

A Meeting of the Meridian City Council was called to order at 6:00 p.m. Tuesday, September 16, 2025, by Vice-President Liz Strader.

Members Present: Luke Cavener, Liz Strader, John Overton, Doug Taylor, Anne Little Roberts and Brian Whitlock.

Members Absent: Robert Simison.

Other Present: Chris Johnson, Bill Nary, Nick Napoli.

**ROLL-CALL ATTENDANCE**

|                                                         |                                                    |
|---------------------------------------------------------|----------------------------------------------------|
| <input checked="" type="checkbox"/> Liz Strader         | <input checked="" type="checkbox"/> Brian Whitlock |
| <input checked="" type="checkbox"/> Anne Little Roberts | <input checked="" type="checkbox"/> John Overton   |
| <input checked="" type="checkbox"/> Doug Taylor         | <input checked="" type="checkbox"/> Luke Cavener   |
| _____ Mayor Robert E. Simison                           |                                                    |

Strader: Okay. I call the Meridian City Council regular meeting to order. Today is Tuesday, September 16th, 2025. It is 6:00 o'clock p.m. and we will begin this City Council meeting with roll call attendance.

**PLEDGE OF ALLEGIANCE**

Strader: Okay. Everyone, please, join me in the Pledge of Allegiance.

(Pledge of Allegiance recited.)

**COMMUNITY INVOCATION**

Strader: Okay. Thank you. I would like to recognize Pastor Vinnie Hanke for the community invocation. Please join us in prayer or take this as a moment of silent reflection.

Hanke: Members of the City Council, thank you once again for the opportunities to come and pray for you. God, I thank you for this evening. I thank you for the servants of our city. I pray tonight as they conduct their business that you might grant them wisdom and discernment, that they might execute judgment with justice and righteousness. Father, we pray for our city. Its officials. Its staff. Its public servants. Its teachers and its families. We ask that we might be a lighthouse in the Treasure Valley. We ask that we might be a city in which neighbors love one another, demonstrate kindness and hospitality and generosity to all who would cross our path and we ask these things in the name of Christ, amen. Thank you.

**ADOPTION OF AGENDA**

Strader: Thank you, Pastor. Okay. With that we will move on to adoption of the agenda.

Overton: Madam Vice-President?

Strader: Councilman Overton.

Overton: We have one change to the agenda. We need to vacate the Executive Session at the end and outside of that change I move that we adopt the agenda as published.

Whitlock: Second.

Strader: Okay. I have a motion and a second to approve the amended agenda. All those in favor, please, signify by saying aye. Opposed? Okay. The ayes have it and the agenda is agreed to.

MOTION CARRIED: ALL AYES.

### **PUBLIC FORUM – Future Meeting Topics**

Strader: Mr. Clerk, do we have anyone signed up under public forum?

Johnson: Madam Vice-President, yes. Pastor Hanke speaking about a Kleiner Park event.

Strader: Okay. Thank you very much, Pastor Hanke. You will be recognized for up to three minutes. If you could, please, state your name and address for the record as well.

Hanke: Yeah. My name is Vinny Hanke. We reside at 4034 North Breeze Creek Place in Meridian. I just want to thank the Mayor and the staff and the Parks Department for the event at Kleiner Park this last weekend. The arts festival. My family and I got to participate in the chalk art competition with my two teenage daughters and we just had a great time and so just wanted to express our thanks and enjoyment of the work that the city does and we love living here. That was all. Thank you.

Strader: Thank you so much.

Hanke: My pleasure.

Strader: Okay. All right. And, Mr. Clerk, was there anyone else signed up?

Johnson: Madam Vice-President, that was everyone.

### **RESOLUTIONS [Action Item]**

**1. Resolution 25-2537: A Resolution Adopting the Fiscal Year 2026 Rate Schedule of Solid Waste Collection and Disposal Services; Authorizing the Finance Department to Collect Such Fees; and Providing an Effective Date**

Strader: Okay. Fantastic. With that we will move on to our Resolutions. First we have Resolution No. 25-2537, resolution adopting the fiscal year 2026 rate schedule of solid waste collection and disposal services, authorizing the Finance Department to collect such fees and providing an effective date. All right. Okay. Council?

Overton: Madam Vice-President.

Strader: Councilman Overton.

Overton: I move that we approve Resolution 25-2537.

Taylor: Second.

Strader: Okay. I have a motion and a second to approve Resolution 25-2537. Is there any discussion? Okay. With that we will go ahead and -- do we need a roll call vote on this?

Johnson: Madam Vice-President, I'm not entirely sure, but I'm happy to do one.

Strader: Okay. Let's go ahead.

Roll Call: Cavener, yea; Strader, yea; Overton, yea; Little Roberts, yea; Taylor, absent; Whitlock, yea.

Strader: Okay. All ayes. The motion carries and Resolution 25-2537 is adopted.

**MOTION CARRIED: ALL AYES.**

Strader: With that we will move on to our Action Items this evening. Just to preview, I think for members of the public, on Item 2 the applicant has requested a remand to the Planning and Zoning Commission and on Item 3 the applicant is requesting a continuance. So, I just wanted to let everybody know that that -- that those requests were made.

**ACTION ITEMS**

**2. Public Hearing for Farrington Heights Subdivision RZ, PP, MDA (H-2025-0016) by Studio H Architects, generally located at the NW corner of E. Pine Ave. and N. Adkins Ave.**

- A. Request: Rezone of 4.68 acres of land from the R-4 to the R-15 zoning district.
- B. Request: Preliminary Plat consisting of 4.68 acres of land from the R-4 to the R-15 zoning district, consisting of 30 building lots and 7 common lots.
- C. Request: Development Agreement Modification to terminate the existing development agreement and establish a new one.

Strader: Okay. So, with that I would like us to go ahead and we will open the public hearing for Item 2, the Farrington Heights Subdivision, H-2025-0016, and I will recognize Nick Napoli to kick us off.

Napoli: Good morning, Members of the Council. So, yes, Item 2 for Farrington Heights, the applicant is requesting to be remanded back to the Planning and Zoning Commission. The Planning and Zoning Commission was recommending denial of the project and the applicant would like to make some changes to the plat to better address the neighbors' concerns before bringing it in front of you guys and that does require some revised drawings that would do a new staff report for the Planning and Zoning Commission, which would get a new recommendation, which will, then, be brought before you guys shortly. So, I guess do you have any questions? I will stand for any questions you guys have at this time.

Strader: Okay. Thank you very much, Nick. City Council, any questions?

Overton: Seems appropriate.

Strader: Okay. I have a question. I think it's more of a legal question, but is there -- do we need to keep our public hearing open to go ahead and remand this back? I guess a question for legal counsel, if Emily has a thought.

Kane: Madam Vice-President, Members of Council, this -- the public hearing would be closed and, then, the Planning and Zoning Commission would take it from there.

Strader: Okay. All right. Fantastic. I think we understand the order of operations that we are going in. All right. Council?

Overton: Madam Vice-President?

Strader: Councilman Overton.

Overton: I move that we close the public hearing for Farrington Heights Subdivision, H-2025-0016.

Little Roberts: Second.

Strader: Okay. I have a motion and a second to close the public hearing on Item 2. Is there any discussion? Okay. All right. Hearing none, all in favor signify by saying aye. Okay. Opposed nay? Okay. The ayes have it and the public hearing is closed.

MOTION CARRIED: ALL AYES.

Strader: Councilman Overton.

Overton: Madam Vice-President, I move that we remand Farrington Heights Subdivision, H-2025-0016, back to the Planning and Zoning Commission. The applicant needs to address concerns of neighbors and being revised it will come back to the City Council at a future date, undetermined at this time.

Little Roberts: Second.

Strader: Okay. We have a motion and a second to remand H-2025-0016 back to the Planning and Zoning Commission. I will ask the clerk to call roll on that vote.

Roll Call: Cavener, yea; Strader, yea; Overton, yea; Little Roberts, yea; Taylor, yea; Whitlock, yea.

Strader: Okay. All ayes and the motion carries and that item has been remanded back to Planning and Zoning.

MOTION CARRIED: ALL AYES.

**3. Public Hearing for Latitude Forty Three Subdivision (H-2024-0059) by Rodney Evans + Partners, LLC., located at 675, 715 and 955 S. Wells St.**

- A. Request: Annexation of 17.27 acres of land with R-8 (13.78 acres), R-15 (2.42 acres) and C-N (1.07 acres) zoning districts.
- B. Request: Preliminary Plat to re-subdivide lots 7, 21 and 22, Magic View Subdivision, Amended into 79 residential lots, 1 commercial lot and 11 common/other lots on 15.97 acres of land in the R-8, R-15 and C-N zoning districts.

Strader: With that we will move on to Item 3, a public hearing for Latitude Forty Three Subdivision, H-2024-0059, and we will go ahead and turn this over to Nick again for staff comments.

Napoli: Madam Vice-President, Members of the Council, so, yes, Latitude Forty Three is requesting a continuance and also requires a continuance. They are requesting it to be October 14th in order to allow for additional time to obtain information resolving traffic circulation issues in the area. So, I will stand for any questions you guys have.

Strader: A quick question. It sounds like this is actually a required continuance. Is that accurate, just in terms of noticing and the requirements being met for a public hearing?

Napoli: Madam Vice-President, that is correct.

Strader: Okay So, with that I would love to entertain a motion for continuance.

Overton: Madam Vice-President?

Strader: Councilman Overton.

Overton: I move that we continue Latitude Forty Three Subdivision, project H-2024-0059, until October 14th.

Little Roberts: Second.

Strader: Okay. We have a motion and a second to continue Item 3 to October 14th. All those in favor signify by saying aye. Opposed? Okay. The ayes have it and the item is continued.

MOTION CARRIED: ALL AYES.

## **FUTURE MEETING TOPICS**

Strader: With that we will move on to Future Meeting Topics. Does anyone have a future meeting topic that they would like to propose? Council President Cavener, we don't want to leave you out, since you are virtual.

Cavener: I'm good. Thank you.

Strader: All right. Not a lot tonight. So, with that we vacated our Executive Session. I will entertain a motion to adjourn the meeting.

Overton: Madam Vice-President?

Strader: Councilman Overton.

Overton: Move that we adjourn.

Little Roberts: Second.

Strader: Okay. Great. I have a motion and a second to adjourn the meeting. All in favor signify by saying aye. Opposed? Okay. The ayes have it and we are adjourned.

Cavener: Council Vice-President, exceptional job. Appreciate you holding the fort.

MOTION CARRIED: ALL AYES.

MEETING ADJOURNED AT 6:10 P.M.

(AUDIO RECORDING ON FILE OF THESE PROCEEDINGS)

|                                     |                        |
|-------------------------------------|------------------------|
| _____<br>VICE-PRESIDENT LIZ STRADER | _____<br>DATE APPROVED |
|-------------------------------------|------------------------|

ATTEST:

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CHRIS JOHNSON - CITY CLERK