

**NEW MEADOWS CITY COUNCIL MEETING MINUTES  
HELD MONDAY, October 23, 2023 AT 6:30 P.M.  
CITY COUNCIL CHAMBERS, 401 VIRGINIA STREET, NEW MEADOWS**

**ROLL CALL / PLEDGE OF ALLEGIANCE**

Present at City Hall were Council Members Jeff Parnett, Josh Carr, Troy Black, Shiloh Ryker, and Mayor Julie Good.

Staff present at City Hall were Kyla Gardner and Brianna Hoxie. City Attorney Dick Stubbs was present via zoom.

Public Present at City Hall were Kristie Scott, Bill & Donna Brown, Dave Elledge, Lawanna Brown, Dollie Black, John Keehner, and Nikki Crogh. Ian Hoffman and Drew Dodson joined via zoom.

Mayor Good opened the meeting at 6:30 P.M and led the Pledge of Allegiance.

Kyla Gardner read the mission statement.

**PUBLIC INPUT**

There was no public input.

**REPORTS**

Mayor's Report

See Attached

**DISCUSSION ITEMS**

Short Term RV Use Permit Application

- The City Council went over the short term RV use permit and decided that it was good. No changes needed.

**PUBLIC HEARINGS**

Public Hearing- Crossroads Lots 4-6- Design Review

Opening of the Hearing

Mayor Good opened the hearing at 6:36 P.M.

Applicant Presentation

David Elledge gave a presentation on the project with changes in the design to fit what the City Council had requested. Ian Hoffman was also present to answer questions about the structure of the building and any landscaping questions.

Testimony

Jon Keehner 3100 Highway 55 New Meadows Idaho spoke on the Crossroads project as to what he would like to see happen with making this project a great place to rent. He would like to see it a pet friendly environment. Jon would also like to see that they are using local equipment and supplies as they start to build so it is giving back to the community in full.

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Final Questions from Governing Body

Council member Black was concerned with EMS not being able to have an alternate access route to get out, in case of an emergency.

Mayor Good asked about the landscaping barrier and snow cleats.

Close of the Public Hearing

Mayor Good closed Hearing at 7:02 P.M

Public Hearing – 309 S Heigho- Design Review

Opening of the Hearing

Mayor Good opened the hearing at 7:02 P.M.

Applicant Presentation

Bill & Donna Brown presented an update presentation on what the project will look like.

Testimony Opposed to the Application

Nikki Crogh of 217 Peterson Memorial Ave spoke on behalf of her father in law who lives at 308 S Heigho with concerns on where the snow will be stored and if they will be long term or short term rentals.

Final Questions from Governing Body

No Questions

Close of the Public Hearing

Mayor Good Closed the Public Hearing at 7:12 PM

Public Hearing – 309 S Heigho- Conditional Use Permit

Opening of the Hearing

Mayor Good opened the hearing at 7:12 P.M.

Mayor Good gave a review of the Conditional Use Permit.

Testimony

No Public input

Final Questions from Governing Body

No Questions

Close of the Public Hearing

Mayor Good closed the public hearing at 7:14 PM

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**ACTION ITEMS**

Design Review- Crossroads Lots 4-6

- Council Member Ryker moved to approve the Design Review for Crossroads Lots 4-6 with the stipulations requiring a landscaping barrier on the part of property that touches Hwy 55 and a secondary exit plan for emergency vehicles which will be confirmed between David Elledge, Mayor Good and Council Member Black. Council Member Parnett seconded the motion. Roll Call Vote Parnett- yes, Carr- yes, Ryker- yes Black- yes. Motion carried.

Design Review- 309 S. Heigho

- Council Member Ryker moved to approve the Design Review for 309 S Heigho with the condition that the garage is painted to match the tiny homes, and the old foundation is removed by October 23, 2024. Removal of the shed, foundations placed around the home and gravel driveways are to be completed within 90 days. Council member Carr seconded the motion. Roll Call Vote Parnett- yes, Carr- yes, Ryker- yes Black- yes. Motion carried.

Conditional Use Permit- 309 S. Heigho

- Council Member Ryker moved to approve the Conditional Use Permit for 309 S Heigho to put tiny homes in the R2 zone with the stipulation that it cannot be rented daily weekly or for less than 30 days and the CUP will expire on October 23, 2027. Council Member Parnett seconded the motion. Roll Call Vote Parnett- yes, Carr- yes, Ryker- yes Black- yes. Motion carried.

Lot Line Adjustment- 309 S Heigho

- Council Member Ryker moved to approve the Lot Line Adjustment at 309 S Heigho making it four fairly even parcels of 78.5 feet by 60 feet. Council member Parnett seconded the motion. Roll Call Vote Parnett- yes, Carr- yes, Ryker- yes Black- yes. Motion carried.

Brown's Mountain Recycling CUP Determination

- Council member Carr moved to acknowledge the violation of the Brown's Mountain Recycling CUP. Council Member Parnett seconded the motion. Roll Call Vote Parnett- yes, Carr- yes, Ryker- yes Black- yes. Motion carried.

Back-up Operator Contract – Warren Drake

- Council Member Parnett moved to approve the Back-up Operator Contract with Warren Drake. Council Member Carr seconded the motion. Roll Call Vote Parnett- yes, Carr- yes, Ryker- yes Black- yes. Motion carried.

Secondary Employment Agreement – Brianna Hoxie

- Council Member Ryker moved to approve a secondary employment agreement for Brianna Hoxie. Council member Parnett seconded the motion. Voice Vote indicated no opposition to the motion with all members signifying yes. Motion carried.

Ordinance 397-2023 Bond Ordinance

- Council Member Carr moved to introduce Ordinance 397-2023 Bond Ordinance, and suspend the rules requiring three separate readings on three separate days and read by

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title only once. Council member Parnett Seconded. Voice Vote indicated no opposition to the motion with all members signifying yes. Motion carried.

- City Clerk Gardner Read by Title only.
- Council Member Carr moved to approve Ordinance 397-2023 Bond Ordinance. Council Member Parnett Seconded. Roll Call Vote Ryker- yes, Black- yes, Parnett-yes Carr-yes. Motion carried.

#### Ordinance TBD-2023 Zoning Amendment – Tiny Homes

- Council Member Black moved to introduce Ordinance TBD-2023 Zoning Amendment – Tiny Homes, and suspend the rules requiring three separate readings on three separate days and read by title only once and change the verbiage on letter H. Council Member Carr seconded. Voice Vote indicated no opposition to the motion with all members signifying yes. Motion carried.
- City Clerk Gardner Read by Title only.
- Council Member Black moved to approve Ordinance TBD-2023 Zoning Amendment – Tiny Homes and change the verbiage on letter H. Council Member Ryker seconded. Roll Call Vote Ryker- yes, Black- yes, Parnett-yes Carr-yes. Motion carried.

#### Ordinance TBD-2023 Yard Amendment

- Council Member Parnett moved to introduce Ordinance TBD-2023 Yard Amendment, and suspend the rules requiring three separate readings on three separate days and read by title only once. Council Member Carr seconded. Voice Vote indicated no opposition to the motion with all members signifying yes. Motion carried.
- City Clerk Gardner Read by Title only.
- Council Member Parnett moved to approve Ordinance TBD-2023 Yard Amendment. Council Member Black seconded. Roll Call Vote Ryker- yes, Black- yes, Parnett-yes Carr-yes. Motion carried.

#### Torch Towing Heaters

- Council Member Carr moved to approve the bid by All Season for Torch Towing Heaters at the Industrial Park. Council Member Ryker seconded the motion. Roll Call Vote Ryker-yes, Parnett-yes Carr-yes. Motion carried.
- Council Member Black abstained from voting due to conflict of interest.

#### Displacement RV Use Permit- Brown

- Tabled

#### Surplus Property Declaration & Bid

- Council Member Ryker moved to put the surplus property from the old meat shop and old county shop as a package deal and put it out for bid, Council Member Parnett seconded the motion. Voice Vote indicated no opposition to the motion with all members signifying yes. Motion carried.

### CONSENT AGENDA

City Clerk Gardner polled the City Council to confirm they had reviewed the minutes.

The Consent Agenda included September 25<sup>th</sup> and October 10<sup>th</sup>, 2023 meeting minutes, Paid & Pending Claims approval list.

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- Council Member Carr moved to approve the Consent Agenda; Council Member Ryker seconded the motion. Voice Vote indicated no opposition to the motion with all members signifying yes. Motion Carried.

**FUTURE MEETING TOPICS**

Future meeting topics included, Water Rate Review, Field trip, RV Use Permit, drawing Industrial park sign Hunters design, flags on Miller and Virginia, Chamber of commerce, definition long term and short term housing.

**ADJOURNMENT**

The meeting was adjourned at 8:45 P.M.

\_\_\_\_\_  
Julie A. Good, Mayor

ATTEST: \_\_\_\_\_  
Kyla Gardner, City Clerk

DRAFT