



City Council

Regular Meeting

~ Minutes ~

480 East Avenue North
Ketchum, ID 83340
<http://ketchumidaho.org/>

Monday, November 16, 2015

5:30 p.m.

Ketchum City Hall

Present: Mayor Nina Jonas
Council President Michael David
Councilor Anne Corrock
Councilor Jim Slanetz
Councilor Baird Gourlay

Also Present: Ketchum City Administrator Suzanne Frick
Ketchum City Attorney Susan Buxton
Director of Planning & Building Micah Austin
Director of Public Works/City Engineer Robyn Mattison
Recording Secretary Robin Crotty

1. CALL TO ORDER

Mayor Nina Jonas called the meeting to order at 5:30 pm.

2. CONSENT CALENDAR

a. Approval of Minutes: Regular Meeting November 2, 2015

b. Approval of Current Bills and Payroll Summary

Motion to approve Consent Calendar

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Michael David, Council President
SECONDER:	Baird Gourlay, Councilor
AYES:	Michael David, Anne Corrock, Baird Gourlay, Jim Slanetz

c. Recommendation to approve Dozer rental for snow removal – Robyn Mattison, Public Works Director/City Engineer

Robyn Mattison, Public Works Director/City Engineer reported on the history of the dozer rental and asked for council to approve the contract with Rentco for the equipment rental.

Motion to approve the contract with Rentco for equipment rental.

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Michael David, Council President
SECONDER:	Baird Gourlay, Councilor
AYES:	Michael David, Anne Corrock, Baird Gourlay, Jim Slanetz

3. COMMUNICATIONS FROM MAYOR AND COUNCILORS

There was a discussion regarding the Fire Marshall position. Suzanne Frick City Administrator explained the thought process behind the decision to extend the application process by one week. There was a discussion among council as to if they should be involved in the decision as to how this has been handled and who's responsibility it is to handle it.

Mayor Nina Jonas explained her thought process behind her decision as to how this was handled. Suzanne Frick, City Administrator explained the internal process.

Council President Michael David brought up home mail delivery in Ketchum. Mayor Nina Jonas asked for suggestions as to how to address this. Councilor Baird Gourlay explained the discussions that were had in the past. Suzanne Frick City Administrator said we could reach out to the post office and learn what the process is and bring it back to council for further discussion.

Councilor Anne Corrock brought up what she referred to as the "RV Issue". She would like to be able to work with staff to figure out how we can be friendlier with RV users and asked for the Mayor's permission to work with staff. Councilor Jim Slanetz and Councilor Anne Corrock will work together to work on RV's and camping areas.

Councilor Anne Corrock talked about council members attending a webinar and if it needs to be noticed. Susan Buxton Attorney said to just notice that council will be watching a webinar and that the public is invited with a 24 hour meeting notice.

4. COMMUNICATIONS FROM THE PUBLIC**a. Communications from the public. For items not on the agenda.**

Amanda Breen , Attorney and resident 291 2nd Street and a business owner at 371 Walnut Ave. N. She promoted mail delivery in Ketchum and talked about environment and quality of life. She said she agrees this is a community project and asked for City support and asked for one of the council to work with her to form a committee and move forward with this.

Rebecca Rush voiced concerns regarding the Fire Department job opening issue and how it was handled. She asked that the original posting be a promotion rather than a job opening.

Karen McCall, Ketchum Energy Advisory Committee - Talked about ribbon cutting for the Ore Wagon Solar Panel installation, December 17, 2015 and invited council to participate. Electric car charging areas were discussed.

Erica Lidstrom would like to announce a program that will help with energy efficiency and solar energy adoption.

5. COMMUNICATIONS FROM STAFF**a. Recommendation to amend ordinance language regarding camping on city property – Sharon Arms, Special Events Coordinator**

Sharon Arms, City Event Coordinator presented requesting adding verbiage to allow camping in city parks when approved with a special event application. There was a discussion regarding camping and recreational vehicles. Sharon Arms explained that each application will be looked at individually.

Mayor Nina Jonas asked for public comment.

Rebecca Rush, citizen voiced her support of this approval.

Public comment closed.

Councilor Anne Corrock pointed out that this will promote business through-out the city. Council President Michael David pointed out that this is not for just this one event. This is a role model event for future events.

Motion to approve Ordinance 1144 to amend Municipal Code 12.28.020 and 12.28.010 to read, "No person shall camp or sleep on city property or in the city right of way within the City of Ketchum, Idaho, from ten o'clock (10:00) P.M. to eight o'clock (8:00) A.M. except as associated with and approved through a Special Event License Application.

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Michael David, Council President
SECONDER:	Baird Gourlay, Councilor
AYES:	Michael David, Anne Corrock, Baird Gourlay, Jim Slanetz

b. Recommendation to approve snow plowing on Neil's Way – Robyn Mattison, Public Works Director/City Engineer

Brian Christiansen, Street Superintendent gave the history of plowing Neil's way and the ability to continue plowing by contract.

Mayor Nina Jonas asked for public comment. – No Comment.

Motion to approve contract to plow Neil's way.

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Jim Slanetz, Councilor
SECONDER:	Michael David, Council President
AYES:	Michael David, Anne Corrock, Baird Gourlay, Jim Slanetz

c. LRHIP Funding Opportunity for Transportation Plan Update – Robyn Mattison, Public Works Director/City Engineer

Robyn Mattison Director of Public Works/City Engineer outlined the transportation plan and the update that is available. She talked about the requirements of the grant. The current plan was done in April of 2014. Things have changed and this is a great opportunity to update the plan. We are eligible for the full \$50,000 since we have never received this grant in the past.

Robin Mattison recommends that council allow staff to proceed with the LRHIP Funding opportunity for Transportation Plan Update.

Councilor Anne Corrock asked about accomplishments from the previous plan. Robyn Mattison gave an overview of what has and has not been accomplished.

Mayor Nina Jonas asked for public comment. – No comments.

Motion to go forward with the grant application process.

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Jim Slanetz, Councilor
SECONDER:	Baird Gourlay, Councilor
AYES:	Michael David, Anne Corrock, Baird Gourlay, Jim Slanetz

6. RESOLUTIONS & ORDINANCES

a. Recommendation to Adopt Resolution No. 15-025 accepting the canvassed election results from the Blaine County Board of Commissioners – Robin Crotty, Interim City Clerk

Robin Crotty Interim City Clerk presented the resolution and read the results of the election. Ketchum City Council 4 year term. Jim Slanetz and Michael David were re-elected. Jim Slanetz -280, Michael David – 264, Neil Morrow – 171, Mickey Garcia - 64

Mayor Nina Jonas asked for public comment. No comments.

Motion to adopt Resolution 15-025 accepting the canvassed election results from the Blaine County Board of Commissioners and proclaiming the results of the General Municipal Election held in the city of Ketchum, Idaho, on Tuesday, November 3, 2015, as final.

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Baird Gourlay, Councilor
SECONDER:	Anne Corrock, Councilor
AYES:	Michael David, Anne Corrock, Baird Gourlay, Jim Slanetz

7. PUBLIC HEARINGS

a. Discussion and Consideration of the Amended and Restated Phased Development Agreement Between the city of Ketchum and IEG Thunder Spring LLC Micah Austin, Director of Planning and Building

Mayor Nina Jonas outlined the new procedure for the hearing process.

David Hutchinson, Applicant said they are comfortable with the agreement.

There were no questions from Council.

Micah Austin, Director of Planning & Building said that the agreement fulfills all obligations and explained that the document has changed slightly. Susan Buxton City Attorney talked about the changes in the agreement.

No questions from council

Micah Austin Director of Planning & Building said there were 3 written comments that were included in last meetings packet. Attorney Susan Buxton talked about the Lien and clarified exactly what the lien means to the city. The lien will come to us at the time of the building permit.

Mayor Nina Jonas asked for public comment. No comments.

Councilors Baird Gourlay and Jim Slanetz thanked the applicant and said it is a fair deal.

Councilor Anne Corrock is not comfortable with the terms.

Council President Michael David said he appreciates this opportunity to clean this up.

Motion to approve the Amended and Restated Phased Development Agreement between the City of Ketchum and IEG Thunder Spring LLC with adding first position language to paragraph 4.

RESULT:	ADOPTED [3 TO 1]
MOVER:	Baird Gourlay, Councilor
SECONDER:	Michael David, Council President
AYES:	Michael David, Baird Gourlay, Jim Slanetz
NAYS:	Anne Corrock

Break at 6:48 pm.

- b. **Public Hearing and consideration of Ordinance 1142 to amend Ordinance 1076 to revise the composition of the board positions of the Urban Renewal Agency Board of Commissioners as appointed by the Mayor and City Council—Micah Austin, Director of Planning and Building**

Micah Austin explained the ordinance in the packet and the composition of the URA Board and the terms they would hold. How members get appointed was discussed. Discussion of a typo regarding elected officials and council members was brought up. The wording should be changed to Ketchum Mayor & City Council. Micah explained that 3 council members' terms will expire at the end of this year. Only two can be re-appointed.

Mayor Nina Jonas asked for public comment - there was none.

No comments from council.

Motion to approve and read by title only. 1st reading.

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Baird Gourlay, Councilor
SECONDER:	Anne Corrock, Councilor
AYES:	Michael David, Anne Corrock, Baird Gourlay, Jim Slanetz

Councilor Baird Gourlay asked if we could waive the 3 readings.

Motion to withdraw motion.

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Michael David, Council President
SECONDER:	Jim Slanetz, Councilor
AYES:	Michael David, Anne Corrock, Baird Gourlay, Jim Slanetz

New motion

Motion to adopt Ordinance 1142 and Mayor to read by title only and to waive 3 readings of Ordinance 1142.

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Jim Slanetz, Councilor
SECONDER:	Baird Gourlay, Councilor
AYES:	Michael David, Anne Corrock, Baird Gourlay, Jim Slanetz

Mayor Nina Jonas read by title only.

- c. **Public Hearing and consideration of proposed text amendments by Brett Moellenberg to the Zoning Regulations, Section 17.12.020 District Use Matrix to add "Assembly, Place of" as a Conditional Use Permit in the LI-2 District; "Parking, Shared" as a permitted use in the LI-1, LI-2 & LI-3 Districts and to Section 17.125.070 (B) to add provisions for shared parking reductions.**

Brett Mollenburg gave the history of The Spot and outlined all that they do with the students which is the primary use of their space. Brett Mollenburg explained that they were putting on shows in the space without knowing they were not allowed to have assembly use in the LI District until Mike Elle Fire Chief brought it to their attention.

Mayor Nina Jonas asked for council questions.

Councilor Baird Gourlay had concerns regarding parking. Brett Mollenburg explained that all events are at night and on the weekends when there is no business in the area. Councilor Annie Corrock questioned the amount of shows they have had and how many they anticipate having. Brett Mollenburg explained there are 4 shows a year for a total of 8 or 9 weeks. There was a discussion as to moving to another space and what is available and what would work for their shows. Scheduling conflicts and growth space were discussed. Council President Michael David brought up financial concerns.

Morgan Brim Senior Planner presented what happened on the Planning & Zoning level. Mayor Nina Jonas voiced concerns regarding public parking. Suzanne Frick City Administrator said this is important because assembly use would be allowed anywhere in this district with a conditional use permit.

Morgan Brim Senior Planner asked City Council to consider amending the proposal before them and outlined options council has when making changes or approving this application.

Mayor Nina Jonas asked for council questions.

Council Present Michael David questioned accessory use. Morgan Brim addressed.

Mayor Nina Jonas asked for public comment.

An artist with the spot brought up the point that they draw more business into the core because of their show.

Applicant Brett Mollenburg talked about the shared parking space and the fact that they have more parking than the Next Stage.

Mayor Nina Jonas closed Public Hearing.

Mayor Nina Jonas has concerns. Councilor Baird Gourlay suggested they do the accessory use, limit the hours, and restrict the numbers of days per month with hours being tied to the parking plan that was discussed. There was a discussion regarding if this theatre use is any different from allowing gallery walks. Council President Michael David has concerns about the Conditional Use Permit. Councilor Anne Corrock voiced her concerns and is unsure if she likes the overall idea. Suzanne Frick City Administrator said Assembly use is a concern. One option to consider is should we create a new use category that would allow artistic uses.

Brainstorming was done with staff, council and Mayor. Mayor Nina Jonas asked that Planning Department come back with some options and a planning analysis of these options.

Motion to continue to January 18th.

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Baird Gourlay, Councilor
SECONDER:	Michael David, Council President
AYES:	Michael David, Anne Corrock, Baird Gourlay, Jim Slanetz

Five Minute break

8. NEW BUSINESS

- a. **Recommendation to Adopt Ordinance 1143 Amending Chapter 5.08 of the Ketchum Municipal Code Related to Limousines and Taxicab Licenses – Suzanne Frick, City Administrator.**

Suzanne Frick City Administrator explained the Ordinance in front of them. This will be one license for both and is recommending approval of this Ordinance tonight.

Councilor Baird Gourlay has concerns about the equipment the drivers are using. Dave Kassner Chief of Police said inspections are being done. Baird Gourlay asked if UBER comes to town how that would affect us. Suzanne Frick City Administrator said they won't be regulated and they only have to comply with State regulations. Mayor Nina Jonas said that Dave Theobald sent in a public comment regarding taxi drivers not being allowed in the terminal. Councilor Baird Gourlay will talk to Rick Baird Manager of the Airport.

Mayor Nina Jonas asked for public comment - there was none

Motion to approve Ordinance 1143 amending Chapter 5.08 of the Ketchum Municipal Code establishing the regulations and licensing requirements for limousines and taxicabs and to waive the three readings.

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Anne Corrock, Councilor
SECONDER:	Michael David, Council President
AYES:	Michael David, Anne Corrock, Baird Gourlay, Jim Slanetz

- b. **Recommendation to Discuss Mayor and Council Travel Budget and CAST Attendance – Suzanne Frick, City Administrator**

Suzanne Frick City Administrator asked Mayor & Council to discuss how they want to spend their budgeted travel money. There was a discussion regarding which meeting to attend and how to formulate a plan.

The discussion was tabled.

c. Recommendation To Authorize Staff to Work With Idaho Conservation League To Prepare A Grant Application For Connecting Communities to Rivers—Suzanne Frick City Administrator

Suzanne Frick City Administrator is asking council for permission to have staff to work with the Idaho Conservation League to prepare and submit a grant application for connecting communities to rivers.

Motion to authorize staff to work with Idaho Conservation League to prepare and submit a grant application for connecting communities to rivers.

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Baird Gourlay, Councilor
SECONDER:	Jim Slanetz, Councilor
AYES:	Michael David, Anne Corrock, Baird Gourlay, Jim Slanetz

d. Recommendation Authorizing the Mayor to Sign a Letter in Support of Snow Riders International Coalition Urging Global Leaders to Take Action to Address Climate Change—Suzanne Frick, City Administrator

Suzanne Frick City Administrator asked for council to authorize the Mayor to sign the Snowriders International letter in support of global action to address climate change.

Mayor Nina Jonas asked for public comment. – No comment.

Motion to authorize the Mayor to sign the Snowriders letter in support of global action to address climate change.

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Baird Gourlay, Councilor
SECONDER:	Jim Slanetz, Councilor
AYES:	Michael David, Anne Corrock, Baird Gourlay, Jim Slanetz

9. EXECUTIVE SESSION to discuss:

- a. Motion to go into executive session at 9:04 pm to discuss Personnel and Litigation pursuant to Idaho Code §§74-206 1 (b) & (f)

RESULT: ADOPTED [UNANIMOUS]
MOVER: Michael David, Council President
SECONDER: Jim Slanetz, Councilor
AYES: Michael David, Anne Corrock, Baird Gourlay, Jim Slanetz

Motion to come out of Executive Session at 9:45 p.m.

RESULT: ADOPTED [UNANIMOUS]
MOVER: Michael David, Council President
SECONDER: Jim Slanetz, Councilor
AYES: Michael David, Anne Corrock, Baird Gourlay, Jim Slanetz


10. ADJOURNMENT

Motion to adjourn at 9:46 pm.

RESULT: ADOPTED [UNANIMOUS]
MOVER: Michael David, Council President
SECONDER: Jim Slanetz, Councilor
AYES: Michael David, Anne Corrock, Baird Gourlay, Jim Slanetz



Nina Jonas
Mayor



Robin Crotty
Interim City Clerk