



CITY COUNCIL AGENDA CITY OF BOISE

Regular Evening Meeting

**Tuesday, September 17, 2019
6:00 PM**

City Hall - Maryanne Jordan City Council Chambers
150 Capitol Blvd
Boise, ID 83702

MAYOR

David H. Bieter

CITY COUNCIL MEMBERS

Council President

Lauren McLean

Council President Pro Tem

Elaine Clegg

Council Member

Scot Ludwig

Council Member

TJ Thomson

Council Member

Lisa Sánchez

Council Member

Holli Woodings

Our Vision: To Make Boise the Most Livable City in the Country

BOISE, IDAHO
City Council Agenda

6:00 PM

September 17, 2019

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I. INVOCATION

II. PLEDGE OF ALLEGIANCE

III. ROLL CALL

Pursuant to Idaho Code Section 74-204(4), all agenda Items are action items, and a vote may be taken on these items.

IV. REQUEST FOR APPROVAL

1. City Council Minutes - Work Session - Sep 10, 2019 4:00 PM
2. City Council Minutes - Regular Evening Meeting - Sep 10, 2019 6:00 PM

V. SPECIAL BUSINESS

1. Appointment of Katelyn R. Penney to the Ethics Commission for a 4 year term ending February 2023.
2. Re-Appointment of John Edwards to the Board of Electrical Appeals for a four year term ending September 15, 2023

VI. CONSENT AGENDA

*****Items scheduled on Consent Agenda.

All items with an asterisk() are considered to be routine by the Council and will be enacted by one motion. There will be no separate discussion on these items unless a Council Member or citizen so requests in which case the item will be removed from the general order of business and considered in its normal sequence.

***A. Expenses**

- *1. Request for approval of the Boise City checks 498544-498818 and ACH 60124-60192 in the total amount of \$1,192,779.28 as of September 5, 2019.

***B. Public Hearing Requests**

- *1. The City Clerk requests ZOA19-00005 / City of Boise / An amendment to the Development Code regarding uses and dimensional standards associated with the PC (Pedestrian Commercial) zoning district (Section 11-07-06.2 and Tables: 11-04.12, 11-06.1, and 11-010.2). Changes include increasing setbacks for development adjacent to residential uses and districts, allowing for free-standing signage, and modifications to uses allowed and prohibited within the PC zone be scheduled in Council Chambers on October 15, 2019.
- *2. The City Clerk requests CPA19-00002 / DevCo Real Estate Development / Amendment to the land use map of Blueprint Boise to transfer approximately 4.15 acres of property located at 14120 W Jasmine Lane from the City of Boise Area of City Impact to the City of Meridian Area of City Impact be scheduled in Council Chambers on October 8, 2019.
- *3. The City Clerk requests CAR19-00017 / Rezone of approximately 25.7 acres from C-2D (General Commercial with Design Review) to PC (Pedestrian Commercial). The area is generally located along the State Street corridor, between 11th Street and 19th Street, and the Main Street corridor, between 16th Street and 22nd Street be scheduled in Council Chambers on October 15, 2019.
- *4. The City Clerk requests DRH19-00318 | Kevin Mangini | Appeal of the Historic Preservation Commission approval to construct a basement and rear addition to a non-contributing house that will increase lot coverage over 35% be scheduled in Council Chambers on October 15, 2019.

****C. Travel Requests***

- *1. Jayme Sullivan, to attend legal meetings in Los Angeles, CA, on September 11-12, 2019.
- *2. Kelcey Stewart, HR, to attend an HR Technology conference in Las Vegas, NV, on September 30-October 4, 2019.
- *3. Rebecca Hupp, Airport, to attend the AAAE Board Meeting and National Airport Conference in San Antonio, TX, on October 4-9, 2019.
- *4. Adam Park, Community Engagement, to attend the Public Relations Society of America conference in San Diego, CA, on October 19-22, 2019.
- *5. Rebecca Hupp, Airport, to attend the AAAE PFAS Workshop in Arlington, VA, on November 13-15, 2019.

****D. Minutes and Reports***

- *1. Open Space and Clean Water Advisory Committee Minutes, May 2, 2019
- *2. Open Space and Clean Water Advisory Committee Minutes, June 6, 2019

- *3. Planning & Zoning Commission Hearing Minutes, June 3, 2019
- *4. Planning & Zoning Commission Hearing Minutes, June 3, 2019
- *5. Planning & Zoning Commission Hearing Minutes, June 10, 2019
- *6. Planning & Zoning Commission Hearing Minutes, June 10, 2019
- *7. Historic Preservation Commission Hearing Minutes, July 22, 2019

***E. Resolutions**

- *1. RES-438-19 A RESOLUTION APPROVING A SUBLEASE AGREEMENT BETWEEN THE CITY OF BOISE CITY AND ELEVEN ELEVEN WEST JEFFERSON, LLC FOR THE LEASE OF PROPERTY ADJACENT TO 11TH STREET AND BANNOCK STREET WHICH WILL BE DEVELOPED AS A PUBLIC PARK; AUTHORIZING THE MAYOR AND CITY CLERK TO RESPECTIVELY EXECUTE AND ATTEST SAID AGREEMENT; AND PROVIDING AN EFFECTIVE DATE.
- *2. RES-439-19 A RESOLUTION APPROVING A JOINT USE AND MAINTENANCE AGREEMENT BETWEEN THE CITY OF BOISE CITY, ELEVEN ELEVEN WEST JEFFERSON, LLC, AND CAPITAL CITY DEVELOPMENT CORPORATION FOR THE USE AND MAINTENANCE OF PROPERTY ADJACENT TO 11TH STREET AND BANNOCK STREET WHICH WILL BE DEVELOPED AS A PUBLIC PARK; AUTHORIZING THE MAYOR AND CITY CLERK TO RESPECTIVELY EXECUTE AND ATTEST SAID AGREEMENT; AND PROVIDING AN EFFECTIVE DATE.
- *3. RES-440-19 A RESOLUTION APPROVING THE RENEWAL OF EX 18-397, PARKING & SHUTTLE SERVICES, BETWEEN THE CITY OF BOISE (DEPARTMENT OF FINANCE AND ADMINISTRATION) AND BOISE STATE UNIVERSITY; AUTHORIZING THE MAYOR AND CITY CLERK TO RESPECTIVELY EXECUTE AND ATTEST SAID AGREEMENT; AND PROVIDING AN EFFECTIVE DATE.
- *4. RES-441-19 A RESOLUTION APPROVING CHANGE ORDER NUMBER 4 TO EX 15-021, WORKERS' COMPENSATION 3RD PARTY ADMINISTRATION, BETWEEN THE CITY OF BOISE CITY (HUMAN RESOURCES-RISK AND SAFETY DIVISION) AND INTERMOUNTAIN CLAIMS, INC.; AUTHORIZING THE MAYOR AND CITY CLERK TO RESPECTIVELY

EXECUTE AND ATTEST SAID CHANGE ORDER;
AND PROVIDING AN EFFECTIVE DATE.

- *5. RES-442-19 A RESOLUTION (SOS19-00009) VACATING PLAT NOTE 6 AND MODIFYING PLAT NOTE 8 OF THE ELIZABETH PLACE SUBDIVISION, AS RECORDED WITH THE ADA COUNTY RECORDER IN BOOK 100 OF PLATS AT PAGE 13099 AND LOCATED AT 2700 N SUNSET AVENUE, BOISE, ADA COUNTY; AND PROVIDING AN EFFECTIVE DATE.
- *6. RES-443-19 A RESOLUTION APPROVING A PERMANENT OPERATION AND MAINTENANCE AGREEMENT FOR GREEN STORMWATER INFRASTRUCTURE IN GREATER DOWNTOWN BOISE, BETWEEN THE CITY OF BOISE CITY (PUBLIC WORKS DEPARTMENT) AND THE CARTEE PROJECT, LLC; AUTHORIZING THE MAYOR AND CITY CLERK TO RESPECTIVELY EXECUTE AND ATTEST SAID AGREEMENT; AND PROVIDING AN EFFECTIVE DATE.
- *7. RES-444-19 A RESOLUTION APPROVING A CONTRACT BY AND BETWEEN THE CITY OF BOISE CITY (PUBLIC WORKS DEPARTMENT) AND IDAHO WATER RESOURCE BOARD (IWRB) FOR AN IWRB FLOOD MANAGEMENT GRANT FOR FLOOD DAMAGED STREAM CHANNEL REPAIR, STREAM CHANNEL IMPROVEMENT, FLOOD RISK REDUCTION AND FLOOD PREVENTION PROJECTS ON CRANE CREEK ADJACENT TO ESTHER SIMPLOT POND; PWE 700; AUTHORIZING THE MAYOR AND CITY CLERK TO EXECUTE AND ATTEST SAID AGREEMENT ON BEHALF OF BOISE CITY; AND PROVIDING AN EFFECTIVE DATE.
- *8. RES-445-19 A RESOLUTION APPROVING ADDENDUM NO. 17 TO AN AGREEMENT BY AND BETWEEN THE CITY OF BOISE CITY (LEGAL DEPARTMENT) AND THE CITY OF MERIDIAN FOR THE PROVISION OF LEGAL/PROSECUTORIAL SERVICES TO THE CITY OF MERIDIAN; AUTHORIZING THE MAYOR AND CITY CLERK TO EXECUTE AND ATTEST SAID ADDENDUM NO. 17 ON BEHALF OF BOISE CITY; AND PROVIDING AN EFFECTIVE DATE.
- *9. RES-446-19 A RESOLUTION CONSENTING TO THE ASSIGNMENT OF AN AMENDED AND RESTATED LEASE AND SUBLEASE AGREEMENT THROUGH AN ASSIGNMENT AND NOVATION AGREEMENT

BETWEEN KOPPER KITCHEN, INC. AND BRIAN FREEZE ICE CREAM COMPANY, LLC DBA KOPPER KITCHEN; AUTHORIZING THE MAYOR AND CITY CLERK TO EXECUTE THE CONSENT TO ASSIGNMENT AND NOVATION AGREEMENT ON BEHALF OF BOISE CITY; AND PROVIDING FOR AN EFFECTIVE DATE.

- *10. RES-447-19 A RESOLUTION APPROVING A SOLE SOURCE PROCUREMENT, SS 08-233 COMPUTER ASSISTED LEGAL RESEARCH SERVICE, BETWEEN THE CITY OF BOISE CITY (LEGAL) AND THOMSON REUTERS; APPROVING AUTHORIZATION TO PROCURE; AND PROVIDING AN EFFECTIVE DATE.
- *11. RES-448-19 A RESOLUTION APPROVING A DECLARATION OF TRANSFER BY AND BETWEEN THE CITY OF BOISE CITY (PARKS AND RECREATION) AND THE URBAN RENEWAL AGENCY OF BOISE CITY, THE CAPITAL CITY DEVELOPMENT CORPORATION; AUTHORIZING THE MAYOR AND CITY CLERK TO EXECUTE AND ATTEST SAID AGREEMENT ON BEHALF OF BOISE CITY; AND ESTABLISHING AN EFFECTIVE DATE.
- *12. RES-449-19 A RESOLUTION APPROVING PROCUREMENT OF THE 10/1/2019-2020 POLICY YEAR PROGRAM FOR EX 20-022 EXCESS WORKERS' COMPENSATION INSURANCE POLICY BETWEEN THE CITY OF BOISE CITY (HUMAN RESOURCES DEPARTMENT) AND MIDWEST EMPLOYERS CASUALTY COMPANY THROUGH BROKER PAYNEWEST INSURANCE AND AUTHORIZING THE CITY'S RISK MANAGER TO BIND THE COVERAGE; AND PROVIDING AN EFFECTIVE DATE.
- *13. RES-450-19 A RESOLUTION APPROVING A CHANGE ORDER TO THE OPERATIONS AND MAINTENANCE AGREEMENT FOR THE GROVE PLAZA, BY AND BETWEEN THE CITY OF BOISE CITY, AS OWNER OF THE PLAZA, AND THE GREATER BOISE AUDITORIUM DISTRICT, AS PROVIDER OF OPERATIONAL AND MAINTENANCE SERVICES FOR THE PLAZA; AUTHORIZING THE MAYOR AND CITY CLERK, RESPECTIVELY, TO EXECUTE AND ATTEST THE CHANGE ORDER TO THE OPERATIONS AND MAINTENANCE AGREEMENT; AND PROVIDING AN EFFECTIVE DATE.

- *14. RES-451-19 A RESOLUTION (SOS19-00015) VACATING 16-FOOT-WIDE AND 60-FOOT-WIDE UTILITY EASEMENTS LOCATED ON PARCELS A AND B OF RECORD OF SURVEY 11270, AS RECORDED WITH THE ADA COUNTY RECORDER THROUGH INSTRUMENT NO. 2018-019241, AND LOCATED AT 2419 W FAIRVIEW AVENUE AND 308 S 25TH STREET, BOISE, ADA COUNTY; AND PROVIDING AN EFFECTIVE DATE.

****F. Subdivisions - Final Plats/Time Extensions***

- *1. Boulder Heights Estates Subdivision No. 8, SUB19-00043, Boise City Final Plat, (SUB19-00043 / Boulder Heights Estates Subdivision No. 8 / JH Development / 1600 S Trent Point Way / Final Plat for a residential subdivision comprised of 37 buildable lots and 7 common lots on 29.9 acres in an R-1A/DA (Single Family Residential with Development Agreement) zone.)
- *2. Boulder Heights Estates Subdivision No. 9, SUB19-00044, Boise City Final Plat, (SUB19-00044 / Boulder Heights Estates Subdivision No. 9 / JH Development / 1600 S Trent Point Way / Final Plat for a residential subdivision comprised of 22 buildable lots and 4 common lots on 10 acres located in the R-1A/DA (Single Family Residential with Development Agreement) zone.)

VII. ORDINANCES

A. First Reading

NO ORDINANCES SCHEDULED FOR THE FIRST READING CALENDAR.

B. Second Reading

NO ORDINANCES SCHEDULED FOR THE SECOND READING CALENDAR.

C. Third Reading

NO ORDINANCES SCHEDULED FOR THE THIRD READING CALENDAR.

VIII. UNFINISHED BUSINESS

NO UNFINISHED BUSINESS SCHEDULED.

IX. NEW BUSINESS

A. Subdivisions

1. Riedel Subdivision, SUB19-00030, Boise City Preliminary/Final Plat, (SUB19-00030 / Riedel Subdivision / 2203 and 2223 S Federal Way / Preliminary and final plat for a residential subdivision comprised of 8 buildable lots and one common lot on 0.68-acres in an L-OD (Limited Office with Design Review) zone.)

B. Public Hearings

1. ZOA19-00001 / City of Boise / Amendment to the Development Code regarding Specific Procedures (Section 11-03-03 and 11-03-04) including changes to the timing of neighborhood meetings, increasing the radius for mailed notifications of public hearings, and requiring applicants to install on-site public notice signs.
2. CAR19-00014 / Cole & Fairview, LLC / 7563 W. Fairview Ave / Rezone of 5.46 acres from A-1 (Open Land) to C-2D/DA (General Commercial with Design Review and Development Agreement).
3. PUD18-00044, CVA18-00074, & CFH18-00107 / James L. Jewett / Appeal of the Planning and Zoning Commission's denial of a variance, conditional use, and hillside development permits for a planned residential development comprised of 10 detached single family homes on 6.07 acres located at 5357 N Collister Drive in a R-1A (Single Family Residential) zone.

Polecat Gulch Lofts, SUB18-00058, Boise City Preliminary/Final Plat, (SUB18-00058 / Polecat Gulch Lofts / 5357 N. Collister Drive / Preliminary plat for a residential subdivision comprised of 10 buildable and 3 common lots on 6.07 acres in an R-1A (Single Family Residential) zone.)
4. PUD19-00017 / Roxey Place Subdivision No. 1 HOA / 5571 N. Eagle Road / Appeal of the Planning & Zoning Commission's approval of a conditional use permit for a planned residential development comprised of 46 multi-family units on 3.1 acres located in an L-OD (Limited Office with Design Review) zone.

X. ADJOURNMENT

LEGEND:		ZONING DESIGNATION:	
BCC	BOISE CITY CODE	A	OPEN LAND
CAA	DAYCARE, GRANDFATHER RIGHTS, FENCE,	CD	CONSERVATION DISTRICT OVERLAY
HOME	OCCUPATION, VARIANCE, STAFF LEVEL EXPANSIONS	D	DESIGN REVIEW
CAR	ANNEXATIONS/REZONES	DD	DOWNTOWN DESIGN REVIEW OVERLAY
CFH	FLOODPLAIN/HILLSIDE	HD	HISTORIC DESIGN REVIEW OVERLAY
CLP	CITY LIGHTING PROJECT	C-1	NEIGHBORHOOD COMMERCIAL
CP	COMPREHENSIVE PLAN	C-2	GENERAL COMMERCIAL
CSN	SIGN APPLICATIONS	C-3	SERVICE COMMERCIAL
CSP	CITY SEWER PROJECT	C-4	PLANNED COMMERCIAL
CUP	CONDITIONAL USE/MODIFICATIONS	C-5	CENTRAL BUSINESS DISTRICT
CZC	ZONING CERTIFICATES, ZONING LETTERS	H	HISTORIC OVERLAY
	CONVERSION OF DUPLEX TO TOWNHOUSE	H-S	HEALTH SERVICE
DRH	DESIGN REVIEW/MODIFICATIONS	L-O	LIMITED OFFICE
DRI	DESIGN REVIEW INSPECTION (SEWERS)	M-1	LIGHT INDUSTRIAL
F/B	FORMAL BID	M-2	HEAVY INDUSTRIAL
GEO	GEO THERMAL	M-4	PLANNED INDUSTRIAL
LID	LOCAL IMPROVEMENT DISTRICT	N-O	NEIGHBORHOOD OFFICE
RFP	REQUEST FOR PROPOSAL	PC	PEDESTRIAN COMMERCIAL
RSP	REHABILITATION SEWER PROJECT	R-1	SINGLE FAMILY RESIDENTIAL
V	VARIANCE	R-2	COMBINED RESIDENTIAL
ZO	ZONING ORDINANCE AMENDMENT	R-3	MULTI-FAMILY RESIDENTIAL
		R-O	RESIDENTIAL OFFICE
		T-1	TECHNOLOGICAL-INDUST. PARK
		T-2	TECHNOLOGICAL-MANUFACTURING PARK
		U	UNIVERSITY

Arrangements for auxiliary aids and services necessary for effective communication for qualified persons with disabilities or language assistance requests need to be made as soon as possible, but no later than three working days before the scheduled meeting. Please contact the City Clerk if an auxiliary aid is needed.

RECONSIDERATION OF VOTE

(A council member who voted on the prevailing side of an agenda item at the last regularly scheduled meeting may move for reconsideration under the rules of procedure adopted by the council, Boise City Code 1-02-16). This may occur at anytime during the Council meeting.