

Political Liaison Report - NIBCA Board Meeting 11/12/2020
(this report covers 10/1-10/31)

KOOTENAI

PUBLIC HEARINGS

Kootenai County Public Zone Changes- Oct 1, 2020

https://www.kcgov.us/AgendaCenter/ViewFile/Agenda/_10012020-3526

ZON 20-0002 Applicant Loren Web

8.6 Acres changed from rural to commercial classification

Location: Sullivan RD and HWY 2

Comp plan has it listed as transitional and it requires a special zone request

1 public comment in opposition

Application reviewed by hearing on August 6th and recommended approval

Surrounded by other commercial zoned

APPROVED UNANIMOUSLY

ZON 20-003 Applicant Henneberg Living Trust / Dirk Graaskamp

17.4 Acres changed from rural to commercial classification

Location: Athol, North of Silverwood, West of HWY 95

Comp plan has it listed as transitional

Public comment- Neutral

Prior to newly adopted code approved Oct 2019

APPROVED UNANIMOUSLY

VAC-20-0001 CDA Airport Southeast

David Callahan said this is unique in that there are lots of leases that they want to vacate, existing conveyances remain in effect, just changing the plat.

SIGNINGS

MSF 20-006 Beck Industrial Park

AAK, LLC, for final approval of a seven (7) lot Class II subdivision on approximately 35 acres in the Rathdrum Prairie zone.

Location: SW of intersection of Beck Road and Prairie Ave in the Hauser area of City Impact.

Domestic water will be provided via individual wells.

Effluent discharge will be treated via individual septic and drainfield systems.

April 2019 Kootenai granted approval of Beck Industrial Park.

September, 2020, the City of Hauser Mayor signed a recommendation and the board approved the request.

MOTION CARRIED TO SIGN

MSF-20-007 Lone Mountain Estates 5th Addition

JT Holdings, LLC for a final subdivision approval of LME 5th Add. (Phase II) consisting of 18 residential lots on 93.55 acres of a preliminarily approved 40 lot residential subdivision in Case No. MSP19-0004 on approximately 210 acres in the Rural zone.

Location: Within the boundaries of the Lakes Highway District

All lots in this proposal will meet or exceed the minimum net acreage of 4.500 acres and gross acreage of 5.000 acres.

The Board approved the request Sept 2020.

MOTION CARRIED TO SIGN

BUSINESS SEGMENT

YELLOWSTONE EASEMENT- Owner unwilling to go along with it

David Callahan said “the original plot was flawed due to the fact it is a “Tract of Land” and since 1975 we have had a fundamental flaw in the platting of this property.

Pipeline company wants us to step up and enforce it. The original deed for this property describes it as the right of way for the pipeline before the yellowstone subdivision was platted in 1975. Let’s give it to the pipeline.”

Kootenai County Hearing Examiner Public Hearing- Oct 1, 2020

CUP-20-0008 PUBLIC UTILITY COMPLEX FACILITY BOOSTER PUMP STATION

Greensferry Water and Sewer District

Location: S of Spokane River, Across from Post Falls, S of Riverview Dr

Slightly less than 1 acre surrounded by residential

Sight contains 2 reservoirs that are 120,000 gallons and 100,000 gallons

*This is a revised site plan, different from the one previously presented that is in the staff report and its dated Sept 30th

This will ensure that the reservoirs will have adequate flow in the event of a fire emergency

No Public Comment received to date

Applicant- Reservoirs have been on site for 40 years and 16 years

APPROVED TO MOVE FOR FUTURE VOTE

https://www.kcgov.us/AgendaCenter/ViewFile/Agenda/_10012020-3481

VAR-20-0005 & VAR-20-0006 FIRST LIGHT PROPERTIES LLC

Vlad Finkel (Planner II)- This is a variance setback to the front yard setback in an Agricultural Suburban Zone.

Location: CDA Lake DR and Silverbeach RD

Request to construct a residence that, if approved, would be a variance to 25ft with a zero ft setback from the from the 50ft prescribed easement.

The code has a provision that prescribes that any easement be 50ft wide, centered on a road. In this case the residence would be constructed within 25ft of the road.

There is limited room to develop on this site due to its steepness.

Applicant did a comprehensive geotech analysis, at staff's request, and the conclusion was that it could be built on this site.

Public Comments: 5 in Favor and 0 Against

APPROVED TO MOVE FORWARD

KOOTENAI PLANNING AND ZONING VIRTUAL WORKSHOP October 15, 2020

https://www.kcgov.us/AgendaCenter/ViewFile/Agenda/_10152020-3541

Van Dyke was absent

Unanimously approved Sept 17th Minutes

Hauser ACI and AMENDMENT to TEXT and ZONING MAP

Already approved by Hauser, Kootenai and others.

David Callahan: We went through 5 public hearings with a good turn out.

Hauser ACI is the only zone we have where we use City zoning instead of County zoning.

Class I = Residential, 2 lot minor subdivisions, home occupations

Class II = Commercial, Industrial, 2+ lot minor and major subdivisions

The eastern boundary has always followed watershed lines NOW it will follow property lines like the rest of the county.

Discussion of ORA20-0003 Code Amendment re: minor subdivision regulations and Discussion of ORA20-0005 Code Amendment re: development in floodways

This was deferred until council investigates and has more direction

Dave Callahan: "The state says we need to follow the federal code."

Pat Braden: "The FED code does not say what the state says they say."

CODES FOR ROADS IN MINOR SUBDIVISIONS

Current code says subdivisions do not have to meet HWY district standards

In 2016 we saw a 60% increase in minor subdivisions

HWY standards are wider, more depth of pavement, bigger swales, etc.

CHANGING it so minor subdivisions roads must meet HWY district standards.

We will develop a slide-by-side chart of requirements to new proposed standards

POLICY WORK FORCE STATUS REPORT

We now have a spreadsheet so we can stay on track and show progress for:

1. Wildfire Protection Guidelines
2. Hazardous Area Safety Guidelines
3. Voluntary Open Space Handout

4. Shoreline Regulations Summary
5. Guide to Reduce Conflict between Agriculture, Timberland, Residential Operations
6. Guidelines for Conducting and Reporting the Results of Neighborhood Meetings between Community and Developer
7. Conduct a Survey to Determine Public Outlooks on Various Issues- Deferring this one until we hear from County Commissioners.
8. Identify Areas of Ground Water Insufficiency
9. Review and Update relevant Comp Plan Data Categories

CDA

CDA City Council October 6, 2020

<https://www.cdaid.org/files/Council/Packet100620.pdf>

Public Comments:

3 citizens spoke up about dangers of 5G technologies urging the council to let citizens know what Verizon and Avista are planning.

Janette- Human Rights Director encouraged Council Members to come to their meetings as there is a document floating around about militia showing up to polling stations.

UNANIMOUS APPROVAL- of consent calendar and Resolution 20-052:

Approval of the destruction of records from the Fire Department that are temporary and/or Semi-permanent dating from 1986-2014 and Municipal Services Department records that are semi-permanent and temporary in nature from 1998-2011.

Resolution 20-053

Presenter: Mike Becker- WasteWater Project Manager

Approval of Amendment No. 1 to the agreement with Architects West Inc. for design improvements for the WasteWater Treatment Operations Building and a new sewer collection facility.

Constructed in 1972, Upgraded in 1984, Designed for a staff of 2 and a treatment plant facility 25% of the size we have today.

Today we have a staff of 12 and the capacity for 6 Million gallons/day of sewer.

Other Business

Childcare Temporary License & Municipal Code Amendment to Code 5.68.030 (1) for a 12 week permit regarding outdoor play areas.

COVID-19 has placed more burden on Childcare facilities

Currently 35sqft/Child for indoor use per fire code AND want 75sqft/Child for outdoor use. **UNANIMOUS APPROVAL**

Resolution 20-053 - of and agreement with Ignite CDA for financing the construction of Lacrosse Avenue Improvement. City Engineer Chris Bosley presented.

UNANIMOUS APPROVAL

COUNCIL BILL NO-20-1015 - Creating a New Chapter to the CDA Municipal Code as Chapter 15.40 Entitled Ground Disturbance.

Jaine Brunner, Panhandle StormWater & Erosion Presented

3700 square miles of land have stormwater that drains into Lake CDA

Impacts of Sedimentation:

- Fills Culverts & Stormwater Systems
- Decreases Storage in Lakes and Reservoirs
- Harms Fish & Habitats
- Impairs Water Quality

Sediment impairs fish gills to absorb oxygen, blocks sunlight, suffocates fish eggs, and reduces available area for fish to lay eggs.

Dan Gookin "I oppose this because it feels like Californication. We don't charge a fee so we can't enforce it."

Council Bill 20-1016- Wastewater Bond Issuance and Sale in the Principle Amount of \$20,500,000.

Previous Discharge Permitted

Phosphorus 63 lbs/day 1000 parts/Billion

Ammonia 350 lbs/day 10 parts/million

2014 Permit Limits Updates

Phosphorus 3.17 lbs/day 60 parts/billion ****The best in the Nation***

Ammonia 272 lbs/day 5 parts/million

This has a 20 year repayment term, 2.75% Interest and No prepayment penalty

***When posting the title on the video on YouTube the dollar amount says \$20,500.00

Recessed until tomorrow 10/7/2020

CDA City Council / Planning Commission Joint Workshop for Envision CDA Comprehensive Plan - October 7, 2020

<https://www.cdaid.org/files/Council/Packet100720.pdf>

Presenter: Alex Dupey AICP Director of Planning Services at [Mig.Inc](#) Portland Office

Began in Sept 2019 with multiple Public Surveys since and formed Community Advisory Committee in August of 2020

Next Steps:

Complete traffic analysis for scenarios within Areas of City Impact

Develop draft of Envision CDA Plan

Brief Leadership Committee Survey to address Equity, Inclusion, Housing Definitions
Complete scenarios & Traffic analysis for Lakeside Holdings Property
After Alex talked for over an hour, the council was more confused than when he started.

John Messina (Chair of Planning Commission) chimed in from Zoom and said, "I think everything is moving in the right direction as Planning & Zoning has had many more meetings with Alex at Mig than the council has."

The Mayor and Council said they need more information and clarity before they can make a recommendation.

CDA Planning & Zoning October 13, 2020

<https://www.cdaid.org/files/Arts/PCpacket10-13-20web.pdf>

Public Hearing - Legislative, (A-1-20) - A proposed 7.69 acre annexation from County Ag to City R-8 Zoning (Residential at 8 units/Acre)

Applicant/Owner- Harmony Homes LLC

Engineer- Van Houten Consulting and Design

Location- Along Atlas Road .40 miles south of Prairie Ave

City staff has indicated that there are adequate services

UNANIMOUS APPROVAL

Public Hearing - Quasi-Judicial, (PUD-3-20) - A proposed PUD "Delcardo Village PUD"

Location: 7278 Atlas Rd

Applicant: Harmony Homes LLC/Duffy Smock

42 lot subdivision with a proposed Planned Unit Development and Plat Approval

Gated Residence Development

Modification Requests

Rear Set Back: 10' rather than 25'

Side Yard Setback: 5' and 0" (common wall) rather than 5' and 10"

Min Lot Area: 3619 sqft-Max 5100sqft per unit rather than 5500sqft

Min Lot Width: 42.5' (for 34 lots) 38.5' (for 8 lots) rather than 50'

Private gated access rather than open access to the public

Private streets rather than public streets

Designed with Garages with 2 parking stalls/unit

16.2% Open Space provided for residences- park benches, community garden boxes, decorative landscaping, ornate entry feature and 6' wide pedestrian path around the perimeter of development.

HOA will be formed for maintenance

Applicant Testimony - Design Team

Civil Engineer- Van Houten (presenter)

Architect- ML Architect & Assoc
Landscape Architect- Micheal Terrel Landscape Architect
Surveyor- Sawtooth Land Surveying
42 Twin Style Homes - Duplexes
Infrastructure will be put in next summer
4 Different Floor Plans 1200-1600sqft of living space

CDA City Council October 10, 2020

CDA Council Member Christie Wood read an announcement on behalf of the city and was prepared by the entire city council...

"We condemn acts of violence, inhumanity, and racism. In 2013 we passed an anti-discrimination ordinance. We condemn white supremacy and any groups that support it. Racism causes persistent discrimination and disparate outcomes in housing, education, employment and criminal injustice. We have deep empathy for the nationwide anger and fear that racism instills if left unchecked. We value the diversity of our community and the inclusion of all voices. It's important for all of us to stand together, unite and understand that our differences make us stronger. We issue a strong statement of commitment to ensuring fair and impartial treatment of all residences of our city, regardless of their ethnicity, race, sexual orientation, religion, age or socio-economic class. We implore citizens to treat all in our community with dignity and respect."

Public Comment:

The impact of VRBO's is overwhelming. Please look at and change the ordinance. The present ordinance says you can have STR's (Short Term Rentals). Just on AirBNB CDA has 153 listed. Sanders Beach has 43 STR's. If this is of interest to you, you can watch minutes 5:05-16:01 here https://www.youtube.com/watch?v=dQB1ARh_wp8

Citizen Evan Koch- Chair of Kootenai Democratic Central Committee presented next "I'm here to talk about racism. We have witnessed a resurgence of racist activity in the last couple months. I have presented you with a resolution measure addressing this issue."

Retirement of Police Canine Pecco's
He had 18,069 deployments, 18 arrests and 6 years of service

City Council Proclamation that October is Safe Sleep Awareness Month
Liz Montgomery- Executive Director of Inland NW SIDS/SUID
Sudden Death Syndrome Kills More Children in the US than opioids, guns and suicide combined.
Last year 3500 babies died from SIDS

It's the #1 death of our babies aged 1-12 months
90% of these are preventable due to unsafe sleep environments (pillows and blankets)
Over 50% occur when an infant is sleeping with an adult
For every 100K born in our district 123 die from SIDS compared to the state average of 82/100K
CDA is the first city in our state to mandate safe child sleeping practices in Idaho
The presenter's son died from unsafe sleep practices 18 years ago and she has dedicated her life to this issue.

Agenda Item: Coeur Housing Code Update

Presenter: Mike Behary, City Planner

Progress Report & Informational Report about In-Fill Housing

Mission Statement: To create a new Infill Housing Code that will allow additional housing units that are quality in design, in areas of the city that are appropriate.

ENVISION COEUR D'ALENE <https://www.cdaid.org/files/Council/Packet100720.pdf>

2018 Housing Characteristics

Single Family	14,478
Duplex	1,025
3-4 Unit Structures	1,240
5-9 Units	1,061
10 or more Units	3,142
Mobile Homes	908
Total	21,854

Established neighborhoods will NOT be negatively impacted
Density should decrease as you move away from Downtown Core

Infill Proximity Principles:

- Located within 900ft of pedestrian and bike routes
- Located within 900ft of public transportation routes
- Located within 900ft from employment centers and commercial zones

Amy Evans (city council) made an announcement: COVID-19 in Kootenai- the number for today was 141, the highest yet. 24 patients hospitalized and 7 require critical care. 47,000 tests so far. Average percent positive in the last 7 days is up 13%.

Resolution No 20-057 - Approval of a contract with Harrison Dock Builders for the 3rd ST Boat Launch Replacement

Presenter: Bill Greenwood of City Parks & Rec

Replacing 2 wooden docks with new ones that look like the ones by the sea wall and they will be ready for next year's boating season.

UNANIMOUS APPROVAL

Resolution No 20-058 - Approval of contract for Simco Development Group, LLC. for construction of the Lakeview Heights Water Main Extension

Presenter: Kyle Marine - Assistant Water Superintendent

Blackwell booster can pump 500 GPM

UNANIMOUS APPROVAL

Agenda Item - Grant Award recommendation & request for approval for CDAIDE subsistence payments program for Hospitality Workers \$50K for housing payments and \$10K for utilities.

CARES ACT Bill funds need to be 80% spent in the first 3 years with the remainder spent within 3 more years.

They expect to assist 6-9 individuals and families per month. Since COVID referrals have increased from 2-3/week to 10-15/week. 500-750% increase.

36-55 hospitality workers will directly benefit as well as 15-30 children.

COVID-19 Impacts on Hospitality Workers

There are roughly 7000 hospitality workers in CDA

83% do not have healthcare through employers

79% have no paid sick leave

Most fall into the low-income and ALICE population, which means they make too much to qualify for most government assistance but not enough to meet basic needs

The City's ALICE population comprises 41% of our total population

They typically don't ask for help when they need it

Public Hearing - (Legislative) - CDBG 2019 Consolidated Annual Performance Evaluation Report (CAPER) and a substantial amendment to the 2019 Annual Action for CDBG-CV3 funds in the amount of \$247,124

Presenter: Chelsea Nesbit

CDBG is a grant from HUD to support low-to-moderate (LMI) income residents

No public comment in person or online

APPROVED 4 in Favor 2 Against

Public Hearing - (Quasi-Judicial) ZC-4-20 - A proposed zone change from R-8 to R-17

Location: 3520 N 15th St East of HWY-95, North of I-90, East side of North 15th ST

Historic Fruitdale Subdivision Tract III

Applicant NW Solutions Investment Group

Presenter: Connie Kruger- Principle Planner for Stonehenge
+/- 4.26 Acres in NE Prairie Area
R-17 is Medium to High Density, Single Family Duplex or Multi-Family Housing
Public Testimony- 2 in favor of project

Public Hearing- Quasi-Judicial -Proposed Zone change from MH-8 to R-17
Location 2926 N Howard Street
Applicant: Howard, LLC
Presenter: Tami Shroud, City Planner
+/- .50 Acres on Howard Street
They will demolish the existing structures with no plans for development. Doing this for marketability.
Public Testimony- 1 in favor
Dan Gookin (council member) is concerned for this entire area because mobile homes are affordable housing.

APPROVED 5 for 1 Against

CDA City Council Emergency Special Meeting 10/26/20 for CDA Mask Policy
https://www.cdaid.org/files/Council/Agenda_amended_102620a.pdf

John Ness - CEO of Kootenai Health- “Our Board of Trustees unanimously support this. 1 day last week we only had 1 bed available, this is now a public health crisis.”
Then he provided a timeline of events since the WHO announced it till now.

Presentation 1- Dr Karen Campbell, Internal Medicine Physician practicing for 20 years

“With Influenza, SARS and MERS you are clearly sick 1-5 days before you are contagious...with COVID-19 it is day zero.”

Dan Gookin (CDA City Council Member), “We still don’t know why a family of 5 that has one member that could be hospitalized and yet the other 4 family members test negative.” Presenter, “No.”

Presenter: “Based on Literature 5-10% admitted are hospitalized, 2-3% require critical care, 1-2% of infected patients die. We’ve had 3400 patients have tested positive since March”

Dan Gookin: “So, all patients are tested when they are admitted, correct?”
Presenter, “Yes.”

Dan Gookin: “Ok, are they tested twice when they are admitted?”

Presenter: “No, they are tested upon admission then again before release.”

*****A HUGE group of people outside chanting “No More Masks!!!”
For every 6 patients it takes 25 nurses.

Presentation 2- We have 3500 healthcare employees
132 employees have tested positive
85% of Positive staff members were from community transmission
After 7 months our staff is getting fatigued

Gookin: “Why not mandate hand-washing and social distancing...why only masks?
H1-N1 reached 60 million Americans affected and COVID-19 is only at 9 Million right
now. Why didn’t we make up for anything before?”

Presenter: “It didn’t reach the worldwide pandemic status.”

Gookin: “There has never been a study done on the efficacy of wearing a mask before
March 2020...NONE...EVER.”

Presenter...no response

Gookin: You’ve already stated that you don’t know enough about COVID-19 and are
still learning so how can I, as a policy maker, make people wear a mask?”

Presenter: “Masks have been used for a long time for healthcare workers to reduce
transmission.”

*****Crowd outside singing The National Anthem loudly in a high key

Kiki Miller (council member): “Wow Dan, Wow”

Police Chief White speaking about enforcement of this. “Is it the will of the council for
us to give citations or just warnings?”

Mayor: “We are still in favor of education.If we have a mandate in place, I know some
residents of CDA won’t do it. BUT...it will get the people coming in from WA and MT,
that are used to it to comply. I see it every single day. We are not going to give tickets or
arrest anyone.”

Gookin: “So this is where this topic escapes from the clutches of science and moves
into the playground of politics.”

Chief White: “After the mask mandate we received about 200 calls, then after that it
largely died off.”

Dan English (council member calling in on ZOOM) “ I don’t think we should pass laws
that we don’t intend to enforce.”

Kiki Miller: “If someone can provide documentation about a medical condition then they
don’t get a ticket.”

Mayor: “Asking for proof is a burden on law enforcement.”

Amy Evans (council member) asked for the floor and read a pre-written message:
“There is overwhelming scientific evidence supporting mask wearing as an effective
measure to slow transmission of coronavirus .Wearing a mask not only protects you but

it also protects everyone around you. Your family. Your friends. Your colleagues. And Your neighbors. We are at dangerously high levels of transmission in our community. Our hospital is at near capacity and the situation there is critical. Doctors, Nurses and healthcare professionals are asking for the council's help. Our businesses have been so greatly impacted by coronavirus. We can't afford another business shutdown."

Mayor: "I have a letter signed by 281 Kootenai Health Professionals asking for help that reads..."The battle is just beginning. The surge the last 7 days is worse than the uptick we had in July and does not seem to be slowing. We are at a tipping point. 7 months of worldwide experience and numerous well designed evidence based scientific studies have demonstrated that...without a question...masks slow the transmission of COVID-19."

Gookin: "Well i'm sure it won't be a surprise to anyone that I am not voting in favor of this. I feel my 1st duty as an elected official is to protect your rights. We have a Bill of Rights...we don't have a Bill of Feelings. There are certain risks we need to take to live in a free society and I believe it is up to the individual to gauge those risks. I don't think masks work! You can say that we have increased transmission because citizens are not compliant with a mask mandate, but, I can say it's because masks don't work. There have been mask mandates in other countries like France and Italy and their numbers are going up. The experts don't even know how this virus works. If you people (then looking at the council), were really serious you would mandate N95 masks, You would mandate a proper disposal method of these things if they are truly contaminated, and you would also mandate that there be adequate enforcement of this!...AND...your not! So, therefore this is just a political game and I will not participate.

Christie Wood (council member): "I want to do anything we can to slow the spread. Doing nothing is not an option."

Motion Carried 4-2 Dan Gookin and Woody McEvans opposed

POST FALLS

Post Falls City Council October 6, 2020

https://www.postfallsidaho.org/agenda_docs/AgendaArchives/CityCouncil/2020/CAgenda10-06-20.pdf

UNANIMOUS APPROVAL- Minutes from Sept 17th and 29th Council Meetings

UNANIMOUS APPROVAL- Payables from Sept 8-28

UNANIMOUS DENIAL- For the frontage approval waiver request for 1687 E Horsehaven

Formalizing 3 financial policies will be brought back to council

- Purchasing policy
- New capital asset management policy
- Local budget manual

Construction of Add Alternates at the Post Falls Landings

Presenter: Bobby Quinn, Parks Planner

\$15,000 is needed for design so that can give an estimate for construction

Went over 3 add alternate design items they are requesting funds for

Avista already started and, at 30% constructed, they will update us

1. Emergency access to the condos
2. Stairway from park to future road extension on 3rd Ave
3. Synthetic Turf Amphitheater

Avista agreed to build what was in the original design because there are alternates we want to see

Avista will pay for the turf and \$5K is needed to determine the cost needed to upgrade the synthetic turf.

Citizen comments not on agenda:

“Addressing the new sports complex...Parks and Rec gave an estimate previously that after it is built and then up and running for 3 years it will still lose \$66K/year for the taxpayers! Then they came back with a 20 year plan and the fees were on 1000’s of apartments and 100’s of homes for the next 20 years!

“What if the economy tanks after the election?”

“What if the citizens want to keep the city small?”

“I think it’s too much risk for the City of Post Falls?”

Mayor and Council Comment:

Mayor: “I encourage everyone to educate yourself on the vehicle fee increase on the ballot.”

Post Falls City Council October 10, 2020

Announcements: Residential Fall Clean up 10/24
 Free Community Recycle Day 10/24
 City Hall is Celebrating Halloween 10/30

Consent Calendar- Accepted as presented

Public Hearing- Creative Homes Zone Change- RZNE-004-2020

Applicant- Olsen Engineering

Owner- Keystone Partners LLC

Location: SW corner of Seltice Way and Creative Way

Presenter: Jeremy Trazooli on behalf of Olsen Engineering

Zone Change Request Action: Rezone approx 3.5 acres from Industrial Zoning (I) to the requested Medium-Density Multi-Family Residential (R-2). Site is currently vacant and undeveloped.

Creative Custom Homes is a local builder.

There is a lack of Medium-Density projects like this in Post Falls.

Goal is to create attainable housing & Entry-Level.

1 in 9 Idaho households spend more than 50% on housing.

Growth is tremendous.

Additional affordable housing is needed to create a sustainable community.

This will be for Single Family Homes in Medium-Density.

Proposing Twin-Homes much like a duplex but the center party wall will be the property line. This allows for fee-simple ownership by individual or family and it is not a landlord/tenant situation.

The lots are smaller.

Median household income was \$50-55K/year in Post Falls and there is only 1 Non-Manufactured home on the MLS below \$300K.

Rental rates per last survey are \$1200+/month.

Lumber prices in the last 6 months have gone up 40%.

Steve Anthony (council member) asked, "Can we prevent investors coming in and offering more than the young family can afford?"

Presenter: "I don't know."

No rebuttal then public hearing closed.

Mayor Ron Jacobson: "We have many people that have bought property, then lumber prices go up and they come in to increase density."

Alan Wolfe (council seat 2): We need to be careful because if we approve this zone change they could sell the land to someone else that could build something totally different...up to 18 units/acre."

Joe Malloy (seat 3): "It will be better for folks in the woodbridge development to change zoning from Industrial.

Alan Wolfe moved to deny- no second so it failed.

Joe Malloy moved to pass...there was a second, so approved.

APPROVED, Wolfe was Nay.

Robby Quinn, Parks & Rec seeking approval for Granting Access Easement to Meadow Wood Glen.

UNANIMOUSLY APPROVED

Crosswalk Improvements

- 11th and Spokane
- 15th and Spokane
- E Poleline & Cecil by the High School

They currently have exteriorly illuminated crosswalk signs and the industry agrees that they aren't very effective.

We propose the Rapid Rectangular Beacon signs.

Total funding needed \$24-30K

MOTION APPROVED to move it forward to find a funding source

Post Falls Planning & Zoning October 13, 2020

https://www.postfallsidaho.org/agenda_docs/AgendaArchives/PZ/2020/PZ10-13-20.pdf

Ross Schlotthauer - New Committee Member

Approved Consent Calendar

No Citizen Issues not on agenda

No unfinished or Old Business

Public Hearing - ANNX-0004-2020 Colwell McCarthy Annexation

Applicant: Dabler Engineering

Recommend Zoning of Residential Mixed Use (RM)

Location: Just West of Greensferry, just North of Greensferry Elementary, Green Meadow subdivision to the East

Ross Point Water District

City of Post Falls Sewer

Everything surrounding it is intended to be R-1

Applicant: Greensferry is more than capable of handling our traffic

Sewer and Water are already stubbed in

RM comes with 7% (1/3 acre) for open space

It will be single family attached or detached

No public comment

Motion **APPROVED UNANIMOUSLY** to move it on to City Council

Public Hearing - USE-0003-2020 Amelia Apartments Special Use Permit

402 Multi-Family units on 20 Acres

CCS - Community Commercial Use

Location: Just South of Woodbridge housing development

Low Density Residential just to the North, Business Commercial to the South, I-90 is just to the South of the project, by Beck Interchange off-ramp

2 Phases, Density 20.1 units/acre

CCS Zone is to support a wide array of Retail and Service uses and this is an allowable use with special use permit.

Min 300sqft/unit for Open Space with 15' landscape buffer by freeway

Type C Buffer is 25' wide

Type B Buffer is 20' wide

Type A Buffer is 15' wide - 4 Deciduous trees & 4 Evergreen trees, alternating every 100ft, plus shrubs and bushes.

6' tall fence

Applicant, Rudeen Development is buying the property from the Watson Group.

It is zoned Commercial, thus the reason for a Special Use Permit.

We meet all requirements and conform to the Master Plan.

15% of the site will be Open Space

This is very similar to Crown Point Development

Amenities

Lots of Open Space

Clubhouse

2 Dog Parks

Outside Dog Wash Facility

BBQ Pits

Picnic Gazebo

Walking Trails

Community Garden

Benches

At least 2 parking stalls/unit

24 Units are 3 Stories

6 Units and 2 Units are 2 stories

597 parking spots

Public Comments: None in Favor, None Neutral, 2 Apposed

Donna Yates: "Moved here from Oregon a year ago."

" I am concerned about 800 new cars on the road."

" I am worried about drugs and crime."

"Some are low income and it brings problems."

"We have a lot of small children in Woodbridge"

The City Attorney reminded the council: "Officials may not deny a low income project if it meets code."

Applicant Rebuttal; "It is not low income and it is not subsidized."

HAYDEN

Hayden City Council Meeting October 5, 2020

Public Hearing: 2040 Comp Plan

https://www.cityofhaydenid.us/imagine_hayden/index.php

Removed talking about Semi-Rural

Hayden Population expected to 2X by 2040

2 NEW Land Uses: Mixed Use and Mixed Residential

No Multi-Family in Commercial Zone

No Duplexes in R-1

Multi-Family Zone that is currently in planning will be phased out due to NEW mixed-Use categories

The lines proposed have flexibility and are designed to be fuzzy to provide flexibility

Central Business District will not change

Working with the airport and have zoned more Commercial around the runway

State of Housing in Hayden

Median Housing has increased 18% 2010-2018

Median rent has increased 25+% 2010-2018

33% of Homeowners are cost burdened

50% of Renters are cost burdened

Hayden only has 3% Vacancy

80% of housing in Hayden is Single Family Detached

Hayden is missing the Middle of Housing Types

Alan Davis (committee member): "I just sold my home and made 77% profit. I think 18% is wickedly, way out of bounds and I hope we aren't taking Census Data as gospel."

Live/Work - Only 751 people live and work in Hayden

Public Testimony - Art Collins

"I want to share my expertise in planning both in education and experience. I have 10 years of professional experience as a comprehensive planner."

"The typical plan is to develop a 'WE' document, this is NOT a 'WE' document as it is not friendly to citizens. It is only good for Engineers and the Council."

"If you don't have a good foundation...you can't build a good house."

"I volunteer to write a better one for free!"

"Scrap the idea that Hayden is going to be a small town. You are going to be a Major Urban City!"

"The future land use map you have is a zoning map...You need a visual general plan and NOT say the lines are fuzzy because they are clearly there!"

Public Testimony - Jeremy Ozonie

“I moved here last year and lived here 15 years prior.”

“Traffic will be a huge issue due to having to work with ITD for I-90.”

“The Comp Plan is vague.”

“In regards to Land Use...a single income family can not afford a house here. When my son goes to college he can't come back and buy a house and live here.”

“How can we implement these plans when everyone is already overworked and underpaid?”

P&Z Council Deliberates and...

MOTION UNANIMOUSLY PASSES * They took a 5 minute bathroom break and Art Colling was upset that are just going to throw all his hard work in the trash.

Public Hearing - PZE-20-0177 - Proposal to Approve Amendment from Light Industrial to Commercial

Location: 12115 North Government Way

West of N Government Way, East of HWY 95 and 200 feet South of Lancaster.

Going to build a Self Storage Unit Complex

No Public Testimony or Rebuttal

UNANIMOUSLY APPROVED

COUNCIL WORKSHOP- Boundary Line Adjustments/ Code Amendment

DRAFT OF 2040 COMP PLAN:

https://cms2.revize.com/revize/hayden/document_center/ExploreHAYDEN/Imagine%20Hayden/ImagineHaydenCompPlan_2020_1020.pdf

EXISTING PLANS

https://www.cityofhaydenid.us/Imagine_hayden/index.php

Amend to over 50 Acre Park and have to do a dedication.

Many people will draw lines in such a way that is saves money but,

****we should eliminate the restriction that you can only have a max of 2 deflection points...****we copied our code off CDA and they are the only ones that do it this way

MOVING TO PUBLIC HEARING

City of Hayden October 23, 2020 - Imagine Hayden Park Plan 2040

DRAFT OF 2040 PARK PLAN

https://cms2.revize.com/revize/hayden/document_center/ExploreHAYDEN/Imagine%20Hayden/ParksMasterPlanNovember2020.pdf

Existing Park plan was last updated in 2007.

Goals:

- Provide a balance between needs and desires.
- Identify desired outcomes and involve the community in decision making.

- Maximize ROI of dollars invested.

6 Phases:

- Mobilization
- Inventory
- Analysis/Assessment
- Synthesis
- Preliminary Plan- CURRENT STAGE
- Final Plan

Stage 2, Inventory

Have met with Parks & Rec as well as the City Council and this is the preliminary plan for review.

Looked at the size of the parks, where they are located but also the kinds of activities that are inside those parks and then compared that to State & National trends to understand how the City is doing.

Stage 3, Needs Assessment

Retiring Baby Boomers impact demand.

Technology affects the amount of time youth spends outdoors. We want resources for parents that are concerned about the amount of time youth spend on tech and have resources to get them to go outside.

We are considering the needs of minorities and vulnerable populations.

79% of Idaho's population participate in outdoor recreational activities ranking 3rd in the U.S. behind Alaska and Montana.

We use population projections from KMPO- from 2020-2040 we will grow 105%, therefore, we will need 94 Acres to accomplish the Parks goals.

****People can call or email Melissa Cleveland 208.209.2021 to provide input or ask questions.

Planning and Zoning has land slated to Community Parks over the next 20 years

- 10 Neighborhood Parks
- 2 Community Parks
- Many Neighborhood Parks

McIntire Park: Relocate Baseball Field
Develop Stage/Media Center for Performances

Croffoot Park: Reclassifying as a Sports Complex
Splash Pads, Picnic Structures, Concessions

Finucane Park: Neighborhood Park-
New park facilities

Relocate Ball Fields to Croffoot Park
 Relocate Gazebo
 Broadmoor Park: Neighborhood Park- Inclusion of
 Splash Pad
 Pickleball
 Frisbee Golf Course
 Stoddard: Neighborhood Park-
 Full time restroom facilities
 Splash Pad
 Volleyball
 Pickleball
 Mini Dog Park
 Convert Barn to Multi-Use Facility for Civic and Private Events
 Honeysuckle Beach: Special Use Park-
 Land Acquisition if possible
 Picnic Shelter
 ADA Improvements
 Alleviate Congestion

OVER ALL STANDARDS- Community Park within 1.5 miles
 Neighborhood Park within .5 miles

ADD a NE Community Park in Conjunction with Hayden Canyon Plan, Numerous facilities recommended.

ADD a SW Community Park in conjunction with Viking
 12-16 Acre Park, Numerous Facilities Recommended, Planning on involving the public.

Implementation

Attainable Capital Investment Plan
 Near Term: 1-5 years 4.8 Million
 Mid Term: 6-10 years \$6.2 Million
 Long Term: 11-20 years \$11Million
 Hayden Community Center \$5 Million
 PUBLIC HEARING NOV 11th

Hayden City Council Meeting October 27, 2020 - Proposed Land Use that Truly Addresses the Vision for Hayden

Residential Suburban- Far less dense, 2 Units/Acre or less
 Single Family on larger lots or Agriculture only
 Residential- Single Family, low density, 3-4 units/acre

****CHANGE- No 2 family dwellings allowed by special use permit.

Commercial- Allows most types of businesses
 Suitable for Wholesale and Retail sales & service, density
 ****CHANGE- No Residential (single-family OR multi-family allowed
 outright or by Conditional Use Permit.

Mixed Residential- Density 6-8 dwelling units/acre
 Single family, 2 family and 3 family units

Accessory Dwelling Units (ADU)- allowed if coverage, setbacks and design standard
 are met.

Townhomes- Up to 3 dwelling units/building
 Zero lot line on middle unit
 Front and Back setbacks combined 40ft+
 Min setback for garage 25ft
 Zero feet at rear adjacent to private alley
 Can not have more than 1/lot

Mixed Use- Allows for both Residential, Multi-Family (3 or more
 units/structure) and low impact service oriented Commercial Uses

Mary Howard selected to serve on P&Z Commission-
 Term Oct 27, 2020 - March 31, 2025

RATHDRUM

Rathdrum City Council Meeting October, 14 2020

https://www.rathdrum.org/vertical/sites/%7BB217A04D-FA9D-403A-9D25-24962991B1D9%7D/uploads/Council_Meeting_Minutes_10-14-20_-_Revised.pdf

Ceremony: Von Zane, a Post Falls Eagle Scout built a picnic shelter for Roth Park for his Eagle Scout Project.

Public Hearing- Update to Rathdrum City Code Text for 11.5-3-B General Provisions & Performance Standards

UNANIMOUS Approval to table for 1 month

Public Hearing- Comprehensive Plan Future Land Use Map Amendment

City Planning request to update the "Future Land Use Map" to address a deficiency within the map as it relates to the City's Comprehensive Plan and related annexation & zoning request.

Lands within the shared tier, Area of City Impact shared by Post Falls, Hayden and Rathdrum were not included in the Comprehensive Plan. It was an oversight.

No Public Comments

Public Hearing- henderson South Annexation & Zoning Request

Applicant: Bluegrass Development/Hendrickson Family Holdings

Location: South of Brookshire Development

Approx 228 Acres of Real Property to be incorporated in Rathdrum City limits that are adjacent to existing City limits North.

Includes adjoining public rights-of-way of Meyer RD & Wyoming Ave.

5 Citizens in Favor, 2 Neutral, 0 Against

PASSED- 2 in Favor and 2 Against

Public Hearing- Consideration of the Hendrickson South Annexation agreement to be brought back to the next Council Meeting.

UNANIMOUS