

**OFFICE OF THE BOARD OF COUNTY COMMISSIONERS
OF BLAINE COUNTY
REGULAR MEETING OF THE APRIL 2022 SESSION**

Second Day

Tuesday, April 12, 2022

Pursuant to Statutory Provisions, the Board of Blaine County Commissioners (BCC) met this day at 9:00 a.m. Present were Chairman Dick Fosbury, Vice-Chair Angenie McCleary, and Commissioner Muffy Davis; Human Resources Generalist Justin Highhouse; Administrative Assistant Morgan DeWitt; Deputy Clerk-Auditor-Recorder Joana Guerrero. Blaine County Administrator Mandy Pomeroy and County Clerk Stephen McDougall Graham, Accounts Payable Clerk Gretchen Stinnett, Blaine County Disaster Service Coordinator Chris Corwin, Noxious Weed Department Head John Cenarrusa, IT Enterprise Architect Ben Parker, *Idaho Mountain Express* staff writer Mike Shultz was present.

Some participants in this meeting were by web conference or teleconference.

Chairman Fosbury called the meeting to order at 9:00 a.m.

PUBLIC COMMENT: NONE

CLAIMS: NO NEW CLAIMS

Also present: Accounts Payable Clerk Gretchen Stinnett

McCleary moved, seconded by Davis, to approve the claims dated April 7, 2022. Motion passed unanimously.

PROCLAMATION 2022-02 PUBLIC SAFETY TELECOMMUNICATORS WEEK

Also present: Blaine County Communication Director Robin Stellers

Fosbury introduced Proclamation 2022-02 and expressed how honored he is to present this proclamation. Stellers is very pleased that not only Blaine County and The State of Idaho but The Nation is recognizing Emergency Communication Employees as first responders. Being classified as First Responders it allows them to receive government retirement pensions at the rule of 80 level. She praised her department on all the hard work and dedication they have shown through all the difficult times. Although they are not first on site, they are the first in line when there is any emergency and are able to guide and provide assistance.

McCleary moved, seconded by Davis, to approve Proclamation 2022-02 a proclamation of The Board of County Commissioners of Blaine County, Idaho to recognize Public Safety Telecommunicators Week. Motion passed unanimously.

DROUGHT DISASTER DECLARATION

Blaine County is going to draft a letter to The Idaho Department of Water Resources Director Gary Spackman asking for a declaration for the year 2022 for a Drought Emergency Declaration. The snow pack was below 70% in the Big Wood River and slightly higher in the Big Wood Basin. Due to the shortage of irrigation water for agriculture will have a very short, difficult year. This will be the second year in a row that Blaine County send a letter asking for a declaration. The BCC was in support and agreed to write a letter. No motion was need for this action.

RESOLUTION 2022-12 CONCLUSION OF DECLARATION OF DISASTER EMERGENCY

The State of Idaho declared it will end The State of Idaho Emergency Declaration on April 15, 2022. Blaine County will also adopt a resolution declaring the end of the Disaster Emergency.

McCleary moved, seconded by Davis, to approve Resolution 2022-12 Conclusion of Declaration of Disaster Emergency related to COVID 19. Motion passed unanimously.

CONTRACTS, GRANTS AND AGREEMENTS

Alcohol Monitoring Systems, Inc Master Agency Agreement

Also present: Blaine County Chief Probation Officer Teresa Espedal

Blaine County Chief Probation Officer Teresa Espedal explained that this contract is to purchase SCRAM Alcohol Monitoring Devices. There are two different monitors each with its own monitoring fee and daily processing fee. The ankle monitors monitor alcohol consumption 24/7 and can only be removed by The Probation Office. The second monitor is a handheld breathalyzer device that the individual breathes into and can detect if any alcohol has been consumed. The Probation Department has 14 ankle monitors and 3 breathalyzer monitors. The Probation Department charges the individual the fee associated with the monitors. The money that is paid to the office for these services goes towards the purchase of more SCRAM devices.

McCleary moved, seconded by Davis, to approve a contract term of 36 month with Alcohol Systems, Inc Master Agency Agreement and Blaine County for daily supervision scam monitoring in the amount of \$4.40 per scam and \$1.00 per day base fee and \$2.60 for breath monitoring for the year 2022.

COUNTY DEPARTMENT REPORTS

Human Resources - Justin Highhouse

Also present: Administrative Services Support Specialist Kay Draper

- Employee Recognition

Administrative Services Support Specialist Kay Draper

Administrative Services Manager Stephanie Carlson praised Draper's hard work and dedication that she has shown. Draper worked very hard this winter on tackling the removal and public awareness of the YEW Plant. Draper has been working very hard on getting the certifications needed for noxious weed treatment while still accomplishing her main duties.

Blaine County Communication Director Robin Stellers

Blaine County Administrator Mandy Pomeroy recognized Stellers exemplary leadership and dedication to her staff. Stellers is always working on ways to improve her department and to aid her team in any way she can.

Administrative Services - Stephanie Carlson

- YEW Plant

The Noxious Weeds Department held a town hall meeting regarding the YEW Plant's danger to local wildlife. Draper is working on getting the YEW plant removed from Blaine County. They are currently removing the plant in the Deer Field Subdivision in Hailey. Rob Beck's Tree Service, Inc has assisted Draper and the Noxious Weed Department with the removal of the YEW plant from residential properties. Draper stated that they have been a huge help in the removal.

- Earth Day Friday April 22, 2022

The Climate Action Coalition is hosting an Earth Day Fest. The Climate Action Coalition and Administrative Services Support Specialist Kay Draper will have a presentation on the YEW Plant at the Hailey Public Library on April 21st. On Friday April 22nd Carlson and Elizabeth from The Climate Action Coalition will host a webinar called "Can I Recycle This?". The webinar will help bring public awareness on items that can and cannot be recycled. This webinar will continue to be done quarterly to continue education the public on recycling. On Saturday April 23rd they will have a Bike Rodeo with Mountain Rides. Draper and Carlson will set up The Weeds Trailer that has a walk-through presentation with information on noxious weeds. Carlson is going to set up recyclable games to engage with the public.

- Bike to Work Day May 11, 2022

Noxious Weeds is going to set up a booth on the intersection of the Meadows Bike Path. Administrative Services Manager Stephanie Carlson and Administrative Services Support Specialist Kay Draper will have a display with information on noxious weeds and recycling and other Blaine County information.

- Recycling Center

Administrative Services Manager Stephanie Carlson and the ERC are going to set up an on-site educational meeting for the public to attend. They will be able to answer any questions and do a tour of the center. Carlson believes this public engagement will help bring more awareness.

- Newsletter

Administrative Services Manager Stephanie Carlson, Administrative Assistant Morgan DeWitt working on creating a Commissioners Newsletter. The newsletter will be published quarterly and it will contain Blaine County Commissioner updates, news and important meetings.

- Website Refresh

The website refresh will not change any content that is already published on the website, it will only upgrade the visual look. Carlson has met with most department heads to get their opinions regarding the website refresh. Carlson is currently working with Civic Plus; they are currently in the draft stage. Starting May, they will begin working on the actual website design and have a story board to present to the BCC and department heads to get feedback. The website refresher should take about six months, the good news is that the website won't have to go offline when it is converted. Carlson presented other county websites that are appealing to give the BCC a visual example of what she's envisioning.

Facilities - Pat Boyle

- Court House Sewer Lines

The sewer lines have been fixed but they are holding off on pouring concrete to ensure the sewer pipes are working properly. They don't want an issue to arise and have to break concrete again.

- Vehicle Charging Station

Data is showing a low number count in the winter months, but Boyle expects for these numbers to rise as we get closer to the summer months. He is brainstorming ways to inform general public that Blaine County has a vehicle charging station available.

- Probation Office Remodel

Facilities Department did the remodel of The Probation Office inhouse and were able to save funds. They used those extra funds to reconstruct the fencing at Fishman's Road on Broadford Road.

- IT & GIS and Prosecuting Office Remodel

The department just finished the remodeling in the IT and GIS office. The remodel gave them room for an additional desk. They also remodeled the Prosecuting Attorney's Office, they moved doors and windows to allow easier access to the office.

- Camera and Lock Key System

Boyle is waiting to receive all the bids for lock card system. He will evaluate which is more cost effective and will then present to the BCC.

- Recycling Center

Facilities Department is going to be installing commercial exhaust fans at the recycling center to allow air movement in the building. This installation will help keep employees cool in the summer months. He also asked the BCC if he could replace the current lighting to LED lighting while they are already doing installations on the site.

- Carey Building

The Mayor of Carey Sara Mecham alerted Fosbury that they don't have a designated meeting room. Fosbury would like to set up a site visit with Boyle and Mecham to look at the County Fair Ground's building to see if there is anything the county can do to help them get a meeting room.

Land Use and Building Services - Tom Bergin

Also present; County Land Use Director Tom Bergin, Land Use Planner Allison Kennedy, Certified Building Official Jeff Giese.

- Land Use & GIS Software Upgrade

The Department wants to allocate funding to purchase new software. They are looking for a software product that can transition them from having documents on paper to documents online. They want to be able to process and create and save files, permits, plans etc. They want something that can be integrated with CAI and other departments software so the county can be in sync. They want something that will be transparent for the public and user friendly. There are programs they are looking at that would allow them to customize what the public has access too and the data that is being uploaded becoming available immediately. A new software system would help the department be more organized since everything would be online even older documents would be scanned in to the new system.

- Revenue

The department anticipates their revenue to be around 800k to 1.2 million for FY2022. The departments current volume to date is 55 new building permits. In 2021 they had 73 new building permits and the average of the last 5 years is 35 new building permits per year. They believe this year will be better with things getting back to business and COVID cases dropping. COVID-19 put a standstill on construction projects and that impacted the departments revenue.

- Employment

They are working with the City of Sun Valley on creating a contract on sharing employees as needed. The City of Sun Valley hired a new City Inspector and they expressed interest in sharing the employee as they may not have enough work to keep him busy year-round.

- Vehicles

The Land Use and Building Services ordered two Ford Rangers that are already budgeted in their department. They budgeted the Rangers at \$30,000 each. One of the pickups should be built and ready this year and the second pickup is schedule to be built in the year 2023.

- Energy Mitigation Grant Program

This program started in March of 2017 to offset energy impacts from newly constructed heated driveways, pools and spas. Builders could either mitigate the impact on site or pay a fee that would go to the Renewable Energy Fund. The fund supplies financial assistance for energy upgrades for Blaine County homeowners at a 60% match not to exceed \$5,000. To date the fund has allocated \$186,980 to 44 Blaine County homeowners since 2017. The average cost per project is around \$4,250. There is around \$90,000 earmarked for homeowners waiting on contractors to begin. There are twenty-four home owners on the waiting list and twelve of those applicants applied within the last two months.

Road and Bridge - Steve Thompson

- Electronic Road Signs

Steve Thompson received a bid for the electronic road signs. The signs are \$3,500 each and they will have a solar panel and be programable to the county needs. It will be able to conduct traffic counts and track vehicle speeds. The BCC is in agreement that this is necessary cost. Thompson will draft a contract for the purchase of these signs to present to the BCC.

County Administrator - Mandy Pomeroy

- Public Defender

Chief Public Defender Doug Nelson starts on April 18, 2022. Pomeroy will introduce him to the BCC on Tuesday April 19, 2022. Blaine County Administrator Mandy Pomeroy will also brief the BCC on the 19th regarding the recently passed bill that will affect the Public Defense Fund.

- Opioid Settlement

Pomeroy is working with Blaine County Prosecuting Attorney Matt Fredback on creating an advisory committee. Pomeroy asked which Commissioner would like to sit on the committee. Currently the committee has 5th District Judge Ned Williamson, Administrative Services Manager Mandy Pomeroy, Blaine County Prosecuting Attorney Matt Fredback, Chief Probation Officer Teresa Espedal, Chief

Public Defender Doug Nelson and a commissioner. The committee will create a plan on how to utilize the funds in regards to treating different substance abuse addiction programs. Commissioner Davis expressed interest and Commissioner Fosbury and McCleary agreed Davis should serve on the committee.

- Department Head Meeting

Blaine County Administrator Mandy Pomeroy and County Clerk Stephen McDougall Graham will have a department head meeting regarding the new budgeting process. Pomeroy is going to work with department heads to get them scheduled for their budgeting presentation. Pomeroy and Administrative Services Specialist / Commissioners Assistant Jenny Lovell will be working on scheduling department budget presentations that occur in the summer.

COVID UPDATE

- Blaine County COVID-19 Risk Level Plan

Blaine County is still in the “minimal risk level”.

- Covid-19 Mayor's Meeting

Next Mayors meeting is April Wednesday 20th, 2022

BOARD of COUNTY COMMISSIONER'S REPORTS

Blaine County Regional Transportation Committee Meeting

McCleary attended the meeting last week and they discussed upcoming funding opportunities. The BCC is already aware of the bridge funding and the HWY 75 overlay project. McCleary updated the committee that the jurisdictions are interested in updating the Bike-Pedestrian Plan. McCleary is going to meet with the City of Hailey and Ketchum to discuss the updates.

Regional Growth Planning Meeting

Wood River Land Trust is wanting to creating an extensive community planning effort where they list goals and priorities within the cities and county. Sustainability Manager Lynne Barker attended the meeting. They are looking at hiring a firm to analyze data like the wildfire migration patterns within the county. McCleary stressed to the WRLT that any budget requests for 2023 need to be submitted by May 2022.

Housing Action Plan

- Blaine County Housing Authority

The BCHA has started their strategic planning and has scheduled three meetings regarding the planning.

- Lift Tower Lodge

Eye on Sun Valley published an article regarding the repairs at the lodge and housing crisis. Due to the article, they received numerous contributions of furniture, household items and monies to help fund and upgrade the facility.

- Meadows Trailer Park

Blaine County Charitable Fund Executive Director Mary Fauth is helping with temporary housing for the McHanville tenants. The Meadows Trailer Park is making an application to the county for additional overlay district for the RV park and Mobile Home Manufactured overlay to accommodate more units. They have another four Tiny Homes on Wheels that are going to be delivered in July.

- Smiley Creek

Smiley Creek RV Park has three Tiny Homes on Wheels for tourists that are visiting Stanley Basin.

- BCHA

Fosbury is going to discuss with the City of Ketchum regarding the restructuring of the Blaine County Housing Authority. Fosbury is working on gathering a spreadsheet of the new dwellings that will be completed this fall within Blaine County.

Blaine County Housing Authority Board Chair Sarah Michael asked the Blaine County Commissioners if she could serve as the Blaine County Housing Authority Executive Director until they find a replacement. They have also hired employees to conduct administrative duties.

Fifth Judicial District Magistrate Commission Update

The Lincoln County Magistrate Judge resigned and they are currently interviewing applicants.

Correspondence

- City of Carey

The Mayor of Carey Sara Mecham sent Fosbury an email that the Broadband Project that was completed at the end of the year caused damage to some of the city's utilities. There was work that was left incomplete and would like for contractors to finish the work. Fosbury is not exactly sure what the BCC can do but offer their support.

The City of Carey will have a cleanup day on May 14, 2022. Blaine County does a similar event called The Clean Sweep as well. The Solid Waste District will prepare a poster will be published to show support of Clean Up Week in May.

Other

- Dedication of Visitors Center

Davis reminded that BCC that the Thousand Springs Park and Recreation Facility is hosting a grand opening event on April 28th and that Governor Little will be attending.

- McCall Government Exchange Networking Trip

Wendy Jaquet is organizing a city officials and other elected officials. Davis and other elected and on profit officials will be attending.

- SNRA

McCleary will be attending the SNRA Celebration of the 50th Anniversary on May 24th.

McCleary will be a panelist on the Andrus Center the Sawtooth NRA at 50: Our Legacy and Future Challenges. Custer County Commissioner Steve Smith, Sawtooth Society Kathryn Grohusky, SNRA Ranger Kirk Flannigan, Idaho Conservation League Justin Hughes, Red Fish Lake Lodge Jeff Clegg will also be panelist with McCleary. The theme of the panel is *“Its more than a District and We Are Loving It to Death”*.

CONSENT CALENDAR

- **Resolution 2022-11 Waterways Budget Adjustment**
- **Junior College Certificate of Residency forms**

College of Southern Idaho

- Fall 2021 – Spring 2022
Estefani Murillo Baltazar
- Fall 2022 – Spring 2023
Maximo Garcia Salinas

McCleary moved, seconded by Davis, to approve the Consent Calendar for April 12, 2022. Motion passed unanimously.

BREAK

LAND USE and BUILDING SERVICES HEARINGS

Also present: County Land Use Director Tom Bergin, Blaine County LU&BS Deputy Director Kathy Grotto.

- **Title 9 Zoning Regulations Text Amendment - Dwellings in Light Industrial District. A public hearing on and consideration of County-initiated amendments to Blaine County Code, Title 9, Zoning Regulations, Chapter 15 - Light Industrial District (LI), allowing dwelling units for employees of a permitted or conditional use up to one unit per acre. The amendments were initiated by the Board of Commissioners on December 7, 2021. The Planning & Zoning Commission recommended approval on February 10, 2022.**

Blaine County LU&BS Deputy Director Kathy Grotto read off public notice.

McCleary moved, seconded by Davis, that notice for this hearing is adequate. Motion passed unanimously.

Disclosures:

Fosbury currently resides in Glendale’s light industrial area on 130 West Glendale Road and stated he will keep an open mind on the issue at hand. His property is not industrial property and mainly used for agricultural purposes.

The BCC initiated this amendment in December 2021 to increase housing for the workforce. Land Use and Building Services Department drafted a list of amendments to amend the current amendments to the BCC. Grotto listed all the amendments and changes that were made. They changed wording such as “a single dwelling unit” to “dwelling units” allowing more the one dwelling unit on a single property. The dwelling units shall be located on the same premises as primary or affiliated light industrial use. The occupants must be an owner, operator, employee or caretaker of the property. Grotto stated that in the amendment it states that there may only be one dwelling unit per acre per South Central Public Health policy. Occupying not more than 25% of the land area to avoid being turned into a residential area. Grotto mentioned how some of the properties could apply to be rezoned and converted into light industrial property; where they can then build employee housing on the property. Employers would need to provide documentation to the Land Use and Building Services Department that the occupants of the dwellings are employees on a yearly basis.

Fosbury questioned if there were more light industrial areas with in Blaine County. Grotto listed off Picabo and Clear Creek light industrial park.

Fosbury asked County Land Use Director Tom Bergin that if he does not have an ADU and would not benefit from the adoption of these changes if he could vote on this without creating a conflict of interest? Bergin replied that since he is not operating under industrial use on his property it would not be a conflict of interest.

Public Comment: NONE & No Comment at the Planning and Zoning Committee Meeting.

McCleary moved, seconded by Davis, to approve as recommended by the Planning & Zoning

Commission and as modified today, the proposed Text Amendments to Title 9, Chapter 15, Light Industrial District, finding the proposed text amendments are in accordance with the Comprehensive Plan and will not have demonstrable negative impacts on potable water or on delivery of services. Motion passed unanimously.

- **Snowpeak Subdivision; 909 Canyon Rd. Public hearing and consideration of an application by Elizabeth Hughes for a Short Plat Subdivision, re-subdividing Lot 4, Block 2, East Fork Subdivision #1 into two lots, to be named Snowpeak Subdivision.**

Also present; Snowpeak Resident Sandra Sandy Greg

The item was withdrawn and hereby cancelled. There will be no hearing during this meeting.

APPROVAL OF BOARD OF COUNTY COMMISSIONERS MEETING MINUTES

- March 15, 2022 Regular Meeting

McCleary moved, seconded by Davis, to approve the Meeting Minutes of The Board of Blaine County Commissioner for Tuesday March 15, 2022 as amended. Motion passed unanimously.

- March 22, 2022 Regular Meeting

McCleary moved, seconded by Davis, to approve the Meeting Minutes of The Board of Blaine County Commissioner for Tuesday March 22, 2022 as amended. Motion passed unanimously.

- March 24, 2022 Special Meeting

McCleary moved, seconded by Davis, to approve the Meeting Minutes of The Board of Blaine County Commissioner for Thursday March 24, 2022 Special Meeting as amended. Motion passed unanimously.

- October 26, 2021 Regular Meeting

McCleary moved, seconded by Davis, to approve the Meeting Minutes of The Board of Blaine County Commissioner for Tuesday October 26, 2021 as amended. Davis abstained, favored by McCleary. Motion passed unanimously.

COMMENT:

County Clerk Stephen McDougall Graham asked that in the future The BCC make two separate motions regarding Quitclaim Deeds and Resolutions even if they are coinciding.

BREAK

LAND USE and BUILDING SERVICES

Also present: County Land Use Director Tom Bergin, Land Use Planner Allison Kennedy.

- **Resolution 2022-10 of Byington Acres Subdivision Parcel A to Blaine County Housing Authority.**

Land Use Planner Allison Kennedy read off the 10-day public notice.

McCleary moved, seconded by Davis, that notice for this hearing is adequate. Motion passed unanimously.

Davis moved, seconded by McCleary, to approve Resolution 2022-10 to transfer Blaine County owned property 8 Punkin Center Road Byington Acre Subdivision Parcel A Blaine County, Idaho to Blaine County Housing Authority under Idaho Code 31-808 Paragraph 9 which authorizes The Blaine County Board to grant or transfer real property to another political subdivision finding that affordable housing is in the public interest. Motion passed unanimously.

- **Quitclaim for Resolution 2022-10 of Byington Acres Subdivision Parcel A to Blaine County Housing Authority.**

Davis moved, seconded by McCleary, to approve the quitclaim deed 8 Punkin Center Road Byington Acre Subdivision Parcel A Blaine County Idaho to transfer to Blaine County Housing Authority under Idaho Code 31-808 Paragraph 9 and authorize The Chair to sign quitclaim deed. Motion passed unanimously.

- **Findings of Fact: Tews Ranch Subdivision/Plat Amendment**

McCleary moved, seconded by Davis, to approve the Finding of Facts Conclusions of Law and Decision regarding an application by Kim & Marilyn Nilsen to amend Lot 4A, Tews Ranch Subdivision.

ADJOURN

At the hour of 3:15 p.m., with no more business before them, the County Commissioners adjourned.

Attest: _____ Approved _____
 Stephen McDougall Graham County Clerk Dick Fosbury Chairman