'll approve all the updates and then it will come back to you for review.

**City Attorney Marc Bybee** Yeah, just come, come in to basically to make it look like an ordinance.

**Council President Bruce** To take the red lines out, and...

**City Attorney Marc Bybee** Yeah, put it and because the way it would be right, I'd write in the ordinances. Sometimes you have ordinance changes that are just like it's a, you know, paragraph. You're striking out this language adding and this this one would be repealing titles 5 and 6 and replacing it with this new title is how would be proposed. And so you'd have new language. But right now it's just not formatted like an ordinance, so it'd be approving the language changes with Doug's proposal. Additional proposals, if you're going to do that, but then we'd actually need to come with the ordinance later.

**Council President Bruce** And we'll see that before it comes back to you?

**City Attorney Marc Bybee** Yes, it would be the language that's been approved or not. It's not a chance to go for us to go and make a whole new thing. That's not what's happening.

**Council President Bruce** No, no. I just want you know, so that we can read it. It to make sure.

**City Attorney Marc Bybee** Yes.

**Council Member Biggs** And I'm not saying I oppose this in principle, by any means. I mean this is work. It's the wise and some of them. Is there something you know what's driving it from someplace else, state code, that sort of thing in the track changes. That's why I had asked if there were comments on the OR the why's between....

**Council President Bruce** Oh, I think it was something that would be helpful. I mean, we've read it for a year.

**Council Member Biggs** And I'm not. Yeah, I'm. I'm not an expert by any means, but those why's would be helpful for me I guess in in that in that regard.

**Council Member McPherson** Well, and like Marc said, we're going to find something that we go 'Why do we do that?' and we make the change, but for now this is what seems to be what needs to happen to work to control and to clarify things. That's my opinion.

**Council Member Laraway** You know, one of the things I look at is, this document is I'm going to call it, use the word dynamic. It's ever changing. Things have changed. In our society and in our communities since the first title 5 was created and now we have this new one and I'm gonna stick my foot out there and said this probably won't be the last change we see in the next 50 years because it's a growing document, everything gets added...

**City Attorney Marc Bybee** Sorry Marc Bybee, City Attorney, again. To that point, Councilman Laraway. So, I said that the year 1977, I pointed that out because LLUPA, the Local Land Use and Planning Act was adopted in Idaho, it was either in the '60s or '70s, I can't remember precisely. And so, then across the state there is this rush by all local jurisdictions to we have to get our zoning ordinances. We have to get our subdivision ordinances adopted. Right? That was basically the authority was granted by the State saying cities, counties you're in charge of planning and your boundaries now adopt your ordinances, and so then everybody is rushing to do it. And so when you see something from the '70s, you know that time period, it's an indication to me as an attorney when I see it that was the first... that was very likely the first stab at one of these ordinances by the City, right? And it's in a time where everybody's kind of adopting them. And so they're looking at, okay, you know, we have a few cities, bigger cities, like the bigger cities are the fastest, usually to adopt it. Let's look at what they did. And they're kind of, you know, copycat methods and then starting to figure it out. And so now gosh, 1977 is that. Anybody tell me how long exactly? I was ago 50-ish years. Are we getting just short of 50 are we just short of 50, is that right? Yeah, there we go.

**Mayor Stear** I graduated that year So, just stop right now.

*[Laughter]*

**City Attorney Marc Bybee** When's your 50<sup>th</sup> high school reunion? So there's a lot that is learned in the land use development process in that time. And I think we're trying to capture a lot of the lessons learned, if you will and updating the code. And I will also offer, I know there's concerns that this is tailored to the developers. I can tell you, as somebody who is heavily involved in the drafting changes, I didn't coordinate with developers on this. That wasn't who I was talking to us. I was talking to your planning director, that's who I worked with.

**Mayor Stear** Okay, so we have two changes that we're talking about. Is that correct? So we're going to, we're going to make a motion to make those two changes and then bring it back to Council for final approval, is that what the motion needs to be?

**Council President Bruce** For the coverage.

**Planning and Zoning Director Doug Hanson** A motion to approve the language and then we would bring back forward on an agenda the ordinance with an effective date to codify the changes. I don't think that necessarily needs to be in a public hearing, but this same language as approved this evening, if approved, we'll be back before you as the effective ordinance with an effective date.

*[Inaudible]*

**Mayor Stear** Okay.

**Council President Bruce** I do agree with John, though, about disseminating information. You know what being a year and some folks are just.

**Council Member Laraway** We can all do better at that.

**Council President Bruce** Yeah. You guys have a motion?

**Council Member McPherson** I would move we approve the language changes for Ordinance Amendment 23-01-OA and the Director's recommendations...

**Council Member Laraway** Second.

**Council Member McPherson** ...As well.

**Mayor Stear** We have a motion and a second. Any further discussion? All those in favor say 'aye.'

**Council Member Laraway** Aye.

**Council Member McPherson** Aye.

**Mayor Stear** Any opposed?

**Council Member Biggs** Nay.

**Council President Bruce** Nay.

**Mayor Stear** And that would be a tie; so I will vote aye on that motion, so that motion carries.

**Council President Bruce** I do want to say thank you to Cindy. She's putting a lot of work; more than I've ever seen, so.

**Council Member Biggs** I really appreciate the document.

*(Timestamp 01:09:50)*

**Motion To:** Approve the Language Changes for Ordinance Amendment 23-01-OA and Director's Recommendations

**Motion By:** Council Member McPherson

**Seconded By:** Council Member Laraway

**Further Discussion:** None

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

**Members Voting Nay:** Council Members, Biggs, Bruce

**Members Absent:** None  
**Approved Via:** Voice Vote  
**3-2-0**

*[Meeting Continues to Ordinances Item 9.A]*

**B.** Case Nos. 23-05-ZC (Rezone) and 23-06-S (Preliminary Plat) for Falcon Crest EAST Subdivision. Applicant requests Rezone and Preliminary Plat approval near the NEC of Kuna and Cloverdale Roads in Section 22, Township 2 North, Range 1 East. Troy Behunin, Senior Planner. *Due to a legal noticing error in the Newspaper, Staff request this item be tabled to April 16, 2024.*  
(Timestamp 01:12:33)

**Mayor Stear** Thank you for calling my attention back to that. Case number 23-05-ZC due to legal noticing error, the newspaper staff... in the newspaper, staff requests this item be tabled till April 16, 2024, if that would be the desire of the Council.

**Council President Bruce** I'll make a motion that we table case #23-05-ZC to a date certain of April 16th, 2024.

**Council Member Laraway** Second

**Mayor Stear** Motion is made and seconded, any further discussion? All those in favor say 'aye.'

**All Council Members** Aye.

**Mayor Stear** Any opposed? And that motion carries.

(Timestamp 01:12:55)

**Motion To:** Table Case # 23-05-ZC to a date certain of April 16<sup>th</sup>, 2024.

**Motion By:** Council President Bruce

**Seconded By:** Council Member Laraway

**Further Discussion:** None

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

**Members Voting Nay:** None

**Members Absent:** None

**Approved Via:** Voice Vote

**4-0-0**

*[Meeting Continues to Mayor/Council Announcements Item 11]*

**8. Business Items:**

**9. Ordinances:**

(Timestamp 01:10:52)

A. Consideration to approve Ordinance 2024-05 ACTION ITEM

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

- MAKING CERTAIN FINDINGS; and
- ENLARGING THE BOUNDARIES OF THE KUNA MUNICIPAL IRRIGATION SYSTEM BY THE INCLUSION OF ADA COUNTY ASSESSOR'S IDAHO B2R 53 LLC.; AND
- DECLARING WATER RIGHTS APPURTENANT THERETO ARE POOLED FOR DELIVERY PURPOSES; and
- DIRECTING THE CITY CLERK TO RECORD THIS ORDINANCE AS PROVIDED BY LAW; and
- DIRECTING THE CITY ENGINEER TO PROVIDE NOTICE OF THIS ORDINANCE TO THE BOISE~KUNA IRRIGATION DISTRICT, THE OWNERS AND UPDATE THE IRRIGATION SYSTEM MAP; and
- PROVIDING AN EFFECTIVE DATE.

*Consideration to waive three readings  
Consideration to approve Ordinance*

**Mayor Stear** Alright, that takes us to consideration of Ordinance 2024-05, an ordinance of the City Council, of the city of Kuna making certain findings and enlarging the boundaries of the Kuna municipal irrigation system by the inclusion of Ada County assessors, Idaho B2R53 LLC and declaring water rights of pertinent there are two are pooled for delivery purposes and directing the City Clerk to record this ordinance as provided by law, directing the city engineer and provide notice of this ordinance to the Boise-Kuna Irrigation District, The owners, and update the irrigation system map, and providing an effective date.

**Council President Bruce** Mr. Mayor, Case #23-O5-ZC, we needed to retable that one?

**Mayor Stear** Oh, I'm sorry. We'll come back to that, okay. If you don't mind since I blew past it, and I already read this.

**Council President Bruce** I make a motion that we waive 3 readings of Ordinance 2024-05.

**Council Member McPherson** Second.

**Mayor Stear** Motion is made and seconded all in favor say 'aye.'

**All Council Members** Aye.

**Mayor Stear** Any opposed? Motion carries.

*(Timestamp 01:11:59)*

**Motion To:** Waive 3 Readings of Ordinance 2024-05

**Motion By:** Council President Bruce

**Seconded By:** Council Member McPherson

**Further Discussion:** None  
**Members Voting Aye:** Council Members, Bruce, Biggs, McPherson, Laraway  
**Members Voting Nay:** None  
**Members Absent:** None  
**Approved Via:** Voice Vote  
**4-0-0**

**Council President Bruce** I make a motion that we approve Ordinance 2024-05, as published.

**Council Member McPherson** Second.

**Mayor Stear** Motion is made and seconded, and Nathan, would you poll the Council?

**City Clerk Nathan Stanley** Council Member McPherson.

**Council Member McPherson** Yes.

**City Clerk Nathan Stanley** Council Member Biggs.

**Council Member Biggs** Yes.

**City Clerk Nathan Stanley** Council Member Laraway.

**Council Member Laraway** Yes.

**City Clerk Nathan Stanley** Council President Bruce.

**Council President Bruce** Aye.

**Mayor Stear** And that motion carries.

*(Timestamp 01:12:11)*

**Motion To:** Approve Ordinance 2024-05

**Motion By:** Council President Bruce

**Seconded By:** Council Member McPherson

**Further Discussion:** None

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

**Members Voting Nay:** None

**Members Absent:** None

**Approved Via:** Roll Call Vote

**4-0-0**

*[Meeting Continues to Public Hearings Item 7.B]*

## **10. Executive Session:**

## **11. Mayor/Council Announcements:**

*(Timestamp 01:13:22)*

**Mayor Stear** We did have... so, Paul Stephens has retired and I will be interim public works director while we advertise and post that out. So, he provided as engineer and public works Director. So, we are looking for those positions most likely separately, but I guess it could be possible if we found that right fit to do it in one again, but so we've got those jobs posted and out on the website and I think we've already got some responses. So, hopefully we can get that handled pretty quick and. I have every confidence in our people out in public works to keep everything running smoothly and I think everything is going to go along just fine. There might be a couple of hiccups when it comes to some of the some of the stuff that needs to be accomplished as far as new things coming in, but we'll be able to keep up with what has come in and move things forward that way we have a Engineer of record on a temporary basis that will help us out and we do have an engineer with the qualifications to stamp plans and that type of thing. So, whatever their comfort level is, is where we'll go with that and then we'll contract out otherwise. So, hopefully won't be too big of an issue to get taken care of so.

**Council President Bruce** It's a good spot; somebody will fill it.

**Mayor Stear** Yeah. So, anyway.

**Council President Bruce** I had one other thing.

**Mayor Stear** Yes, go ahead.

**Council President Bruce** The Middleton Planning and Zoning approved the...I guess it was a school related ordinance that we talked about where it if the schools at a certain capacity, the development won't make it to Council. Just kind of keep an eye on that. Maybe it's something that we want to address down the road depending on how it works out for them, especially with the school district where it's at school capacity. So, just something to think about, kind of putting the back of your mind.

**Mayor Stear** Yeah, definitely. Keep an eye on that and see where that goes. Okay, anything else?

**Council Member McPherson** I have one thing, the city's version of touch the truck event for the kids has been scheduled for June 8<sup>th</sup> again. That's our terror tactile event, they call it. So, Stacy was working on a tank, but the guy that was able to bring it out already had commitments. So there's new addition this year there will be some military equipment there, just not a tank like we're hoping, so. But it will be the normal, you know, cranes, trash, trucks, tractors, and everything in between. Police, I'm sure we'll be there again, fire...

**Council President Bruce** The recruitment office always brings the helicopter out to the high school.

**Council Member McPherson** We need Harrier jets here and one more thing.

**Council President Bruce** I don't know if you can land a helicopter?

**Council Member McPherson** Yeah, at 35 something.

**Council Member Laraway** And one more thing.

**Council Member McPherson** Come on, help us out.

**Mayor Stear** Good. Thank you. Thank you for working on that every year. That's always a big hit with the kids.

**Council Member Laraway** and one more thing also, Mayor.

**Mayor Stear** Okay, you bet.

**Council Member Laraway** This last Saturday, but I want speak out to about a lot of the volunteers that came out for the Kuna City Easter Egg Hunt. Hundreds of kids at the high school and thank the high school and the school just for allowing us to use that property. But it was amazing to watch all those little kids run around excited, but it took a lot of work and I'm sure Russell's been doing it for quite a few years.

**Council Member McPherson** A lot of years.

**Council Member Laraway** Anyway, thank you.

## **12. Adjournment:**

*(Timestamp 01:17:13)*

**Council President Bruce** I make a motion to adjourn.

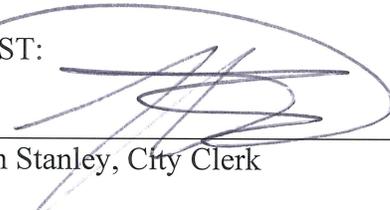
**Council Member Laraway** Second.

**Mayor Stear** If nobody had anything else then we are adjourned.



Joe L. Stear, Mayor

ATTEST:

  
\_\_\_\_\_  
Nathan Stanley, City Clerk

*Minutes prepared by Garrett Michaelson, Kuna City Clerk's Office*  
*Date Approved: CCM 04.16.2024*





# CITY OF KUNA

751 W. 4<sup>th</sup> Street • Kuna, Idaho • 83634 • Phone (208) 922-5274  
Fax: (208) 922-5989 • www.Kunacity.Id.gov

## SIGN-UP SHEET

**April 2nd, 2024 – City Council Public Comment**

The City of Kuna welcomes Public Questions and/or Comments during the Public Comment Session, as noted in the agenda. In accordance with Idaho State Code, Public Comments may NOT include specific land use issues or cases. All comments regarding specific land use issues or cases MUST be heard in their associated Public Hearing(s). Idaho State Code also requires all comments and/or complaints regarding City personnel to be heard in Executive Session.

In all instances The Mayor and City Council may determine if your comments are appropriate for the Open Comment Session, particularly if your comments are covered by Idaho Code § 74-206(1), and may notify you accordingly. If you are recognized to speak you may "have the floor" for up to three (3) minutes, unless a separate time duration is determined by The Mayor and/or City Council.

### Public Comment Sign Up

<u>Anne Valentine</u> Print Name	_____	_____
<u>9705 W Stafford</u> Print Address	_____	_____
City State, Zip	City State, Zip	City State, Zip
_____	_____	_____
Topic	Topic	Topic
_____	_____	_____
Print Name	Print Name	Print Name
_____	_____	_____
Print Address	Print Address	Print Address
City State, Zip	City State, Zip	City State, Zip
_____	_____	_____
Topic	Topic	Topic
_____	_____	_____
Print Name	Print Name	Print Name
_____	_____	_____
Print Address	Print Address	Print Address
City State, Zip	City State, Zip	City State, Zip
_____	_____	_____
Topic	Topic	Topic



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City Council Public Hearing Sign-In Sheet  
 April 2, 2024

**Case No.: 23-01-OA (Ordinance Amendment)**

**Case Name: Kuna City Code Title 5 & 6 Rewrite**

Please print your name below & indicate if you would like to Testify or NOT Testify regarding this item.

IN FAVOR	NEUTRAL	IN OPPOSITION
<input checked="" type="checkbox"/> Testify <input type="checkbox"/> NOT Testify	<input type="checkbox"/> Testify <input type="checkbox"/> NOT Testify	<input type="checkbox"/> Testify <input checked="" type="checkbox"/> NOT Testify
✓ Name Anna Valentine 5905 N Stafford Address Meridian, ID 83646 City, State, ZIP	Name Address City, State, ZIP	Name STEVE NOFFZ Address 3110 S. LOCUST GROVE RD. City, State, ZIP
<input checked="" type="checkbox"/> Testify <input type="checkbox"/> NOT Testify	<input type="checkbox"/> Testify <input type="checkbox"/> NOT Testify	<input type="checkbox"/> Testify <input checked="" type="checkbox"/> NOT Testify
Name Address City, State, ZIP	Name Address City, State, ZIP	Name DARVAN BOYER 3710 E Kuna Mesa Rd Address KUNA, ID 83634 City, State, ZIP
<input type="checkbox"/> Testify <input type="checkbox"/> NOT Testify	<input type="checkbox"/> Testify <input type="checkbox"/> NOT Testify	<input type="checkbox"/> Testify <input checked="" type="checkbox"/> NOT Testify
Name Address City, State, ZIP	Name Address City, State, ZIP	Name ARLO Drake Address 7400 Anna Mesa Rd. 83634 City, State, ZIP
<input type="checkbox"/> Testify <input type="checkbox"/> NOT Testify	<input type="checkbox"/> Testify <input type="checkbox"/> NOT Testify	<input checked="" type="checkbox"/> Testify <input type="checkbox"/> NOT Testify
Name Address City, State, ZIP	Name Address City, State, ZIP	Name Cindy Giesen 1363 S. Ash Address Kuna, ID City, State, ZIP

IN FAVOR	NEUTRAL	IN OPPOSITION
<input type="checkbox"/> Testify <input type="checkbox"/> NOT Testify	<input type="checkbox"/> Testify <input type="checkbox"/> NOT Testify	<input type="checkbox"/> Testify <input checked="" type="checkbox"/> NOT Testify
Name	Name	Name Daine DRAKE
Address	Address	Address 7400 Kuna road
City, State, ZIP	City, State, ZIP	City, State, ZIP Kuna, ID 83634
<input type="checkbox"/> Testify <input type="checkbox"/> NOT Testify	<input type="checkbox"/> Testify <input type="checkbox"/> NOT Testify	<input type="checkbox"/> Testify <input checked="" type="checkbox"/> NOT Testify
Name	Name	Name Caroline Hightman
Address	Address	Address 2050 N Azurite Dr
City, State, ZIP	City, State, ZIP	City, State, ZIP Kuna
<input type="checkbox"/> Testify <input type="checkbox"/> NOT Testify	<input type="checkbox"/> Testify <input type="checkbox"/> NOT Testify	<input type="checkbox"/> Testify <input checked="" type="checkbox"/> NOT Testify
Name	Name	Name BARBARA KUBORN
Address	Address	Address 1038 W Rose Quartz
City, State, ZIP	City, State, ZIP	City, State, ZIP 83634
<input type="checkbox"/> Testify <input type="checkbox"/> NOT Testify	<input type="checkbox"/> Testify <input type="checkbox"/> NOT Testify	<input type="checkbox"/> Testify <input checked="" type="checkbox"/> NOT Testify
Name	Name	Name Nedra M. Olson
Address	Address	Address 494 E. Wild Lilac Ct
City, State, ZIP	City, State, ZIP	City, State, ZIP Kuna, ID
<input type="checkbox"/> Testify <input type="checkbox"/> NOT Testify	<input type="checkbox"/> Testify <input type="checkbox"/> NOT Testify	<input type="checkbox"/> Testify <input checked="" type="checkbox"/> NOT Testify 83634
Name	Name	Name GORE WYATT
Address	Address	Address 1188 W. WHEAT ST
City, State, ZIP	City, State, ZIP	City, State, ZIP KUNA 83634
<input type="checkbox"/> Testify <input type="checkbox"/> NOT Testify	<input type="checkbox"/> Testify <input type="checkbox"/> NOT Testify	<input type="checkbox"/> Testify <input checked="" type="checkbox"/> NOT Testify
Name	Name	Name CHARLES K WILSON
Address	Address	Address 1441 W. CASTRO DR
City, State, ZIP	City, State, ZIP	City, State, ZIP KUNA

IN FAVOR	NEUTRAL	IN OPPOSITION
<input type="checkbox"/> Testify <input type="checkbox"/> NOT Testify	<input type="checkbox"/> Testify <input checked="" type="checkbox"/> NOT Testify	<input type="checkbox"/> Testify <input checked="" type="checkbox"/> NOT Testify
Name	Name Dan Cribb	Name Gail Zarr
Address	Address 899 S Rangipio Luna 95834	Address 412 E Boise St Kuna
City, State, ZIP	City, State, ZIP	City, State, ZIP
<input type="checkbox"/> Testify <input type="checkbox"/> NOT Testify	<input type="checkbox"/> Testify <input checked="" type="checkbox"/> NOT Testify	<input type="checkbox"/> Testify <input checked="" type="checkbox"/> NOT Testify
Name	Name Christine Keith	Name Jan Zarr
Address	Address 899 S. Rangipio Ave	Address 412 E Boise St Kuna
City, State, ZIP	City, State, ZIP	City, State, ZIP
<input type="checkbox"/> Testify <input type="checkbox"/> NOT Testify	<input type="checkbox"/> Testify <input type="checkbox"/> NOT Testify	<input type="checkbox"/> Testify <input checked="" type="checkbox"/> NOT Testify
Name	Name	Name Martha Drake
Address	Address	Address 1753 N. Mawe
City, State, ZIP	City, State, ZIP	City, State, ZIP Kuna
<input type="checkbox"/> Testify <input type="checkbox"/> NOT Testify	<input type="checkbox"/> Testify <input type="checkbox"/> NOT Testify	<input type="checkbox"/> Testify <input type="checkbox"/> NOT Testify
Name	Name	Name Alyssa Joseph Gannusca
Address	Address	Address 100 S. Meridian Rd
City, State, ZIP	City, State, ZIP	City, State, ZIP
<input type="checkbox"/> Testify <input type="checkbox"/> NOT Testify	<input type="checkbox"/> Testify <input type="checkbox"/> NOT Testify	<input type="checkbox"/> Testify <input checked="" type="checkbox"/> NOT Testify
Name	Name	Name Shannon Pugs
Address	Address	Address 700 S. Stibrite
City, State, ZIP	City, State, ZIP	City, State, ZIP
<input type="checkbox"/> Testify <input type="checkbox"/> NOT Testify	<input type="checkbox"/> Testify <input type="checkbox"/> NOT Testify	<input type="checkbox"/> Testify <input checked="" type="checkbox"/> NOT Testify
Name	Name	Name
Address	Address	Address
City, State, ZIP	City, State, ZIP	City, State, ZIP

IN FAVOR	NEUTRAL	IN OPPOSITION
<input checked="" type="checkbox"/> Testify <input type="checkbox"/> NOT Testify <i>511 Ahmed</i>	<input type="checkbox"/> Testify <input type="checkbox"/> NOT Testify	<input checked="" type="checkbox"/> Testify <input type="checkbox"/> NOT Testify <i>Beverly Wolf</i>
Name	Name	Name
Address <i>2500 E Rock Ferry</i>	Address	Address <i>3420 W. Com</i>
City, State, ZIP <i>67630</i>	City, State, ZIP	City, State, ZIP <i>Meridian</i>
<input type="checkbox"/> Testify <input type="checkbox"/> NOT Testify	<input type="checkbox"/> Testify <input type="checkbox"/> NOT Testify	<input type="checkbox"/> Testify <input type="checkbox"/> NOT Testify
Name	Name	Name
Address	Address	Address
City, State, ZIP	City, State, ZIP	City, State, ZIP
<input type="checkbox"/> Testify <input type="checkbox"/> NOT Testify	<input type="checkbox"/> Testify <input type="checkbox"/> NOT Testify	<input type="checkbox"/> Testify <input type="checkbox"/> NOT Testify
Name	Name	Name
Address	Address	Address
City, State, ZIP	City, State, ZIP	City, State, ZIP
<input type="checkbox"/> Testify <input type="checkbox"/> NOT Testify	<input type="checkbox"/> Testify <input type="checkbox"/> NOT Testify	<input type="checkbox"/> Testify <input type="checkbox"/> NOT Testify
Name	Name	Name
Address	Address	Address
City, State, ZIP	City, State, ZIP	City, State, ZIP
<input type="checkbox"/> Testify <input type="checkbox"/> NOT Testify	<input type="checkbox"/> Testify <input type="checkbox"/> NOT Testify	<input type="checkbox"/> Testify <input type="checkbox"/> NOT Testify
Name	Name	Name
Address	Address	Address
City, State, ZIP	City, State, ZIP	City, State, ZIP
<input type="checkbox"/> Testify <input type="checkbox"/> NOT Testify	<input type="checkbox"/> Testify <input type="checkbox"/> NOT Testify	<input type="checkbox"/> Testify <input type="checkbox"/> NOT Testify
Name	Name	Name
Address	Address	Address
City, State, ZIP	City, State, ZIP	City, State, ZIP