

CITY OF POCA TELLO, IDAHO  
CITY COUNCIL  
REGULAR CITY COUNCIL MEETING  
FEBRUARY 20, 2020

---

AGENDA ITEM NO. 1: The Regular City Council meeting was called to order at 6:01 p.m.  
ROLL CALL AND by Mayor Brian Blad. Councilmembers present were Heidi  
PLEDGE OF Adamson, Roger Bray, Rick Cheatum, Linda Leeuwrik, Claudia  
ALLEGIANCE Ortega and Chris Stevens.

Mayor Blad led the audience in the pledge of allegiance.

AGENDA ITEM NO. 2: The volunteer scheduled to offer the invocation was not in  
INVOCATION attendance. A moment of silence was observed.

AGENDA ITEM NO. 3: Council was asked to consider the following business items:  
CONSENT AGENDA

-MINUTES (a) Waive the oral reading of the minutes and approve the minutes from  
meeting; the January 9, 2020 Work Session and the Special City Council meeting of February 6, 2020.

-TREASURER'S (b) Consider the Treasurer's Report for January showing cash and  
REPORT investments as of January 31, 2020 in the amount of  
\$68,835,505.11.

-POCA TELLO ARTS (c) Confirm the Mayor's reappointment of Ann Kapp Anderson to  
COUNCIL continue her service as a member of the Pocatello Arts Council. Ms.  
REAPPOINTMENT Anderson's term will begin February 17, 2020 and expire February  
17, 2023.

-SISTER CITIES (d) Confirm the Mayor's appointment of Thipsavanh Sibounma to serve  
COMMITTEE as a member of the Sister Cities Committee, filling a long-term  
APPOINTMENT vacancy. Ms. Sibounma's term will begin February 21, 2020 and will  
expire November 18, 2021.

-COUNCIL DECISION (e) Adopt the Council's decision approving the short plat for Hatch  
-HATCH UNIVERSITY University Subdivision, which subdivides approximately 1.33 acres  
SUBDIVISION of land into three (3) residential lots, subject to conditions. The  
SHORT PLAT property is located at 540 University Drive, Pocatello.

A motion was made by Mr. Cheatum, seconded by Ms. Adamson, to approve the items on the Consent Agenda. Upon roll call, those voting in favor were Cheatum, Adamson, Bray, Leeuwrik, Ortega and Stevens.

AGENDA ITEM NO. 4: Mayor Blad announced there were no proclamations.  
PROCLAMATIONS AND COMMUNICATIONS

AGENDA ITEM NO. 5: Mayor Blad reminded the Council of the February 25<sup>th</sup> Joint  
CALENDAR REVIEW Cities/County/School District/ISU meeting at 2:00 p.m. at City  
Hall; the following meetings on March 5<sup>th</sup>: Budget Development

meeting at 9:00 a.m.; ICRMP Training for City Council at 4:30 p.m.; Clarification Meeting at 5:30 p.m.; and Regular City Council Meeting at 6:00 p.m.; and the March 12<sup>th</sup> Work Session at 9:00 a.m.

Mayor Blad announced the Mayor's Scholarship for Students program applications are due March 6<sup>th</sup>; and Citizen's Police Academy is now accepting applications. Contact the Police Department for more information.

AGENDA ITEM NO. 6: This time was set aside for the Council to receive comments from  
PUBLIC HEARING the public regarding a request by Clint Martin (mailing address: 1775  
–REZONE BY CONTRACT South East Bay Blvd., Provo, UT 84606), represented by Dean Funk  
2909 POLE LINE ROAD (mailing address: 460 East Oak Street, Ste. A, Pocatello, ID 83201)  
for a zoning map amendment to rezone, by contract, the property at  
2909 Pole Line Road from the existing Commercial General to Light Industrial to allow for industrial  
services and sales.

After a public hearing on January 22, 2020 before the Planning and Zoning Commission, they recommended approval of the request.

Mayor Blad opened the public hearing.

Council members announced that there had been no ex parte communication.

Dean Funk, representing the applicant, gave an overview of the property being proposed for a rezone by contract. He stated the owner is planning to have an equipment rental company at the location.

Carl Anderson, Senior Planner, gave an overview of the property and the proposed use. He stated a zoning map amendment and rezone by contract is necessary to allow the property to be used for large equipment rental.

Mayor Blad announced no written correspondence had been received.

Niki Taysom, Pocatello resident, spoke uncommitted on the proposed rezone by contract. She expressed her concerns regarding property boundaries and recommended beautification steps be taken on the property.

Steve Gallafent, Pocatello resident, spoke uncommitted on the proposal. He stated he owns property across the street from the proposed property and asked that steps be taken to keep the property appealing for the sake of the neighborhood.

In response to statements from the public, Mr. Funk clarified the property owners will be investing funds for remodeling of the building, resurfacing of the parking area and additional improvements in accordance with the City of Pocatello and DEQ. In response to a question from Council, he stated that the property owners will maintain a green strip around the property for landscaping.

Mr. Anderson clarified that fencing will be added to the property for security and landscaping and lighting standards would be required. He added that a car dealership would be approved outright and that a rezone is required due to the large size of the equipment proposed to be at the property.

A motion was made by Mr. Bray, seconded by Mr. Cheatum, to approve a request by Clint Martin, represented by Dean Funk, for a zoning map amendment to rezone, by contract, the property at 2909 Pole Line Road from the existing Commercial General to Light Industrial to allow for industrial services

and sales with the following conditions: 1) upon contract rezone, the subject property shall be zoned as Light Industrial (LI); 2) the applicant shall enter into a Contract Zoning Agreement with the City pursuant to Pocatello Municipal Code 17.02.180.J.5; 3) the applicant shall continue to coordinate with the appropriate City departments to ensure that all applicable standards are met prior to the issuance of a building permit; 4) the existing 10' parking lot setback adjacent to Pole Line Road shall remain and remain landscaped; 5) the proposed fence shall be erected behind the landscaped area adjacent to Pole Line Road; 6) all future lighting shall comply with Pocatello Municipal Code 17.05.410 and be subject to the standards of the Commercial General (CG) zoning district in order to remain compatible with uses in the surrounding area; 7) no displays may be located within the 10' parking lot setback area adjacent to Pole Line Road; 8) the landscaped area adjacent to Pole Line Road shall include one tree, selected from the City's approved planning list, for each linear feet of street frontage facing Pole Line Road; 9) any activity requiring a separate development or building permit shall comply with applicable regulations; and 10) any standards/regulations not herein noted but applicable to the proposed development shall be strictly adhered to and that the decision be set out in appropriate Council decision format. Upon roll call, those voting in favor were Bray, Cheatum, Adamson, Leeuwrik, Ortega and Stevens.

AGENDA ITEM NO. 7: Jeff and Cynthia Hammes, represented by Sean O'Brien of Rocky Mountain Engineering and Surveying (mailing address: 600 East SHORT PLAT Oak Street, Pocatello, ID 83201), have submitted a short plat -HAMMES subdivision application to subdivide 3.1 acres (more or less) into two (2) SUBDIVISION residential lots. The plat will be known as Hammes Subdivision.

A motion was made by Ms. Adamson, seconded by Ms. Leeuwrik, to approve a request by Jeff and Cynthia Hammes, represented by Sean O'Brien of Rocky Mountain Engineering and Surveying, approving a short plat application to subdivide 3.1 acres (more or less) into two (2) residential lots with the following conditions: 1) all conditions on the Subdivision Application Staff Report shall be met; 2) all conditions set out in the Public Works Department Memorandum from Merrill Quayle, P.E. dated February 5, 2020 shall be met; 3) a Restricted (R) designation shall be placed on Lot 1 specifically prohibiting access from Johnny Creek Road; 4) Subdivision Covenants, Conditions and Restrictions (CCR's), if applicable, shall be submitted to the City; 5) the plat shall conform to all State and local laws and ordinances; and 6) all other standards and conditions of Municipal Code note herein discussed but applicable to residential development shall apply and that the decision be set out in appropriate Council decision format and that the plat will be known as Hammes Subdivision. Upon roll call, those voting in favor were Adamson, Leeuwrik, Bray, Cheatum, Ortega and Stevens.

AGENDA ITEM NO. 8: Council was asked to accept the recommendations of staff and ETNYRE FALCON award the procurement bid for one (1) 2018 Etnyre Falcon Live LIVE BOTTOM Bottom Trailer in the amount of \$89,975.00 to Metroquip, Inc. TRAILER BID -STREET OPERATIONS

If approved, staff is requesting Council's authorization for the Mayor's signature on documents related to the purchase, pending Legal Department review. Funds are available in the Street Operations' Fiscal Year 2020 budget.

A motion was made by Mr. Cheatum, seconded by Ms. Leeuwrik, to accept the recommendations of staff and award the procurement bid for one (1) 2018 Etnyre Falcon Live Bottom Trailer in the amount of \$89,975.00 to Metroquip, Inc. and authorize the Mayor's signature on documents related to the purchase, subject to Legal Department review. Upon roll call, those voting in favor were Cheatum, Leeuwrik, Adamson, Bray, Ortega and Stevens.

AGENDA ITEM NO. 9: Council was asked to accept the recommendation of staff for Phase 2405 GARRETT WAY BUILDINGS PROJECT -PHASE 3 3 of the 2405 Garrett Way buildings remodel project. The recommendations are:

AUTHORIZE CHANGE ORDER CONTRACT -CONSTRUCTION SERVICES, INC. a) Authorize the Mayor to execute a change order contract between Construction Services, Inc. and the City of Pocatello in the amount of \$84,536.00, subject to Legal Department review and; if approved

AUTHORIZE EXPENDITURE -CONSTRUCTION SERVICES, INC. b) Authorize the amount of \$84,536.00 from Street Operations and Sanitation Department reserves to be part of the May/June 2020 budget amendments.

A motion was made by Mr. Bray, seconded by Mrs. Ortega, to accept the recommendation of staff for Phase 3 of the 2405 Garrett Way buildings remodel project as outlined in Agenda Item No. 9(a) and 9(b). Upon roll call, those voting in favor were Bray, Ortega, Adamson, Cheatum, Leeuwrik and Stevens.

AGENDA ITEM NO. 10: Council was asked to authorize the Mayor to sign a grant application to the Ifft Foundation in the amount of \$8,000.00 and if awarded, accept the grant, subject to Legal Department review. IFFT FOUNDATION GRANT REQUEST 2<sup>ND</sup> PHASE OF ORIGAMI ART DISPLAY-AIRPORT

The grant will be used to help fund Phase 2 of an origami art display inside the Pocatello Airport terminal. No matching funds are required.

A motion was made by Mr. Cheatum, seconded by Ms. Stevens, to authorize the Mayor to sign a grant application to the Ifft Foundation in the amount of \$8,000.00 and if awarded, accept the grant, subject to Legal Department review to help fund Phase 2 of an origami art display inside the Pocatello Airport terminal and that no matching funds are required. Upon roll call, those voting in favor were Cheatum, Stevens, Adamson, Bray, Leeuwrik and Ortega.

AGENDA ITEM NO. 11: Nikki Taysom, Pocatello resident, shared her support for the DISCUSSION ITEMS Constitution of the United States. She shared her opposition to pornography, lottery, vaping and alcohol.

AGENDA ITEM NO. 12: There being no further business, Mayor Blad adjourned the meeting ADJOURN at 6:33 p.m.

APPROVED BY:

---

BRIAN C. BLAD, MAYOR

ATTEST:

---

RUTH NEWSOM, C.C., CITY CLERK

PREPARED BY:

---

KONNI R. KENDELL, DEPUTY CITY CLERK