

MINUTES OF A REGULAR MEETING OF THE CITY
COUNCIL OF THE CITY OF COEUR D'ALENE, IDAHO,
HELD AT THE LIBRARY COMMUNITY ROOM

February 18, 2025

The Mayor and Council of the City of Coeur d'Alene met in a regular session of said Council at the Coeur d'Alene City Library Community Room on February 18, 2025, at 6:00 p.m., there being present the following members:

Woody McEvers, Mayor

Dan English) Members of Council Present
Christie Wood)
Dan Gookin)
Kiki Miller)

Amy Evans) Members of Council Absent
Kenny Gabriel)

CALL TO ORDER: Mayor McEvers called the meeting to order.

INVOCATION: David Gortner of St. Luke's Episcopal Church led the invocation.

PLEDGE OF ALLEGIANCE: Councilmember Miller led the pledge of allegiance.

PUBLIC COMMENTS:

Joshua Hoston, Coeur d'Alene, expressed his gratitude to the Council for supporting the Fire Department's equipment needs. Regarding the upcoming presentation of the community survey results by Portman Square, he urged the Council to remain open-minded and engage in questioning, allowing them to come up with a good solid plan for the next meeting. He emphasized that this is a crucial opportunity to advance necessary tasks, and the work starts now.

Elizabeth Middlewood, Coeur d'Alene, voiced her concerns about the planned highway improvement project and the noise they will generate once expanded to four lanes. She also raised issues about cutting the hillside and the potential impact on the adjacent trail. She suggested installing a barrier to mitigate the noise.

Kelley Stahl, Coeur d'Alene, mentioned that they have submitted a letter to the City and the Idaho Transportation Department (ITD) expressing concerns about the increased noise from lane expansion. She noted that their community, located next to the Honda dealership and bordering the Centennial Trail, already experiences significant freeway noise, and the expansion heightens their worries. They requested the City and ITD's support for a noise wall. Although the ITD responded to their noise analysis request, they found out that a previous analysis disqualified them. She hopes the City can apply for a grant to fund either a noise wall or a row of arborvitaes.

Tricia Whitney, Coeur d'Alene, shared her concerns about the lack of transparency and accountability from the City regarding the cancelled 2024 Live After 5 concert series. She stated her frustration that Tyler Davis continued to accept money and mislead businesses even if he had financial issues in 2023 and after his 2024 contract with the City was terminated. Ms. Whitney emphasized the importance of trust and transparency and called for better oversight and immediate public notification when City-endorsed events or partnerships are terminated to protect local businesses.

Jeff Connaway, Coeur d'Alene, expressed his disapproval of the recently approved billboard variances. He believes the decision unfairly favors Lamar Advertising over local businesses, particularly those on Government Way. Mr. Connaway highlighted the disproportionate size of the new billboard being triple in size of any other sign of neighboring business and saying it's unfair competition. He questioned whether the Council had actively sought public opinion on the matter and urged them to reconsider their decision.

Tyler Davis, Coeur d'Alene, stated that his contract with the city was wrongfully terminated, emphasizing that they were fully funded and ready to continue the concert event. He highlighted his collaboration with top promoters and expressed sympathy for Ms. Whitney and other affected vendors. Mr. Davis reminded the Council of his numerous contributions to the community. He stated that the termination of the contract of Davis Enterprises Incorporated had caused significant harm and that they were prepared for litigation. He mentioned awarding him of the alcohol rights and urged the Council for a private meeting to find a mutually beneficial solution and opportunity to compensate those harmed by the situation.

Councilmember Wood thanked Mr. Davis for his contributions to various non-profits. She then asked why, if he was fully funded, he hadn't paid the City or his vendors. Mr. Davis explained that vendors paid to participate and that they didn't owe any vendors for the 2013 series, except for those who bought in for the canceled season last year. He noted that in the 2013 series, there were a few unpaid bands and a security company that wasn't fully funded, resulting in an overall loss of about \$50,000 that season. Councilmember Wood asked Chief Deputy City Attorney Ryan Hunter about the options for vendors concerned about filing criminal charges or pursuing civil action. Mr. Hunter explained that vendors could start with a civil suit against anyone they felt had breached a contract. If they believed a crime had been committed, they should file a police report. If a crime was determined, it would be reviewed by their office for criminal charges. He also mentioned the suggestion of Ms. Whitney for potential changes to the code which can be considered in the long term as this would require more discussion and time. Councilmember Wood added that she is not sure if the Council or even the Parks Director has all the vendor information each season, but this situation and the contract termination were discussed openly in Parks and Recreation Commission meetings. She committed to improving communication and reaching out with the press in the future. Councilmember Gookin stated that the obligation is between the City and the vendor, not their subcontractors or customers. He asked Parks and Recreation Director Bill Greenwood if there is a way to notify people about a contract cancellation. Mr. Greenwood explained that he had been informing Mr. Davis about ongoing difficulties and urged him to repay the money he had taken from some people. Despite this, Mr. Davis pushed to continue the series, believing he could revive

it. A meeting was held with Mr. Davis, City Administrator Troy Tymensen, and City Attorney Randy Adams, where it was decided to terminate the contract with Mr. Davis, who resisted and threatened a lawsuit. Mr. Greenwood mentioned Mr. Davis' lack of transparency about bands and vendors, a bounced deposit check, and regretted giving him another chance. He apologized for the impact on businesses and emphasized that the City's relationship is with Mr. Davis and not who he hires for the event. Councilmember Gookin asked about the possibility of requiring vendors to notify their subcontractors about cancellations. Mr. Greenwood responded that the city has never faced such issues before but acknowledged the need to learn from this situation. Councilmember Gookin inquired about the City's role in endorsing events and the financial benefits of hosting them. Mr. Greenwood clarified that the big city events are posted on the City webpage, and the City barely covers the costs. He mentioned that there is nothing in the current contract with Mr. Michael Koep that requires the City to vet his vendors. He expressed hope for the success of Mr. Koep's Wednesday concert series. Councilmember English suggested including language in the contract requiring vendors to notify subcontractors about cancellations to prevent future issues and protect people's interests. Councilmember Miller pointed out that the Parks Department handles many contracts for various events, leading to blurred lines of responsibility that need clarification.

RED CROSS MONTH: Councilmember Wood read the Proclamation declaring March 2025 as Red Cross Month. Lacie Clark, Executive Director of Greater Inland Northwest Chapter of the American Red Cross (GINWC) accepted the Proclamation. Ms. Clark stated that the Red Cross, founded by Clare Barton over 140 years ago, aims to prevent and alleviate human suffering during emergencies by mobilizing volunteers and donors. The Greater Inland Northwest Chapter, covering 15 counties, including Coeur d'Alene, has 540 volunteers who respond to crises. The Red Cross supports disaster relief, military services, and biomedical services, ensuring blood availability and providing life-saving training. Local efforts include responding to home fires and supporting military families. The community is encouraged to get involved, and Parkside Condominiums will be lit red in the month of March to support the mission.

I-90/ US 95 INTERCHANGE IMPROVEMENT PROJECT: Erika Bowen, ITD manager for the I-90 widening projects, and Joseph Sprague, managing the US 95 interchange project, discussed the progress on the I-90 corridor. With traffic volumes expected to double by 2045, ITD is modernizing the corridor to improve safety, capacity, and mobility for current and future travel demands. The I-90 widening project from State Highway 41 to US 95 will start construction this summer and will take four years to complete, adding two lanes in each direction, for a total of four lanes eastbound and four lanes westbound. The project will include replacement and widening of bridges over Huetter Road, Atlas Road, and Prairie Trail; lengthen existing interchanges on and off ramps at SH-41, Northwest Boulevard, and US-95 to allow safer merging with I-90 mainline traffic; and realignment of impacted sections of Prairie Trail and Centennial Trail. With regards to the existing Centennial Trail, a six-foot chain-link fence for five miles will be added on the south side of the eastbound I-90 section from SH-41 to Northwest Boulevard interchange as an additional safety measure. The I-90 widening project construction impacts will include detours, ramp closures, and reduced shoulder widths, with efforts to maintain traffic flow and safety. The ITD is partnering with the Idaho State Police (ISP) so they will be doing extra patrols in the area throughout the construction. ITD has been meeting with the Parks and Recreation Commission as well as the Centennial Trail Foundation regarding mitigating impacts. Mr. Sprague explained that the US 95 interchange project aims to address traffic congestion and safety issues at the

interchange near Appleway and Ironwood. The project, identified as a priority from a corridor study, seeks to reduce crashes and increase capacity for future traffic volumes. Proposed improvements include a single point urban interchange, and a US-95 bridge over Appleway Avenue. The project also involves widening I-90 from Northwest Blvd. to 4th Street and US-95 widened from Emma Avenue to Bosanko Avenue. An open house will be held on March 5 at the Best Western Plus CDA Inn from 4:00 p.m. to 7:00 p.m. for public comments. An online survey will be available on the ITD website from March 5 to March 19 to gather public feedback.

Councilmember English inquired if the six-foot chain-link fence would include slats to reduce road debris and dust, and if there will be any noise abatement walls like those in Boise for the downtown area. Ms. Bowen stated that the chain link fence will not have slats; it is purely a safety measure to keep dogs and pedestrians away from I-90 traffic. Regarding noise walls, she explained that they conducted a noise analysis from SH-41 to 15th Street and determined that noise walls are only feasible in the corridor are north and south of the Interstate from 9th Street to 15th Street, so none will be constructed as part of the I-90 widening project. Councilmember Wood asked for more details on the noise decision stating that the freeway noise has increased over the years, and with the future expansion to four lanes on each side, the noise will only get worse. Ms. Bowen explained that the approved noise report by the Federal Highway Administration (FHWA) for the I-90 project is available on the I-90 project website. A consultant measured current noise levels at various points along the corridor and used a model incorporating traffic projections from the county metropolitan planning organization and the new alignment. The model checks if noise levels will exceed a certain decibel threshold by 2045. If a segment does not exceed this threshold, it is not considered for a noise wall. If it does, the feasibility and cost-effectiveness of a noise wall are evaluated. The report details these criteria and the specific thresholds. Further, Ms. Bowen stated that the noise report has been approved, and construction for the I-90 from SH-41 to US 95 will proceed without noise walls, as ITD met all Federal Highway Administration guidelines. Noise walls are only considered reasonable and feasible from 9th to 15th Street; however, for the US 95 interchange project, a new noise analysis will be conducted due to changes in the design. She added that as each project gets funded, they are obligated to go back and revisit the noise analysis if there are changes in the design or traffic numbers to see if the community would benefit. Councilmember Gookin asked if a noise study was done near the Honda dealership which is west of Northwest Boulevard, with Ms. Bowen confirming that the study covers all areas from SH-41 to 15th Street and was approved in March 2024. Councilmember Gookin asked about the single point urban interchange (SPUI) and the proposed bridge over Appleway. Mr. Sprague clarified that Haycraft and Cherry Lane will retain access to 95 with right-in, right-out access. Councilmember Gookin expressed concerns about the impact on businesses in Appleway. Mr. Sprague explained the challenges with traffic congestion on US 95 and the close proximity of signals to the interchange further complicates traffic flow. He added that one of the options at the open house includes a SPUI with an at-grade intersection at Appleway, but it currently has a failing level of service for the traffic through there. Ms. Bowen stated that the exhibits on the March 5 open house and online will show anticipated travel times by 2045 from various points, such as Northwest Blvd. to the gas stations on Appleway. The data indicates future benefits due to reduced congestion at the Appleway US 95 intersection, which currently requires multiple signal cycles to navigate. She added that they are proposing this design as the best solution, developed with input from various stakeholders, and are seeking public feedback. Councilmember Gookin suggested

exploring other options to save money and protect businesses, as bridges are expensive. He expressed interest in seeing alternative solutions at the open house.

ANNOUNCEMENTS:

Councilmember Miller announced that on February 26, they will host a media event to announce an attainable housing project they've been working on for about two years. This project is another tool to help address the housing issue. Councilmember English noted that he will not be able to attend the next City Council meeting. Councilmember Gookin addressed what was mentioned by Mr. Davis during public comments about meeting the Council behind closed doors and clarified that this would be illegal as Council meetings must be public, and that Mr. Davis can meet with staff or the Mayor, but not the Council privately. He then asked Mr. Greenwood about the possibility of planting arborvitae to mitigate noise from I-90, as suggested during public comment. Mr. Greenwood agreed, noting that an agreement would be needed to access water from the subdivision, and other suitable tree species might also be considered. Councilmember Gookin stated that the city has funds for planting street trees, which could help mitigate noise and dirt.

Mayor McEvers requested the appointments of Scott Cranston, Virginia Tate, and Bridget Hill to the Parks and Recreation Commission; John Schwandt and Steven Bloedel to the Urban Forestry Committee, and Cynthia Newkirk to the Arts Commission.

MOTION: Motion by Wood, seconded by English to appoint Scott Cranston, Virginia Tate, and Bridget Hill to the Parks and Recreation Commission; John Schwandt and Steven Bloedel to the Urban Forestry Committee; and Cynthia Newkirk to the Arts Commission.

ROLL CALL: English Aye; Wood Aye; Miller Aye; Gookin Aye; **Motion carried.**

CONSENT CALENDAR:

1. Approval of Council Minutes for the February 4, 2025 Council Meeting.
2. Approval of General Services/Public Works Committee meeting minutes for February 10, 2025
3. Setting of General Services/Public Works Committee meeting for February 24, 2025
4. Setting of a public hearing for **March 18, 2025** – ZC-1-25; a zone change from C-17PUD to C-17L on a parcel measuring 0.213 acres, located at 213 E. Harrison Avenue
5. Approval of Bills as Submitted.
6. Approval of Financial Report.
7. Approval of **Resolution No. 25-009** - A RESOLUTION OF THE CITY OF COEUR D'ALENE, KOOTENAI COUNTY, IDAHO, ACCEPTING GRANT DEEDS FOR UTILITY AND ACCESS EASEMENTS IN THE ALLEY NORTH OF EMMA AVENUE BETWEEN MELROSE AND NORA STREETS FROM GLACIER 1919 LINCOLN, LLC; APPROVING AN AGREEMENT WITH KAYAK COEUR D'ALENE, LLC, FOR PASSIVE WATERSPORTS RENTALS AT ATLAS MILL PARK; APPROVING A USE AGREEMENT AND FACILITY LEASE WITH COEUR D'ALENE JUNIOR TACKLE FOR PERSON FIELD; AND APPROVING A MEMORANDUM OF UNDERSTANDING WITH THE INLAND NORTHWEST PICKLEBALL CLUB FOR

THE USE OF COURTS AT CHERRY HILL PARK FOR AN ANNUAL PICKLEBALL TOURNAMENT.

DISCUSSION: Councilmember Miller requested that item 7c regarding approval of an agreement with Kayak Coeur d'Alene LLC for passive watersports rentals at Atlas Mill Park for a term of five years be pulled out of the Consent Calendar for a separate motion and vote. Councilmember Gookin commented on item 7B, which involves a grant of deed for an access easement for a property in the alley north of Emma Avenue, between Melrose and Nora Streets. He mentioned that there will be a hearing later in the meeting regarding the same property. He explained that these two actions occur simultaneously as part of the usual procedure, with one requiring a hearing and the other not.

FIRST MOTION: Motion by English seconded by Wood to approve the Consent Calendar as presented, including Resolution No. 25-009, with amendment to not include item 7c regarding approval of an agreement with Kayak Coeur d'Alene LLC for passive watersports rentals at Atlas Mill Park for a term of five years which would be for separate vote.

ROLL CALL: Gookin Aye; English Aye; Wood Aye; Miller Aye. **Motion carried.**

SECOND MOTION: Motion by Miller, seconded by Gookin to deny item 7c regarding the agreement with Kayak Coeur d'Alene LLC for passive watersports rentals at Atlas Mill Park for a term of five years.

DISCUSSION: Councilmember Miller stated that when this program was first proposed last year, she voted against it because she felt that this is not the appropriate place for kayak rentals to tourists, especially on a busy section of the river where they may be uneducated about aquatic rules and regulations. She added that she does not want her approval associated with this, hence, she moves to deny this program at this location. Councilmember English shared that last summer, they rented a motor-powered boat near that area, and despite the traffic, everything seemed safe, and people were watching out and the staff were attentive. He added that the parking and access were good, making it a nice combination. Councilmember Wood explained that this item was brought to the Parks and Recreation Commission last July and was unanimously approved to move forward to the Council. The Council reviewed it in August and voted 5 to 1 in favor of the kayak launch. She stressed that she sees this not an action item to repeal a previous Council approval; rather, it's about approving an agreement that has already been solicited through a Request for Proposals (RFP) process. She stressed that there is now a vendor who has met all the requirements, and Council must decide whether to award the contract to this vendor, not to overturn a previous Council decision.

ROLL CALL: Wood No; Miller Aye; Gookin No; English No. **Motion failed.**

THIRD MOTION: Motion by Gookin, seconded by Wood to reconsider accepting the full Consent Calendar as presented, including **Resolution No. 25-009.**

ROLL CALL: Miller No; Gookin Aye; English Aye; Wood Aye. **Motion carried.**

PRESENTATION REGARDING THE FIRE DEPARTMENT COMMUNITY SURVEY

Deputy Chief Jeff Sells explained that the intent of the presentation is to share the results of the community survey conducted last month and then an overview of the financial details. The goal is for the Council and community to review this information over the next two weeks and then consider a bond election resolution at the March 4 City Council meeting.

Amy Holly, presented on the recently conducted survey findings on behalf of Portman Square Group, a Boise-based firm specializing in strategic, political, and communications work. She stated that their strong Idaho roots help drive local campaigns effectively. They partnered with Michael Keith and Zions Public Finance to conduct a community survey for the city, assessing the appetite for change improvements to services and facilities. They will also assist with communication if the Council decides to move forward with a bond initiative. Ms. Holly noted that they reached out to nearly 15,000 registered voters via text-based survey as well as posting on social media channels for the city, and the Fire Department ended up with over 1,000 fully completed responses, providing a statistically significant sample. She mentioned that they took into consideration Councilmember Gookin's feedback and incorporated into the final result, focusing on registered voters' opinions, as they will decide on potential tax increases. She added that over 99% of survey respondents were registered voters from all parties. Ms. Holly stated that the survey revealed strong community support for the Fire Department, with over 80% of respondents rating its performance positively and nearly 94% supporting the continuation of current service levels that they have come to expect and trust from the Fire Department. She added that even though 66% of the respondents were unaware of the department's needs, there was significant support for funding improvements which means that even if they don't understand, they know that the Fire Department has done a good job managing its budget and can be trusted as good stewards of the tax dollar. The survey also revealed high support for specific proposals, such as remodeling of Fire Station 2 and replacing aging fire trucks, with support varying slightly by demographics. Political affiliation did not significantly affect support levels. The survey indicated that 57% of respondents supported a general property tax increase, with support rising to 67.1% if provided with the anticipated cost of \$17.00 per \$100,000 of property value. Ms. Holly pointed out that under 18% of voters needed more information which can be considered a window of opportunity to educate the community and get them comfortable with what the Fire Department is asking for the value. She added that the survey results are a solid and strong start that if the election would be held now, it would pass. Key community concerns that were gathered include growth and infrastructure not keeping pace with demand; funding and fiscal management transparency; concerns over increased taxes and alternative funding sources; staffing shortages and response times; equipment and facilities modernization needs; and calls for increased public education and communication. The next phase of the campaign, should Council decide to move forward with a bond resolution, will focus on community education about what the bond resolution would accomplish and ensuring compliance with the Public Integrity and Elections Act so all communications are education focused and not advocacy focused.

Councilmember Gookin asked about the standard deviation of the survey results with Ms. Holly responding that their sample size of 384 was determined at a 95% confidence level. Councilmember Gookin inquired about changes in survey methodology, noting the decline of

phone surveys. Ms. Holly explained that digital communication, including text-based surveys and social media, has become a more effective and cost-efficient way to reach voters. She emphasized that phone surveys are less effective now due to the decline in landline use. Councilmember Wood expressed satisfaction that the community appreciates the Fire department's work and inquired if anyone opposed the needs identified in the survey. Ms. Holly mentioned concerns about timing and costs but saw these as opportunities for further education. She mentioned plans to address these concerns through FAQs and website content on city-owned assets. She also noted that while not everyone can be convinced, the next phase of the education campaign will focus on informing as many people as possible. She offered to share raw data and comments. Councilmember English commented that he will not be able to attend the next Council meeting, but he will be voting yes. Mayor McEvers asked if the 32% listed under "other" in community priorities indicated more concerns than other categories. Ms. Holly clarified that the 32% included supportive comments and general priorities, not just concerns. She explained that while it seemed larger, it was an opportunity for people to express their support for the Fire Department.

Michael Keith, Vice President of Zions Public Finance provided an overview of the process for determining the City's needs and associated costs, which were then used to gauge community support for the proposed costs. He discussed the tax impact, noting that the \$16.4 million bond proposal would result in a tax rate of \$16.14 per \$100,000 of property value. Mr. Keith also discussed market trends, noting that interest rates are expected to rise slightly. He stated that the anticipated interest rate is 3.21%. The bond election resolution, including the tax rate and other details, will be presented at the March 4 City Council meeting. The next available election date is May 20th, with a resolution deadline of March 31st or prior.

Councilmember Wood appreciated the presentation and noted that while lower interest rates would be ideal, refinancing is a common practice for public entities that deal with bonds. Mr. Tymesen explained that the City does not carry a lot of debt, with no debt in the Water Department and recent refinancing in Wastewater saving \$1 million. He emphasized that a 3.2% interest rate is favorable given the City's AAA rating. Mr. Keith explained that while current interest rates have risen from historic lows, they are now closer to the average rates of the past decade. He highlighted that funds received can be invested to help the cost of the projects, cost overruns, and other things. Councilmember Gookin inquired about the municipal bond rate, noting it was 3.01% for AAA ratings, and asked if the bond rate is based on summer conditions when the bonds are actually sold. Mr. Keith clarified that the rate provided is based on current conditions, as required for the election resolution, and that the city's AA rating means the rates are slightly above AAA rates. Councilmember Gookin asked if Zions would sell the bonds, but Mr. Keith explained that Zions Public Finance Inc. acts as a Municipal Advisor not a seller, and would hire an underwriting firm for the bond sale. Mr. Keith added they were chosen through a request for proposals. Mayor McEvers compared the current bond cost to everyday expenses, noting that \$6 a month is minimal, similar to the cost of a cup of coffee or two gallons of gasoline. Reflecting on the past decade, he emphasized that despite rising costs, investing in the fire and EMS system is valuable and affordable.

Deputy Chief Lucas Pichette discussed capital replacement improvement General Obligation Bond noting that the current needs include fire apparatus fleet/ equipment replacement costing \$10,036,161 and facility upgrade/ remodel costing \$6,300,000. Councilmember Gookin suggested

building a new Station 2 instead of upgrading the existing one due to its poor condition. Mr. Pichette mentioned plans for significant upgrades but noted the uncertainty of costs until bids are received. Councilmember Wood requested detailed plans for the remodel with Mr. Pichette responding that he can provide a list of needs and upgrades but mentioned that architectural designs are not yet available. Councilmember Miller asked for details on what would happen to the current fleet, what would replace what and what station to show a bigger picture of what the new fleet would look like. Mr. Pichette confirmed that this information would be included. Councilmember English emphasized the importance of doing the remodel right.

RESOLUTION NO. 25-010

A RESOLUTION OF THE CITY OF COEUR D'ALENE, KOOTENAI COUNTY, IDAHO, APPROVING A PROFESSIONAL SERVICES AGREEMENT WITH J-U-B ENGINEERS, INC., FOR ON-CALL PLAN REVIEW SERVICES.

STAFF REPORT: Water Department Director Kyle Marine noted that the Water Department routinely reviews plans submitted by contractors and developers to determine whether upgrades to the water system are required or recommended. To enhance efficiency and ensure accurate hydraulic modeling assessments, the Water Department seeks to engage JUB Engineers, Inc., for professional on-call plan review services. JUB Engineers has extensive experience in water system analysis and will provide expertise in evaluating developer-submitted plans for compliance with the City's water infrastructure requirements. Mr. Marine explained that with this agreement, they can establish a standard on-call arrangement with JUB Engineers to assess and improve specific projects efficiently. For instance, if a large project is proposed in a particular area, they can collaborate with the contractor to provide necessary documents to JUB Engineers. They will run these documents through the hydraulic model to determine if upgrades are needed and ensure the current water mains can support the project without affecting existing customers. This process helps ensure adequate fire flows and basic services and would allow working with contractors to complete necessary upgrades.

DISCUSSION: Mayor McEvers inquired about hydro control with Mr. Marine explaining that it is moving water to and from an area as needed for a particular need on a project. He added that certain projects may need higher fire protection in the area or higher domestic flows such as hotels or restaurants may use more water than residential units. The domestic main in the street may need to be upsized on their dollar, hence this model will help show whether that's needed or not. Mayor McEvers asked if the City owns the model with Mr. Marine stating that it is the City's model but JUB is paid to manage the model and update it as needed.

MOTION: Motion by Gookin, seconded by Wood to approve **Resolution No. 25-010**; Approval of a Professional Services Agreement with J-U-B Engineers, Inc., for on-call plan review services.

DISCUSSION: Councilmember Miller asked how the hydraulic model supersedes any other water studies required by other agencies or development agreements. Mr. Marine clarified that it does not; the hydraulic model is a tool used to ensure adequate water flows in the area. It works in conjunction with the comprehensive plan and any proposed projects to ensure existing customers and their services are not affected. Councilmember Miller then mentioned that in some Planned

Unit Developments (PUDs), multiple water studies are required for various reasons, including engineering aspects like swales, aquifers, water pressures, and hydrants, and wondered if this model would supersede those studies. Mr. Marine confirmed that it would not.

ROLL CALL: English Aye; Wood Aye; Miller Aye; Gookin Aye. **Motion carried.**

RESOLUTION NO. 25-011

A RESOLUTION OF THE CITY OF COEUR D'ALENE, KOOTENAI COUNTY, IDAHO, APPROVING A PUBLIC WORKS CONSTRUCTION CONTRACT WITH SONRAY ENTERPRISES, LLC FOR THE INDEPENDENCE POINT STORMWATER IMPROVEMENTS IN AN AMOUNT NOT TO EXCEED \$210,761.50.

STAFF REPORT: City Engineer Chris Bosley requested Council to approve a contract with Sonray Enterprises, LLC for a stormwater project funded by a grant from the Idaho DEQ through the Leading Idaho Subaward program. Mr. Bosley stated that this is the final project under these grant awards. Previously, the Sanders Beach project was completed, which included a small project on Mullan, and then last year was the Independence Point project around the Government Way area. This new project, called the 3rd Street Outfall project, addresses stormwater that runs past Phippeny Park between 7th and 8th Streets, just south of Montana. Mr. Bosley explained that the stormwater flows to the 3rd Street outfall near the resort, and they have identified an opportunity to divert some of this water into a swale area in a less-used part of the park. He stated that they collaborated with the Parks Department to find a suitable location and Sonray Enterprises will dig a large swale, install a pipe, and add a manhole with a trash separator to keep the swale clean. The project was put out to bid, and the lowest bid was \$210,761.50 from Sonray Enterprises. They plan to start in early March, so Mr. Bosley is seeking approval to get this contract underway while the weather is favorable.

DISCUSSION: Mayor McEvers inquired if the project involved a real swale with Mr. Bosley confirming that it is a traditional swale. Mayor McEvers then asked if it would capture all the water, ensuring no pipe would lead into the lake. Mr. Bosley explained that, similar to other projects, the water would be diverted into the swale up to a certain level, after which any excess would continue to the outfall. This system is designed to capture the initial stormwater runoff, which contains most of the oils and pollutants. Mayor McEvers clarified that on rainy days, some water might still flow into the lake. Mr. Bosley noted that this project is located quite a distance from 3rd Street outfall, so there will still be runoff from downtown. However, the primary goal is to reduce the amount of pollutants, especially phosphorus, reaching the lake.

MOTION: Motion by Wood, seconded by Gookin to approve **Resolution No. 25-011**; Approval of a Contract with Sonray Enterprises, LLC., for construction of the G.O. Phippeny Stormwater project.

ROLL CALL: Wood Aye; Miller Aye; Gookin Aye; English Aye. **Motion carried**

(LEGISLATIVE PUBLIC HEARING) V-24-04 VACATION OF A PORTION OF SPRUCE AVENUE RIGHT-OF-WAY ADJOINING THE EASTERLY BOUNDARY OF LOT 11, BLOCK 1 AND LOT 8, BLOCK 2, SPRING ADDITION PLAT

COUNCILBILL NO. 25-1003

AN ORDINANCE OF THE CITY OF COEUR D'ALENE, VACATING A PORTION OF SPRUCE AVENUE RIGHT-OF-WAY AS SHOWN IN THE PLAT OF SPRING ADDITION, RECORDED IN BOOK F OF PLATS ON PAGE 62, RECORDS OF KOOTENAI COUNTY, COEUR D'ALENE, IDAHO, GENERALLY DESCRIBED AS A PARCEL OF LAND ADJOINING THE WESTERLY BOUNDARY OF LOT 11, BLOCK 2 OF THE FOUNDRY PLAT; REPEALING ALL ORDINANCES AND PARTS OF ORDINANCES IN CONFLICT HEREWITH; PROVIDING A SEVERABILITY CLAUSE; AND PROVIDING FOR THE PUBLICATION OF A SUMMARY OF THIS ORDINANCE AND AN EFFECTIVE DATE HEREOF.

STAFF REPORT: Streets and Engineering Project Manager Dennis Grant stated that the applicant, Drew Dittman on behalf of the Lakeshore Estates LLC, is requesting the vacation of a portion of Spruce Avenue right-of-way that adjoins the westerly boundary of Lot 11, Block 2 of The Foundry plat. Mr. Grant explained that this was used for a turnaround that no longer exists. All utilities are existing and are in place, and there is no foreseeable use for the additional right-of-way. The Development Review Team was informed about this vacation. Mr. Grant noted that he sent out 59 certified mailings and received no responses.

DISCUSSION: Councilmember Gookin inquired if they were only working on the top and bottom parts of the cul-de-sac. Mr. Grant confirmed, explaining that the center part would be used for the new road running through the new subdivision.

PUBLIC TESTIMONY: Mayor McEvers opened the public testimony portion of the hearing. With no comments received, Mayor McEvers closed public testimony.

MOTION: Motion by Gookin, seconded by Miller, to dispense with the rule and read **Council Bill No. 25-1003** once by title only.

ROLL CALL: Miller Aye; Gookin Aye; English Aye; Wood Aye. **Motion carried**

MOTION: Motion by Gookin, seconded by Miller, to adopt **Council Bill No. 24-1003**.

ROLL CALL: Miller Aye; Gookin Aye; English Aye; Wood Aye. **Motion carried**

(LEGISLATIVE PUBLIC HEARING) V-25-01 VACATION OF ALLEY RIGHT-OF-WAY LOCATED WITHIN A PORTION OF BLOCK 2 OF THE KOOTENAI ADDITION IN THE CITY OF COEUR D'ALENE

COUNCIL BILL NO. 25-1004

AN ORDINANCE OF THE CITY OF COEUR D'ALENE, VACATING A PORTION OF ALLEY RIGHT-OF-WAY, GENERALLY DESCRIBED AS THAT PORTION OF THE ALLEY RIGHT-OF-WAY LOCATED IN BLOCK 2 AS SHOWN ON THE PLAT OF KOOTENAI ADDITION TO THE CITY OF COEUR D'ALENE, RECORDED IN BOOK C OF PLATS, PAGE 8, RECORDS OF KOOTENAI COUNTY, IDAHO; REPEALING ALL ORDINANCES AND PARTS OF ORDINANCES IN CONFLICT HEREWITH; PROVIDING A SEVERABILITY CLAUSE; AND PROVIDING FOR THE PUBLICATION OF A SUMMARY OF THIS ORDINANCE AND AN EFFECTIVE DATE HEREOF.

STAFF REPORT: Streets and Engineering Project Manager Dennis Grant noted that the applicant, Chris Meyer, Glacier 1919 Lincoln LLC is requesting the vacation of a portion of alley right-of-way located in Block 2 of the Kootenai Addition north of Emma Avenue between Melrose and Nora Street. He explained that the purpose is to vacate a 16' foot wide, dead-end, and unimproved public alley that there is no foreseeable use for. The applicant would like to enhance patient access and parking for the circulation of a parking lot to be constructed. All property owners agreed to this vacation request. The subject alley contains City sewer and other franchise utilities which would be contained in an easement as part of the vacation ordinance. This easement would allow unrestricted access to the city utilities in that area. An access easement will be granted to the public, from Emma Avenue to 14' north of Emma. The Development Review Team was informed about this vacation. The said request would not have any financial impact on the City and would add approximately 860 square feet to the County tax roll. Mr. Grant noted that he sent out 25 certified mailings and received one response that is against the requested vacation.

PUBLIC TESTIMONY: Mayor McEvers opened the public testimony portion of the hearing. With no comments received, Mayor McEvers closed public testimony.

MOTION: Motion by Gookin, seconded by Wood, to dispense with the rule and read **Council Bill No. 25-1004** once by title only.

ROLL CALL: Miller Aye; Gookin Aye; English Aye; Wood Aye. **Motion carried**

MOTION: Motion by Gookin, seconded by Wood, to adopt **Council Bill No. 25-1004**.

ROLL CALL: Miller Aye; Gookin Aye; English Aye; Wood Aye. **Motion carried**

ADJOURNMENT: Motion by Gookin, seconded by Wood, that there being no other business, this meeting be adjourned. **Motion carried.**

The meeting adjourned at 8:33 p.m.


Woody McEvers, Mayor

ATTEST:


Anne Mateski
Executive Assistant