



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, July 01, 2025

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 00:00:06)

COUNCIL MEMBERS PRESENT:

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

CITY STAFF PRESENT:

Marc Bybee, City Attorney
Jared Empey, City Treasurer
Mike Fratusco, Kuna Police Chief
Adam Wenger, Public Works Director
Doug Hanson, Planning & Zoning Director
Nancy Stauffer, Human Resources Director
Nathan Stanley, City Clerk

Mayor Stear All right. We'll go ahead and call this meeting to order. Nathan, would you take the roll, please?

City Clerk Nathan Stanley Councilmember Biggs.

Council Member Biggs Here.

City Clerk Nathan Stanley Council Member Laraway.

Council Member Laraway Yes.

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.

City Clerk Nathan Stanley Council President Bruce.

Council President Bruce Here.

City Clerk Nathan Stanley Mayor Stear.

Mayor Stear Here.

2. Pledge of Allegiance: Mayor Stear

(Timestamp 00:00:21)

Mayor Stear And if you've joined 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.

Mayor Stear Thank you. I'm going to go ahead and just get this out right now. So, we... We have the unfortunate news that our Parks Director lost his battle with cancer today. And... He's going to be missed. He was... He was a guy that was loved by everybody, he was always there to... never once did I hear Bobby say anything like it's not my job. It didn't matter what it was, he would step up and he would go do it. He was a friend of the Fire District, and the Police Department, and Ada County Highway District, and the school district, and anybody you can name, he at least at one point or another helped them out. We're going to miss him a lot and it's been a tough day. I also want to thank all the... our city family for having been so encouraging to him over the last little bit of time here. He needed... he was the one that actually needed a lot of help instead of being the helper. So, big thank you to our city family and Bobby had friends everywhere. So, big thank you to all of them for being supportive for him. But... We did name the baseball diamonds over at the Helen Zamzow's Park after him and we'll... we'll have some more discussions on what else we can do about that. But, anywhere you look in the city of Kuna, you'll find something that Bobby had his hand in, development of parks. He would make things happen when we didn't have budget for it, figure out a way to make things happen, get them done for a reasonable cost. I don't... I don't remember, Bobby had been with us, I think 24 years, something like that. So, it's going to leave a big hole and it's a little tough to swallow today, but, at any rate.

3. 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 00:03:09)

A. Regular City Council Meeting Minutes Dated June 17, 2025

B. Accounts Payable Dated June 25, 2025, in the amount of \$660,551.79

C. Final Plats

1. Case No. 25-13-FP (Final Plat) Linrock No. 2

D. Subdivision Name Change

1. Case No. 25-03-SNC, Sabinos Rocky Ridge. Applicant requests to change the name of the approved Subdivision Name from Sabinos Rocky Ridge to Sunridge Subdivision.

(Timestamp 00:03:09)

Mayor Stear First item on the agenda is the Consent Agenda. If there's any questions or comments.

Council President Bruce I move we approve the Consent Agenda, as published.

Council Member Biggs Second.

Mayor Stear Motion is made and seconded for approval on any discussion on that motion? Nathan, would you poll the Council.

City Clerk Nathan Stanley Councilmember 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 00:03:18)

Motion To: Approve The Consent Agenda, As Published

Motion By: Council Member Bruce

Seconded By: Council Member Biggs

Further Discussion: None

Members Voting Aye: Council Members Laraway, Biggs, Bruce

Members Voting Nay: None

Members Absent: Council Member McPherson

Via: Roll Call Vote

3-0-1

4. Public Comment

(Timestamp 00:03:46)

Mayor Stear Is there anybody who didn't get a chance to sign in, who wishes to address the Council? I have Michael Rocco. You may have the floor, sir.

Michael Rocco Mr. Mayor, City Council, I... I did have an opportunity on various occasions to interact and work with Bobby and so I'm saddened to hear the news. My heart aches for that and... I did know and I had told him on numerous occasions that I prayed for him frequently and for his family and continue to pray in that manner. So, I'm sorry. I'm sorry for the staff and for that loss.

I'm here tonight because it's probably one of the more important meetings that a citizen should be attending from the City of Kuna and that's related to the budget. And, I would say overall that I would encourage you to take a hard look, 153 million from 112 million. It's an extraordinary jump. And I... I would just hope that we don't have a rubber stamping here and you know what you look at the proprietary funds you know we've gone from fiscal year ending 2025 from 62 million to '26 proposed 88.7 million.

This, I understand this includes substantial increases in the sewer fund from 27... 24 million to 41 million as well as notable increases in the water and irrigation funds. According to the budget, these increases are largely attributed to infrastructure capital projects such as Mason Creek Line and Lift Station and Cedar and Butler Wells. What I'd like to know though is, is what other specific replacement and rehabilitation project cited as a justification for 62 million and half dollar increase? Can the construction dates and system ages of the underlying infrastructure be provided? Now, I've looked in the 38 pages and I see the notations; I think you need to dig a lot deeper. Have you had a chance to visit with the Public Works Director to authenticate these projects and assess the necessity and the timing? Look at the City reserves and according to the 2026 proposed budget, the City is carrying over \$87,000,000 in reserves of this, more than 49,000,000 is allocated to water, sewer, and irrigation funds. Why is the City accumulate reserves to this scale, particularly when there is nearly 6 million in the current budget that remains unspent? Every year the budget is growing exponentially, as do the reserves. Would it not be more appropriate to rebalance the priorities and consider returning a portion of these funds to the taxpayers through rate or levy reductions? So, I just implore you to just please don't rubberstamp this and I know this is going to multipl... multi-step process. I only have... I only have three minutes to actually give input on this but I... you're.... you're our mouthpieces. I'm just saying, don't... just don't repeat it again.

And then the last thing, it's just more of a question is, is I'd like to know when was the last time that a salary review and benchmark compensation was done for all of the Kuna City staff? Because this is important to know what is the level of competitiveness with likewise cities and that relates to when you're going to use a cost-of-living increase. And I think it's... it's the relevancy of that. If somebody is severely, or staff is severely undercompensated, maybe there needs to be a cost of living increase higher than the projected 3%. It's just a thought. Thank you.

Council Member Biggs Thank you.

Council President Bruce Thank you.

Mayor Stear Was there anybody else who wishes to address the Council?

5. External Reports

(Timestamp 00:07:47)

A. Crime Stoppers Presentation.

(Timestamp 00:07:47)

Mayor Stear Okay, thank you. Next, we have the Crime Stoppers presentation. Thank you. If you would just state your name and address for the record and you may have the floor.

Brii Mason, Crime Stoppers of Idaho I should know that by now. Brii Mason, I live at 11814 West Touch Rock Lane here in Kuna. And I am the President of Crime Stoppers of...now Crime Stoppers of Idaho. Up until this year, we've been Southwest Idaho and thank you to you guys and the other city contracts and county contracts we have. We've been able to start really growing and expanding the program and starting to seek further financial assistance from other cities and counties outside of the Treasure Valley. So. *I think. Oh, is this? Just a.. it's not a PowerPoint. Okay. I'll go down here. I don't know. That's not going to play then.* We have a little short video. We'll get that emailed over to you. Just so if you guys want to share it with anybody, that you guys want to look at it, if staff wants to look at it, we can send that over via e-mail.

Mayor Stear Okay.

Brii Mason, Crime Stoppers of Idaho So just a reminder, we are a 501-C3, we are the nonprofit behind 343-COPS. We give the community the ability to report information anonymously to law enforcement. So, we collect the tips. We actively work with law enforcement, and they can conduct an investigation if they see fit. If the tipster's tip leads to a felony arrest, they can receive a reward up to \$1000. *I wonder if I...there we go.* So just some fun facts we added so Crime Stoppers started, the original Crime Stoppers started in 1976 in Albuquerque, New Mexico. There was a fatal gas station shooting and they believed that they would be able to find somebody that had information, but they didn't want to come forward and worry about retribution. So, a detective was able to create an anonymous tip line, and since then... it worked, they were able to solve the crime and then since then, we've had programs pop up all over the country. Boise Area Crime Stoppers is how we originally started in 1981. As I mentioned, we transitioned

to Crime Stoppers of Southwest Idaho. And then this year, we've been able to expand to Crime Stoppers of Idaho. There is one other program in East Idaho operating right now, East Idaho Crime Stoppers, and we're actively working with them to look at merging our programs and figuring out how can... how we can better help the entire state. It's just where Idaho is not big enough yet, hopefully never, to need more than one Crime Stoppers program, so we're trying to work smarter, not harder.

As I mentioned, there's three ways to submit a tip 343-COPS. We have a 24/7 call center out of Texas, we have our website, and then we have the P3 app. Just kind of some inside information, the tipster receives a unique code, and then we have a dialogue platform within the app, and that's how we communicate with them. We have no names, no phone numbers, no IP addresses, no way of linking back who's corresponding with us, and then all of the information, even how to pick up their reward, is all through that unique ID number. There's over 1200 programs operating throughout the United States and across 30 different countries. And over 1,000,000 arrests have been made globally thanks to tips through the Crime Stoppers program. So, as you guys know, we have been creating these contracts and fortunately I believe this is the third year that we'll be able to hopefully continue this partnership with you guys. Who we're contracting with and who we're continuing to, as I mentioned, we're continuing to try and grow this working closely with Twin Falls area and then the North Idaho / Kootenai County area.

So, part of our agreement that we come up with every year, that includes our 24/7 call center. We do appreciate having them, they can immediately contact dispatch. So, if they receive something from us that needs immediate action, they can immediately contact dispatch on our behalf. We also have our website that has all the information, has our most wanted guys on there, and they can submit a tip as well. And then our city events, we participated in Kuna Days last year which was great, and we are signed up and looking forward to doing that and participating in that again this year. Just a couple other ideas that we've done. We've done some Saturday markets, coffees with the cop, shred days and we just recently did the Star Fishing Rodeo. As I mentioned, there's the app and then we have the Crime Stoppers signs that have the QR codes that need to go... That can be hung at parks or wherever you guys would like them. So, if those need updated or you want any new ones, feel free to let us know. And we can get you those.

Mayor Stear Okay.

Brii Mason, Crime Stoppers of Idaho Our annual budget is about \$80,000 and in order to reach that goal, we came up with a per capita number of \$0.11. We have not raised that since 2020, since we started our endeavors with the contracts, the amount has gone up just a little bit just because of population...we've changed the... The population has changed a little bit, so this year we're requesting \$3,465. This money would go towards our software, our website, the call center, the phone line, our trailer, marketing materials. Fortunately, we were able to hire an administrative coordinator. She's been with us for just over a year. That's Casey back here. She's really helped us, allow us to get these meetings scheduled, get all of our city events coordinated, and make sure that we're really continuing to keep our bonds strong and those relationships intact with each of our law enforcement agencies. And then as well as going to the conference at Crime Stoppers USA where we're able to bring back a lot of really good best practices, make sure that we're running the program the way that we should be. And then just a reminder, our rewards are not paid out through city funds that we do all of our funds are paid out by private donations and corporate sponsorships.

Since inception of our program, we've had over 19,000 tips and 665 arrests. And we've paid out over \$81,000 in rewards. And then here are those... are a couple of stats about 1,100 tips last year, 11 arrests. We're a little higher, now we're about 900 tips since we made this and seven arrests so far for. And these are calendar year to date. So last year and this year, we had 17 approved rewards. We paid out \$5800. Here's just a few of the mug shots of... of people that we were able to assist law enforcement with capturing one of them was a 15-year fugitive with the Department of Corrections. We were able to get a tip and lead them to him. A lot of felony possessions of firearms, aggravated assault, commercial burglary, trafficking, cocaine, grand theft, a lot of felony warrants, drug possession, and home robbery.

And then here's just a couple pictures from events that we've... that we've been at. These two, I believe these two right here are from Kuna Days. Yeah, last year, so. If you guys have any questions, I'm happy to answer them.

Mayor Stear All right, very nice. Any question?

Council Member Laraway I do have a question. You have all the badges and patches up here. Does Eagle not participate?

Brii Mason, Crime Stoppers of Idaho Eagle did not participate in 2025. They did not participate, as far as assisting...for the funder... like for financially. We do continue to support them, and they did have us come back and we just presented for them a couple weeks ago.

Council Member Laraway Thank you.

Council President Bruce I just want to say thank you for helping get these folks off the street, so.

Brii Mason, Crime Stoppers of Idaho Absolutely.

Mayor Stear I appreciate it. It's been a great program and... and we are proud to be a part of.

Brii Mason, Crime Stoppers of Idaho Well, thank you. We greatly appreciate the opportunity to present and continue to partnership with you guys.

Mayor Stear I know it's.... I know it's helpful when we get tips if we can cut down the hours the detectives have to work, that's a big deal, so.

Brii Mason, Crime Stoppers of Idaho That's our hope. Our biggest thing is we know that they're going to do their job with or without us. We just want to be an extra resource for them.

Council President Bruce That's great. Thank you.

Brii Mason, Crime Stoppers of Idaho Yep.

Council Member Laraway Thank you.

Brii Mason, Crime Stoppers of Idaho Thank you.

Council Member Biggs Thank you.

Mayor Stear Thanks very much.

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 00:17:04)

Mayor Stear All right. And that takes us to the first public hearing.

A. Consideration to approve Case No. 25-02-AN (Annexation) – Applicant requests Annexation and Zoning for 8475 Ash Ave, Kuna ID 83634 located along W Sunbeam and S Ash Ave. Applicant is requesting the R-6 zone. Marina Lundy, Planner **ACTION ITEM**

Open Public Hearing

Receive evidence

Consideration to close evidence presentation and proceed to deliberation

(Timestamp 00:17:11)

Mayor Stear Consideration to approve case #25-02-AN. Marina or Doug, take this, okay.

Planning and Zoning Direct Doug Hanson Good evening, Mayor and members of the Council. For the record, Doug Hanson, Planning and Zoning Director, 751 West 4th Street, Kuna, presenting on behalf of Marina Lundy. The application before you this evening requests annexation into Kuna City Limits with an R-6 zone. The applicant has requested to annex in order to receive pressurized irrigation through Public Works. The parcel touches City Limits on the South and West property boundaries, and the proposed R6 zone matches the City's Future Land Use Map. Staff would like to know that the applicant currently uses the property for agricultural purposes, which will be allowed to continue as a legal non-conforming use until such time that the property develops in the future. The applicant will also maintain their agricultural exemption with the Ada County Assessor's Office. Staff has reviewed the application for compliance with Kuna City Code, Idaho Statutes, and the Comprehensive Plan. And should the Council approve the application, Staff recommends the applicant be subject to the proposed conditions as recommended and outlined in Staff's report. And with that, I will stand by for any questions.

Mayor Stear Okay. Questions for Doug?

Council Member Biggs I have one. Hey Doug, so you mentioned at the beginning from R-1 to R-6, so that they can utilize pressurized irrigation. Why couldn't... why couldn't you use it as an R-1 designation?

Planning and Zoning Direct Doug Hanson For the record, Doug Hanson, Planning and Director, so that is a county zone, so they needed to annex into the City in order to receive a City service. They chose the R-6 zone because it complied with the Future Land Use Map.

Council Member Biggs Okay. So, there's... okay. Thank you.

Council President Bruce Actually, I have a question for the applicant.

Mayor Stear Oh, okay. Yeah, Noel, if you would like to come up you may step up to the mic. And if you would just state your name and address for the record, please.

Noel Hudon My name is Noel Houdon, 847 South Ash Avenue, Kuna, Idaho.

Council President Bruce I just wanted to make sure that you reviewed everything. This was a long time coming, so.

Noel Hudon Yes, well, we're working hand in hand. I mean, I'm working with Adam quite a bit.

Council President Bruce Yeah.

Noel Hudon You know, we're still working. You know it's...it's... proofs in the pudding. I mean, we're all coming to the table. We're all talking. Everything's up front, so I really appreciate that.

Council President Bruce Yeah.

Noel Hudon And it is... is definitely nice to, you know, look at this annexation because, you know, it started off... I mean, I've been.... I've been a Kuna resident for many, many years. Many years. And I started off, you know, my kid was in the, you know, with the Mayor's Youth Council.

Mayor Stear Yeah.

Noel Hudon You know, so, I mean, we go way back, you know. So, it's kind of nice. I mean, I moved out. I'm still in Kuna, but we just happened to get, you know, a property that was in the county. So, for me it's kind of like, hey, I'm... I'm happy to be back, you know. I mean, I like the City of Kuna, and I helped grow the City of Kuna. I'm retired Air Force, my wife's retired Air Force. I'm a retired clinical social worker. You know, I'm.... like to say I'm a benefit to this community and happy to be here.

Council President Bruce I just wanted to make sure, I know we had the water issue, this fixes what you were...

Noel Hudon Well, I'll tell you what, it definitely... we're working on it.

Council President Bruce Okay.

Noel Hudon You know, we don't know because, you know, we're... we're looking at, you know, as Adam says, I mean, we're... we're taking something that's conceptual and we're trying to make something work the best that we can work.

Council President Bruce Okay.

Noel Hudon Is it going to be perfect? No, it's going to be bumps and scrapes along the way. And we're going to work with that.

Council President Bruce Okay.

Noel Hudon You know, I'm not, you know... that's... that's what we're here to do. I mean, I'm not your enemy.

Council President Bruce Yeah.

Noel Hudon You know. I mean, I'm... I'm here. I'm part of the City. You know I mean. You know, take our time and we've been here five years, guys. Five years, you know, and you know, it's... it's taking some time. But you know, we're going to work these last little kinks out.

Council President Bruce Yeah.

Noel Hudon We're going to work them out, you know.

Council President Bruce Well, I just wanted to make sure that that it was meeting your needs. I know we had talked a lot and that... Adam, thank you a lot.

Noel Hudon Yeah, this gentleman right here, man, he's just awesome, you know, so thank you.

Mayor Stear Okay. Anything further?

Council President Bruce No, Sir. Councilman B....

Noel Hudon Thank you.

Council President Bruce Thank you, Noel.

Mayor Stear And this is a public hearing. I didn't happen to be signed up to testify. Is there anybody who wishes to testify in this matter? All right. Very good.

Council President Bruce I move we...

Mayor Stear Well, then the question is rightfully before the Council.

Council President Bruce I move, we close the public hearing and move to deliberation.

Council Member Biggs Second.

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

All Council Members Aye.

Mayor Stear Any opposed? And that motion carries.

(Timestamp 00:21:46)

Motion To: Close The Public Hearing And Move To Deliberation

Motion By: Council Member Bruce

Seconded By: Council Member Biggs

Further Discussion: None

Members Voting Aye: Council Members Laraway, Biggs, Bruce

Members Voting Nay: None

Members Absent: Council Member McPherson

Via: Voice Vote

3-0-1

Council Member Biggs So, there were a couple of... in the findings for consideration from the Staff about any future... so requiring some improvements to Sunbeam and Ash or... yeah, Ash. If there was any sort of improvements in the future... Now I don't... I don't know if legally we can hold them... hold that to them with just an annexation. That would, that would come down later down the road.

Council President Bruce Right.

Council Member Biggs As I understand this.

Council President Bruce Right. Yeah, and this... this started off with the... he had the property that the water head was cut off, access to it and he was using the waterhead at the bottom. So this brings him into the City and allows them to get access back to his irrigation water.

Mayor Stear Yeah, it's solving a water issue rather than an annexation so that he can develop. But it's part of that process, so, yep. Anything further?

Council Member Laraway Nope.

Council President Bruce No.

Mayor Stear Okay.

Council President Bruce I move we approve case #25-02-AN.

Council Member Laraway Second.

Mayor Stear Motion is made and seconded for approval of case #25-02-AN. Any further discussion on that motion? All those in favor say 'aye.'

All Council Members Aye.

Mayor Stear Is there anyone opposed? And that motion carries.

(Timestamp 00:23:00)

Motion To: Approve Case #25-02-AN

Motion By: Council Member Bruce

Seconded By: Council Member Laraway

Further Discussion: None

Members Voting Aye: Council Members Laraway, Biggs, Bruce

Members Voting Nay: None

Members Absent: Council Member McPherson

Via: Voice Vote

3-0-1

B. Consideration to approve Case No. 25-01-DAN (De-Annexation) 6820 S Ten Mile Road – Applicant requests de-annexation from Kuna City Limits. The site is located at 6820 S Ten Mile Road within SEC 2, T2N, R1W. Doug Hanson, Planning and Zoning Director. ACTION ITEM

Open Public Hearing

Receive evidence

Consideration to close evidence presentation and proceed to deliberation

(Timestamp 00:23:23)

Mayor Stear That takes us to consideration to approve case #25-01-DAN. De-Annexation. Doug Hanson.

Planning and Zoning Direct Doug Hanson Mayor and Council for the record, Doug Hanson, Planning and Zoning Director, 751 West 4th Street, Kuna. The applicant requests De-Annexation from Kuna City Limits. The site is located at 6820 South Ten Mile Road. The property was originally annexed on May 2nd, 2006, as a part of a ten-acre annexation. The property is not serviced by City water or wastewater utilities. The result of De-Annexation is not anticipated to cause any immediate or foreseeable future complications or detriment to the continued operation of City infrastructure. Kuna City Limits are adjacent to the East, South, and West of the subject site. Therefore, the De-Annexation, if approved, will not create an enclave to prohibit surrounding property owners from requesting annexation in the future, if desired. With that, I will stand by for any questions.

Mayor Stear Okay. Questions for Doug?

Council President Bruce I have none on this one. Councilman Biggs, Councilman Laraway?

Mayor Stear Okay. And this is a public hearing. I didn't have anybody signed up to testify. Was there anybody who wished to testify in this matter? All right, seeing none.

Council President Bruce I move, we close the public hearing and move to deliberation.

Council Member Biggs Second.

Mayor Stear Motion is made and seconded. Any discussion on that motion? All in favor say 'aye.'

All Council Members Aye.

Mayor Stear Any opposed? And that motion carries.

(Timestamp 00:24:50)

Motion To: Close The Public Hearing And Move To Deliberation

Motion By: Council Member Bruce

Seconded By: Council Member Biggs

Further Discussion: None

Members Voting Aye: Council Members Laraway, Biggs, Bruce

Members Voting Nay: None

Members Absent: Council Member McPherson

Via: Voice Vote

3-0-1

Council President Bruce Any thoughts, Councilman Laraway, to add?

Council Member Laraway Yeah, I've... I've never been involved in the De-Annexation before. I don't know. I... I don't know why they would do it, but I guess that's their prerogative as landowners. It just seems odd but.

Council President Bruce And they're not using any... any City services anyway.

Council Member Biggs Well, if they decide to develop in the future, they'll have to just come right back in.

Mayor Stear But it's basically one housing lot.

Council President Bruce Yeah.

Mayor Stear There's really no...

Council President Bruce Do you have anything?

Mayor Stear They just felt it would be better in their instance, and this is something that we had... part of the negotiation that we had with the family. It's the one adjacent to the wastewater plant.

Council President Bruce Okay.

Council Member Laraway So this revert... reverts back to county.

Mayor Stear Yes.

Council Member Laraway Okay.

Mayor Stear And the County didn't have a problem... They did it first because the county thought we were providing the services. Once that was clarified, then the county didn't have...

Council President Bruce A problem with it. Councilman Biggs, anything else? I move we approve case #25-01-DAN.

Council Member Laraway Second.

Mayor Stear Motion is made designated to approve case #25-01-DAN. Is there any further discussion on that motion? All those in favor say 'aye.'

All Council Members Aye.

Mayor Stear Is there anyone opposed? And that motion carries.

(Timestamp 00:26:15)

Motion To: Approve Case #25-01-DAN

Motion By: Council Member Bruce

Seconded By: Council Member Biggs

Further Discussion: None

Members Voting Aye: Council Members Laraway, Biggs, Bruce

Members Voting Nay: None

Members Absent: Council Member McPherson

Via: Voice Vote

3-0-1

C. Consideration to approve Case Nos. 24-09-AN (Annexation) and 25-06-S (Preliminary Plat); Blossom Meadows Subdivision – Applicant requests approval for Annexation of approx. 30.92 ac. Into Kuna City and proposing the R-6 (Medium Density Residential) zone; and requests Preliminary Plat approval to subdivide the same lands into 100 single-family lots, and 19 common lots. The site is in Section 19, Township 2 North, Range 1 East (Parcel number; S1419131300). Troy Behunin, Senior Planner ACTION ITEM

Open Public Hearing

Receive evidence

Consideration to close evidence presentation and proceed to deliberation

(Timestamp 00:26:41)

Council President Bruce And then we are going to table this case number to July 15th. Is that correct, Mr. Doug?

Planning and Zoning Direct Doug Hanson For the record, Doug Hanson, Planning and Zoning Director, that is correct.

Council President Bruce Okay. I move.... We... we want to table case #24-09-AN and 25-06-S to a time and date certain of July 15th.

Council Member Laraway Second.

Mayor Stear Motion is made and seconded to table this public hearing for the July 15th's regular Council meeting. Any further discussion on that motion? All those in favor say 'aye.'

All Council Members Aye.

Mayor Stear Anyone opposed? And that motion carries.

(Timestamp 00:26:53)

Motion To: Table Case #24-09-AN And #25-06-S To A Date Certain Of July 15th

Motion By: Council Member Bruce

Seconded By: Council Member Laraway

Further Discussion: None

Members Voting Aye: Council Members Laraway, Biggs, Bruce

Members Voting Nay: None

Members Absent: Council Member McPherson

Via: Voice Vote

3-0-1

7. Business Items:

(Timestamp 00:27:30)

A. Budget Workshop. Jared Empey, City Treasurer. DISCUSSION ITEM

(Timestamp 00:27:30)

Mayor Stear That takes us to Budget Workshop, Jared Empey.

City Treasurer Jared Empey Good evening, Mayor and Council. Per Councilman Bruce's request, tonight is a continuation of the Budget Workshop that we started last meeting. The numbers presented in the packet are the same, as we still have outstanding true ups from the following categories. Payroll, Capital Expenditures, and property... Property Tax Revenue, and Police Services. Necessary payroll changes include the true up of recently hired employees, and the finalization of COLA numbers. Then the expected Capital Expenditures include a reduction in expenditures from the Parks dump truck purchase, and a shift in cash flows from fiscal '25 to '26 for the Council Chamber build project. Lastly, we have now received better property tax figures from the Council, from the County for tax year 2025. This levy will be collected in fiscal 20... in fiscal year 2026 of the City, which will result in a very modest increase in the figure presented in the first workshop for property tax revenue. Then, just before entering the meeting tonight, the Police Chief informed me that we will have a reduction in our police contract amount due to a lower approved COLA than he had previously thought. All of these changes will be fully reflected at the next meeting for our tentative budget, which will be on 7/15. In addition, I have included a historical reference of the property tax levy of the City as compared to police services on page 265 of the packet. This page shows the ratio of the City of Kuna's police budget compared to the levy as a percentage. This historical trend clearly shows the effects of House Bill 389 of 2021 and the side effects on Kuna's ability to fund police services and obtain the important one officer per thousand ratio. Moreover, this page highlights the effects of House Bill 389 on individual residents' property taxes. As we discussed last time, this is an open forum for the Mayor and Council to openly discuss the fiscal 2026 budget and address any concerns you may have. I await any questions you may have.

Mayor Stear Any questions?

Council President Bruce Mr. Biggs did you have any questions?

Mayor Stear Yes, go ahead.

Council President Bruce So, I think, I originally wanted... I appreciate the... the input, Jared. Just looking at... at the whole, when we look at what we've grown in and proportion to multiple years. You know, 112 million now to 153. I just have concerns about what we keep... same thing as... as was stated earlier. And I've asked... also asked you guys what's a percentage of that the City should... should keep in... in funds. You know, how much is too much, how much is enough? Have you ever given that any thought to how much, you know, take your Treasurer hat off and... and what should a city government keep in its accounts rather than continuing to grow it, because I... I just have concerns. I voted against it last year and... and you know, because of the... the increase there and I have the same kind of concerns for this year. What... what's a good number? Can someone... can you give me a good number of what you think we should have in our accounts?

City Treasurer Jared Empey Yeah. So, to answer your first question. So, the reason for increases overtime is mainly due to conservative budgeting the... the top numbers, you know, 153 million and 112 mill... million, 106 million is reflected on page 263 of the packet. Those aren't as important as the actual spending, so in the e-mail that I sent you, Councilman Bruce, we went over the... what the actual amounts that we were expecting as opposed to the expenses that we were expecting. Those top line numbers include carryover and they also include contingency carryover is what the money that the carryovers carries over from one year to the next. And contingency is what we expect to basically put in our savings account. This savings account is used for depreciation, essentially for asset replacement in the future, for investment purposes so that we can subsidize our current residence through... through interest earnings. And so, when you actually look at the true spending, which is if you strip out, carry over and contingency, honestly the budget hasn't really increased dramatically. So, for instance, if you look at... I think that originally in our conversations, fiscal 2021, that was originally formulated in 2020. 2020 was a year marked by lockdowns. Once in a century, pandemic and a lot of market uncertainty, high unemployment that spiked for at least one quarter. And so, there was a lot of uncertainty that arose in the spring of 2020, which would have reflected the 2021 budget. As such, we were very, very cautious and we made sure to not get out over our skis. And so that's item number one. Then as we came out of COVID, it was pretty obvious that the economic recovery that resulted either was difficult to determine if it was going to be long lived because many of the... the reasons for growth were due specifically to COVID. Essentially, people were moving to... for greater freedom or for other reasons, and so we weren't sure if those migration patterns were going to continue. As such, if you look at the actual... the actual spending as opposed to just the top line numbers, which essentially inflate everything, fiscal 2023, we actually saw a reduction in revenue that we were budgeting, expenses actually went down 5.5% from fiscal '22. Fiscal '24, we saw a little bit of an increase. Fiscal '25 as appeared... as compared to fiscal '24, we actually saw a decrease in revenue. In fiscal '26 we're... we're projecting an increase of, which is substantial, 40% over the prior year. The reason is because fiscal '25... that was developed during an election year, in which there was a lot of uncertainty. You never really know how things are going to turn out. And so again we very cautiously budgeted. And as such with fiscal '26, we're seeing in the current fiscal year a record-breaking year for... for building. Essentially we're up 60% from where we were last year at the current point for building permit revenue. And so there's a lot of optimism in the local market, because of that, if you remember from our last budget workshop, we discuss what each market... real estate market is doing in the... in the West and the Boise market is one of the lower markets, which reflects kind of where people may be looking and there's a lot of positive remarks in national publications about... about the Boise area, which has drawn a lot of people in. As such, fiscal '26 is a... is a year in which we're kind of

having a little bit more confidence in the.. in the economic situation and you can see that through Fund 5, which is our Latecomers Fund. We expect a very robust year, and, you know, some of the other funds didn't exist in prior years, such as our Sewer and Water East funds. So, it isn't always an apples-to-apples comparison if you just look year over year, you actually have to look in the nuts and bolts of each... of each year to really determine what... what is going on.

Then, to answer your second question, what is sufficient? Since this is an open forum, I would then ask every elected official rhetorically if they were comfortable a few years later going to the public and requesting additional tax levy, or for rates to go back up in case they were needed.

Council President Bruce Oh, and I asked that question is... is because I know that we've discussed not using bonds or not having to bond and... and continually to keep money. But ... but at the same time, if we're taking money from people that are here and... and so we don't have to bond in the future when people that are here are paying for it and not new growth or people that are going to be moving here. And so, we continue to take the 3% and 5% new construction were we're taxing the folks who are here and not the people who are coming down the road. I would just like to see maybe and... and maybe this is a... a bigger conversation... from... for Council to have about what we think we should have in our, you know, what is a good number for us, three, four months, five months, you know, just maybe that's a different conversation that we have. But when you say that this number is not really... that we shouldn't be... look at the 153,000,000. Is that what you're asking to spend, is that what you want us to approve?

City Treasurer Jared Empey So, that's the top line number that we always put in our... in our ordinance. However, that isn't... that... that isn't saying that we'll actually spend that much money. Those are just because essentially when you have savings, you are buying investments and so you... that every dollar has to have a name. As a famous... As this famous finance guy always says, so....

Mayor Stear Well, I think also we're... you're talking about an overall budget and the... the proprietary funds aren't something that we can flip over to use for other things.

Council President Bruce Right. Yeah. And I get that.

Mayor Stear So, with the proprietary funds, you know, we have a... we have an aging wastewater system that's going to be hitting 50 years old here soon. Adam came on and I believe that he is still working through what that looks like for capital projects. We've got the... the Ten Mile Lift Station over here is going to be really expensive to replace. Going to have to happen, haven't pulled the trigger on it yet just because of circumstances but, those funds are going to be used up. You know, I used to... so, when I first came on Council, I think we're using \$1,000,000 per mile is what it costs to put in a sewer line. Now, I think we're somewhere in the \$3,000,000 range because of inflation. So, these costs are going up and they continue to go up. So, we're... we're trying to work our way through the system, so we can get these dollars spent and get the improvements made that need... that need to happen. City of Nampa here four or five years ago, they had to run a bond for wastewater treatment because they didn't plan ahead on replacing aging infrastructure and... and keeping up. And, so, that's... that's been our goal is to keep up so that we don't have to go out, raise people's property taxes in order to cover those funds.

Council President Bruce And they...

Mayor Stear I don't know where we're at now on... so the actual monies for property taxes. Jared ran the numbers and 101% of the property taxes we're going to go to policing. Now I guess there's a little reduction in that, so we may be under 101%, but...

Council President Bruce And... and maybe the... the... the... the breakdown is some of the other cities they'll... they'll actually talk with every director. So the director will come in and... and that's where it's important for maybe Adam to say hey, these are the projects that we have, we're saving this money for that rather than them going to Jared and... and he knows and then presenting us with a number. Because all our constituency is the... the big number.

Mayor Stear Sure.

Council President Bruce So they're you know, so they're like this is.

Mayor Stear Yeah, certainly.

Council President Bruce You know, an extreme amount of increase overtime. So, I'd like to get to a point to where we could say, hey, that... each department comes to us and said this is what we need to operate. This is what we're saving for and maybe it would be a little clearer for us and for the Community.

Mayor Stear And I appreciate that. I think that's something that we need to start doing. So, we'll make that happen.

Council Member Biggs Provide the... that'll provide the valuable context because... because me, as a non-accountant and not the smartest guy, I go online, and I just look and see. You know, *[Inaudible]*. I go in the Treasure Valley, you know, I just look at the bottom-line numbers for Meridian, 256 million; Nampa, 290 million; Caldwell, which is, their populations are quite a bit more than Kuna. Meridians 130,000; Nampa is about the same. Caldwell is with 70,000, 60,000... And they're at 137 million. And Eagle, which is about the same size as Kuna, is 61 million and we both had and so some of them also their own police force and stuff. So those are the things I'm kind of looking at and comparing and I know you can't compare apples-to-apples in this situation. There's a lot of variables, some of them don't have the same, you know, sewer, wastewater like we do. Eagle, I think... I think the Eagle feeds off of Meridian or...

Multiple Speakers Boise.

Council Member Biggs So, those are the things that I look at and... and like Councilman Bruce just said, our constituents look at that bottom line and there isn't a whole lot of context behind. So that's where this... something like this would be valuable, having the department heads, you know, say this is what we're. You know, Adam's mentioning this is the project we're going to work on because of the... the... the condition of the wastewater treatment plant or pipes or lift stations.

Mayor Stear And we... and we will certainly have no problem. I think that would be educational for all of us.

Council President Bruce And, I look too at... at 112 last year, we spent 106 total. So, we had roughly six million that we didn't spend from what... where we gave the okay. So, it's just hard for me to swallow that we're moving up that... that amount, you know, we were okay then we weren't firing people. We were

still hiring people. We took care of their wages. You know, so, so for... you know, I still just have a hard time wrapping my mind around that. Those numbers have increased in general, so.

City Treasurer Jared Empey Councilman Bruce, so, you were referencing that we spent 106 million. Where are you getting that?

Council President Bruce So that's on the Comptroller's website, so the transparen...

City Treasurer Jared Empey Yeah, there... there is no.. there is no fiscal year in which we have spent 106 million dollars.

Council President Bruce So, the... then the Comptroller's Transparent Idaho website is incorrect?

City Treasurer Jared Empey It must be, because the most we've ever spent in one fiscal year is 49... is 60 million.

Council Member Laraway No wonder our state taxes are so high, right?

Council President Bruce Well, and we get... and that's the... the... The Transparent Idaho website, so you can go and look at cities and it'll tell you what... So, last year alone, you said not to look at this 112 million. So, out of this 112 million you said we spent how much?

City Treasurer Jared Empey So last year the actual revenues were about 49 million, and in the budget we had about 60 million.

Council President Bruce And then how much did we have in transfers? Because I know that was something that you discussed.

City Treasurer Jared Empey I don't have that number for fiscal 2024.

Council Member Laraway May I say something?

Mayor Stear Yes, you, Sir can.

Council Member Laraway I guess it's simplicity on my part, I know we have Ada County Prosecutors come in here and they give us a line budget of what they need. I think it would be helpful for us and I'm not going to use Adam for an example, but I am, if he got up and said this is how much public or private... I don't care how we do it, but... I need this much because this is what I'm budgeting for. Here's the number and then Parks Department, here's what we're budgeting for. Here's the number... that way, we're understanding where the money is going and why rather than this big number where we really... don't know where everything is going.

City Treasurer Jared Empey Yeah, so...

Council Member Laraway So, that make sense?

City Treasurer Jared Empey Yeah. So, Councilman Laraway, so we provide all the detail in the supporting documents. So, if... maybe if... Nate could scroll down.

Council President Bruce So, Transparent Idaho, actually....

City Treasurer Jared Empey So, if you... so if you scroll down, Nate, this is the detail for the past what is that five or six years, so you'll have budget ,actual, and those all add up to the totals. So, those are... this is the meat of... of everything that... The... the summary page provides. And those say everything that we spend on tools, on... on office supplies, on police services, this is really the... the detail of everything. And so, I mean, one reason that we omitted individual director reports with the budgeting process was to streamline the process since at the staff level, we had already kind of worked those kinks out. And because we had already kind of fine-tuned exactly what everyone was wanting and already balanced everything in the preliminary director negotiations.

In fact, when we went through everything as directors, I believe that we cut \$31 million out of... out of the budget for unnecessary purchases. So, we're definitely cutting down and making sure that our budgets are balancing.

Council President Bruce So, it includes... it includes the General Fund expenditures, which I think is what you were talking about, and it includes Capital Improvement projects as well, plus Law Enforcement, Wastewater.... so, it breaks it all down. That's how it got that total.

City Treasurer Jared Empey Yeah, I mean....

Council President Bruce Did you turn these numbers into the Comptroller correct?

City Treasurer Jared Empey I mean, I believe so, but I'd have to look at exactly what you're referencing, so. But, these are the numbers that... that show the detail of everything.

Council President Bruce So yeah, I think overall we just need more transparency about what... so everyone up here understands it.

Mayor Stear Yeah.

Council Member Bruce What we're spending money on, where it's going, how much we're actually increasing it. Because you know, if we look at this numbers, we see a number here and we have the Treasurer saying, well, you don't want to look at that number which we're putting this out to the... to the community, you know. And, so, when we look at... it... and... and I don't remember even coming out of COVID, I know that you said we... we had tightened our belt. But we weren't laying off people then, we weren't , you know. So, it's hard for me to grasp this kind of growth overtime and... and maybe, you know ,we do it at the State level. What does it take to run the government and then the maintenance, everything it takes to run it and then everything else extra that we need. So, I think maybe discussing it with the directors, especially as we grow into a bigger city, have that discussion so.

Mayor Stear Well, that might work for General Operations and Capital Projects and... and replacement... that type of thing that's going to be hard to put a percentage on, but I think we can certainly do that with estimating population growth and... and system growth, and number of employees that are needed, and we make those requests every year. So, they shouldn't be difficult. Then the question did come up earlier, how often do we do a study on wages for our employees. Those studies are really expensive. What we were able to do actually, I think it was three weeks ago, Nancy... the City of Eagle, did one and Nancy met with them, and we were able to farm off of what they had paid for to get done, so we were able to... to do those crosses that way. We're actually looking at membership into a program that would update every time we put out a request for a new employee. So, then that would keep us current up

to date every time we're looking at a new hire. So, this is a system that I learned about at the conference. So, I think the membership for that was like 600 bucks a year or so that would be very valuable for us as a city to have. Anyway, we're... I've got I...

Council President Bruce Yeah, you got some ideas.

Mayor Stear Yeah. So, I got it through HR to make sure that it fits everything that they want to see and... and work on. So.

Council President Bruce Well, thank you, Jared.

Mayor Stear That's not even a budget request that Jared knows about yet so.

[Laughter]

Council President Bruce Well, and this will give more people context for who's listening, who can come back to the public hearing and have input on it as well. So, I appreciate you taking the time.

Council Member Biggs I do too, and this is... it's fascinating. Well, this is... there's a lot of numbers and a lot of details, so it's... it's helpful to get the explanations. One of the things that I was going back to that I think, Mr. Rocco was mentioning earlier, was that City reserve carryover \$87.6 million and then going back to what Councilman Bruce is saying is how much is enough?

Council President Bruce Yeah.

Council Member Biggs For that and is there... is there flex? You know, instead of taking 6%, we take 3% or something to this for this to give something back to the taxpayer I don't know if that's something on your minds or not but...

Council President Bruce Well and I know we talked about it last year, not taking the 3% of property tax, just the new construction. You know, but also, too, if we're paying for just law enforcement there. You know what... Where... Where is the... the cap of our contracts with Ada County because I think you said that we're paying our total... our... essentially our property tax covers our law enforcement contracts, so. But it gives us some food for thought and we can have more conversation about it down the road. I would like to know where our transfers are.

City Treasurer Specifically for?

Council President Bruce Next year, you know, the transfers that go back and forth in the accounts because I think those, you know, when we spoke before those couldn't...

City Treasurer Jared Empey Yeah. So, they're outlined in the detail pages. So.

Council President Bruce What page?

City Treasurer So, essentially there's transfers between the Latecomers Fund... What is that?

Council President Bruce If you just tell me the fund, I can look it up.

City Treasurer Jared Empey Yeah. So, the Latecomers Fund, there's a transfer between the Latecomers Fund and the Sewer Fund, because the Latecomers Fund is reimbursing the Sewer Fund for the

construction of the Mason Creek Line. And there's also a... a transfer between the Police Impact Fund and the General Fund essentially repaying the General Fund for construction of the of the building here.

Council President Bruce Okay.

Council Member Laraway I have another question for you, Jared.

City Treasurer Jared Empey Sure.

Council Member Laraway Make this simplicity if you will, you say... and I'm looking at, well, that's 2021. What's the police budget for 2025?

City Treasurer Jared Empey So, maybe let's just scroll back to page 265 of the packet.

Council Member Laraway So that's the current one.

City Treasurer Jared Empey So on page 265, I kind of have it outlined here. All the way back to 2017. So, as you can see in 2017, you have our budget, we were about 77% of police. The police budget was 77% of the property tax overall budget and that stayed pretty consistent, you know between 70 and 80% roughly clear up until 2022, '23 roughly. And then once the House Bill 389 got enacted, basically that started that trend kind of started getting really, really close to 100% and now we're basically right at 100%.

So, if... if you take less than less than the maximum amount, it's pretty inadvisable because then essentially you're not funding police services. Also, if you look at the property tax year down below, it shows kind of what the average is for resident paying property taxes in the City, I did an analysis of about 30 properties. Some of them been here, you know, a long time. Some have been here three or four years. And as you can see, if you look at the 2024 number that the average property tax that somebody pays is about \$1400. The height of the property tax bill was about 2021, which is right when House Bill 389 was enacted and that was about... that amount that someone would... would have... was about \$2070. So, as you can see, most people's property taxes have decreased 30% despite the fact that we've taken the 3% and the... the full amount from new construction every year. So really not taking the full amount that we're eligible for is really pretty inadvisable, because we're not funding ourselves.

Mayor Stear And that's City property taxes, not all property taxes.

Council President Bruce Well, I think it's not necessarily we're not funding it. We would just carry a lower balance in our cash carryover.

Council Member Biggs Right.

Council President Bruce So... so it's that... that's just a difference of, again, how much cash should a city government keep on hand for the future.

Council Member Laraway The reason I asked about the police budget being... here in 2017 of 77%, I understand that's years ago, but with the money that Meta has thrown in, does that change the property tax number?

City Treasurer Jared Empey So, it doesn't necess... It hasn't changed the property tax level yet because they haven't began paying yet. Because they haven't gotten their certificate of occupancy yet, so that

hasn't necessarily factored into anything. That said, we did get a mitigation payment, which is making it possible to still fund police services. So, getting rid of carryover balances is essentially eroding our ability to... to subsidize the.... the homeowners, because if you get rid of your carryover balances, that's reducing how much interest you're earning. And if you're reducing how much interest you're earning, then that hole has to be made up somewhere.

Council President Bruce And I didn't say get... get rid of it completely. I think then it goes back to the question of where... what is enough? You know, for... for a government to have. So, that... and that's a difference we can have a discussion on. Now, the other thing I had a question about... the... I know Star does a mitigation fee. Does that... have you looked into that for police services or...?

City Treasurer Jared Empey Yeah, so, the Mayor and I... So, we've looked at that... that really only makes sense at time of annexation or through very specific projects in which the developer is amenable to that. So, we enacted that with project Gemstone, the... the second data center that came before you in April and they were amenable to a mitigation fee. And so really only with specific projects is that really an option. If you do it like Star did, I mean I'm not an attorney, but that's questionable on legal grounds and I don't want to venture into questionable legal grounds.

Mayor Stear And that does the... the monies that Meta has paid us, that does skew the carryover for the General Fund because that's going to be paid out over a period of 21 years. It shows as a carryover from our General Fund, but we have to use that, as we agreed in the contract, over that period of time.

Council President Bruce Time. Okay.

Mayor Stear So... so that money can actually be taken off the top of that, if you're looking at carryover and what we're carrying as a balance on the General Fund. Because that's already contracted, it's going to be spent. It's just sitting there for now. But... but it does skew that number to make it look like we got a lot of extra money.

Council President Bruce Okay... So...

City Treasurer Jared Empey Right.

Mayor Stear That's already accounted for.

City Treasurer Jared Empey Yeah, and... and another issue is... is that just from a general finance standpoint, if you have a fixed service that you're legally required to provide, you should have a... a fixed stream of revenue. Because if you have a variable revenue then you can have a situation where you wake up one morning and you don't have the money to provide the service. So, for that reason we try and have a fixed revenue stream for police services because we're... I mean, as a government, that's really your number one priority is to maintain the safety of your city.

Council President Bruce And do you... do we also fund police services through our Ada County taxes, do you know? That we pay to the county.

City Treasurer Jared Empey I mean...

Council President Bruce I haven't looked. I was just curious.

City Treasurer Jared Empey I mean... I mean...

[Inaudible]

Police Chief Mike Fratusco Mike Fratusco, Chief of Police, City of Kuna, 793 West 4th Street. I believe you have to, due to the jail. I would like to add in there that... if I may, if you look at the City of Star and Eagle, they're playing... paying way over 100% of their property taxes. The City of Kuna, correct me if I'm wrong, I sent that information out. Our... our taxpayers pay the least amount amongst any city in Ada County for law enforcement.

Council President Bruce 88% is what it says here, right?

Police Chief Mike Fratusco The yearly report I sent out to you gentlemen through e-mail will show you that we are... City of Kuna, pays the least amount for law enforcement.

Mayor Stear That was broken down in dollars per citizen.

Council President Bruce Sorry, I was talking about what Jared had provided in the packet. He broke down... it broke it down for us. And I'm not saying get rid of it. I don't want to. I just want to clarify that I just, you know, I think, but thank you for the conversation. I don't have anything else.

Mayor Stear And then I think that you've had some questions about what to do that you're speaking... working through on House Bill 389. I think Jared's got some good insight for that. If you want to have an offline discussion with him about what that looks like.

Council President Bruce Yeah. And just trying to figure out what you know how that's constrained us, you know, for services like that that need to be maintained. So... so.

City Treasurer Jared Empey Yeah. So, Councilman Bruce, just as an aside, if we have the same levy rate that we did in 2021, we could fund nine more officers.

Council President Bruce Okay.

City Treasurer Jared Empey And that... that's just the... the effect that House Bill 389 of 2021 has had, we could fund nine more officers than we currently have. And that was after House Bill 389 was implemented for one year.

Council President Bruce Awesome. I don't have any other questions. I appreciate the conversation. I just, I think, you know, if we get it to where we can discuss it with the directors like we... did.. like we talked about, that'd be better.

Mayor Stear Okay, alright.

Council President Bruce You know, just as a whole for the Community, for the Council, for.

Mayor Stear Okay, very good.

Council President Bruce Thank you, Jared.

Mayor Stear Alright. No further questions for Jared and we'll be back with that again next time, so.

8. Ordinances:

9. Executive Session:

(Timestamp 01:01:27)

- A. Consideration to enter Executive Session under Idaho Code 74-206 (1)(f) To communicate with legal counsel for the public agency to discuss the legal ramifications of and legal options for pending litigation, or controversies not yet being litigated but imminently likely to be litigated.

(Timestamp 01:01:27)

Mayor Stear We do need an executive session if you would motion.

Council President Bruce Who do we need?

Mayor Stear We will need legal and Jared and who else we need? I think that's it for this discussion.

Council President Bruce I move, we adjourn to Executive Session under Idaho Code 74-206 (1)(F) with the legal team and Jared and Council and the Mayor.

Council Member Laraway Second.

Mayor Stear Motion made and seconded. Is there any further discussion on the motion? All right. All those in favor say 'aye.'

All Council Members Aye.

Mayor Stear Any opposed? Motion carries. And that's all we're going to have tonight. We aren't going to make any decisions in Executive Session, so.

(Timestamp 01:01:44)

Motion To: Enter Executive Session Under Idaho Code 74-206(1)(F)

Motion By: Council Member Bruce

Seconded By: Council Member Laraway

Further Discussion: None

Members Voting Aye: Council Members Laraway, Biggs, Bruce

Members Voting Nay: None

Members Absent: Council Member McPherson

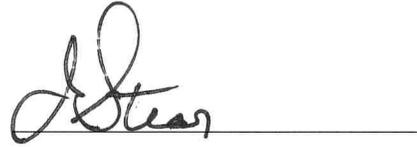
Via: Voice Vote

3-0-1

10. Mayor/Council Announcements:

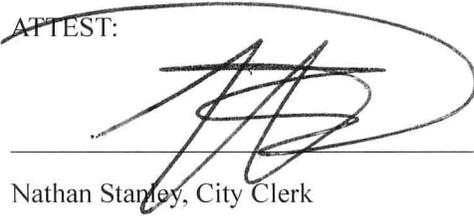
11. Adjournment:

Adjournment at 7:34 P.M.



Joe L. Stear, Mayor

ATTEST:



Nathan Stanley, City Clerk



Minutes prepared by Garrett Michaelson, Deputy City Clerk & Cortnee Manning, City Clerk's Office

Date Approved: CCM 07.15.2025



CITY OF KUNA
 751 W 4th Street • Kuna, ID 83634
 (208) 922-5546 • www.kunacity.id.gov



City Council Public Comment Sign-In Sheet
 July 01, 2025

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.

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| Name <i>Michael Rocco</i> | Name | Name |
| Address <i>1086 E. Fort Erie St</i> | Address | Address |
| City, State, ZIP <i>KUNA</i> | City, State, ZIP | City, State, ZIP |
| Topic: <i>2026 Budget</i> | Topic: | Topic: |
| Name | Name | Name |
| Address | Address | Address |
| City, State, ZIP | City, State, ZIP | City, State, ZIP |
| Topic: | Topic: | Topic: |
| Name | Name | Name |
| Address | Address | Address |
| City, State, ZIP | City, State, ZIP | City, State, ZIP |
| Topic: | Topic: | Topic: |
| Name | Name | Name |
| Address | Address | Address |
| City, State, ZIP | City, State, ZIP | City, State, ZIP |
| Topic: | Topic: | Topic: |



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| Name | Name | Name |
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| Topic: | Topic: | Topic: |
| Name | Name | Name |
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| City, State, ZIP | City, State, ZIP | City, State, ZIP |
| Topic: | Topic: | Topic: |
| Name | Name | Name |
| Address | Address | Address |
| City, State, ZIP | City, State, ZIP | City, State, ZIP |
| Topic: | Topic: | Topic: |
| Name | Name | Name |
| Address | Address | Address |
| City, State, ZIP | City, State, ZIP | City, State, ZIP |
| Topic: | Topic: | Topic: |
| Name | Name | Name |
| Address | Address | Address |
| City, State, ZIP | City, State, ZIP | City, State, ZIP |
| Topic: | Topic: | Topic: |
| Name | Name | Name |
| Address | Address | Address |
| City, State, ZIP | City, State, ZIP | City, State, ZIP |
| Topic: | Topic: | Topic: |



CITY OF KUNA

751 W 4th Street • Kuna, ID 83634
 (208) 922-5546 • www.kunacity.id.gov

City Council Public Hearing Sign-In Sheet
 July 1, 2025

Case No.: 25-02-AN

Case Name: Hudon Annexation

| | |
|---|---|
| <input type="checkbox"/> Testify <input type="checkbox"/> NOT Testify | <input type="checkbox"/> Testify <input type="checkbox"/> NOT Testify |
| Name | Name |
| Address | Address |
| City, State, ZIP | City, State, ZIP |
| <input type="checkbox"/> Testify <input type="checkbox"/> NOT Testify | <input type="checkbox"/> Testify <input type="checkbox"/> NOT Testify |
| Name | Name |
| Address | Address |
| City, State, ZIP | City, State, ZIP |
| <input type="checkbox"/> Testify <input type="checkbox"/> NOT Testify | <input type="checkbox"/> Testify <input type="checkbox"/> NOT Testify |
| Name | Name |
| Address | Address |
| City, State, ZIP | City, State, ZIP |
| <input type="checkbox"/> Testify <input type="checkbox"/> NOT Testify | <input type="checkbox"/> Testify <input type="checkbox"/> NOT Testify |
| Name | Name |
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| City, State, ZIP | City, State, ZIP |

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| City, State, ZIP | City, State, ZIP |
| <input type="checkbox"/> Testify <input type="checkbox"/> NOT Testify | <input type="checkbox"/> Testify <input type="checkbox"/> NOT Testify |
| Name | Name |
| Address | Address |
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| <input type="checkbox"/> Testify <input type="checkbox"/> NOT Testify | <input type="checkbox"/> Testify <input type="checkbox"/> NOT Testify |
| Name | Name |
| Address | Address |
| City, State, ZIP | City, State, ZIP |
| <input type="checkbox"/> Testify <input type="checkbox"/> NOT Testify | <input type="checkbox"/> Testify <input type="checkbox"/> NOT Testify |
| Name | Name |
| Address | Address |
| City, State, Zip | City, State, Zip |



CITY OF KUNA

751 W 4th Street • Kuna, ID 83634
 (208) 922-5546 • www.kunacity.id.gov

City Council Public Hearing Sign-In Sheet
 July 1, 2025

Case No.: 25-01-DAN (De-Annexation)

Case Name: 6820 S Ten Mile Road

| | |
|---|---|
| <input type="checkbox"/> Testify <input type="checkbox"/> NOT Testify | <input type="checkbox"/> Testify <input type="checkbox"/> NOT Testify |
| Name | Name |
| Address | Address |
| City, State, ZIP | City, State, ZIP |
| <input type="checkbox"/> Testify <input type="checkbox"/> NOT Testify | <input type="checkbox"/> Testify <input type="checkbox"/> NOT Testify |
| Name | Name |
| Address | Address |
| City, State, ZIP | City, State, ZIP |
| <input type="checkbox"/> Testify <input type="checkbox"/> NOT Testify | <input type="checkbox"/> Testify <input type="checkbox"/> NOT Testify |
| Name | Name |
| Address | Address |
| City, State, ZIP | City, State, ZIP |
| <input type="checkbox"/> Testify <input type="checkbox"/> NOT Testify | <input type="checkbox"/> Testify <input type="checkbox"/> NOT Testify |
| Name | Name |
| Address | Address |
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| Name | Name |
| Address | Address |
| City, State, Zip | City, State, Zip |

KUNA

IDAHO

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



EXECUTIVE SESSION MINUTES Tuesday, July 01, 2025

1.) Executive Session

Authority: Idaho Code 74-206 (1)(f) To communicate with legal counsel for the public agency to discuss the legal ramifications of and legal options for pending litigation, or controversies not yet being litigated but imminently likely to be litigated.

Start Time: 7 : 05

Persons Present:

Title:

| | |
|--|-----------------------|
| | COUNCIL PERSON |
| | Council Person |
| | Council Pres |
| | Treasurer |
| | Attorney |
| | Mayor |
| | Public Works Director |
| | |
| | |
| | |

Motion to Exit Executive Session By: Bruce
Second on Motion to Exit Executive Session By: Biggs

All In Favor: _____, _____, _____, _____
All Opposed: _____, _____, _____, _____

End Time: 7 : 34

Information Received; No Action Taken.

Pursuant to Idaho Code §74-205 (2) Minutes pertaining to an executive session shall include a reference to the specific statutory subsection authorizing the executive session and shall also provide sufficient detail to identify the purpose and topic of the executive session but shall not contain information sufficient to compromise the purpose of going into executive session.