



City of Nampa
Regular Council Meeting
Livestreaming at <https://livestream.com/cityofnampa>
February 16, 2021
Regular Council – 5:30 PM
Public Hearings – 6:30 PM*

Call to Order and Pledge to Flag

Invocation James Bliss - Lake Shore Drive Baptist Church

Roll Call

Proposed Amendments to Agenda

(1) Consent Agenda (Action Items)

All matters listed within the Consent Agenda 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 Councilmember or citizen so requests in which case the item will be removed from the Consent Agenda and placed on the Regular Agenda.

- 1-1. Minutes
 - a. Regular Council Meeting – February 1, 2021
 - b. Planning & Zoning Commission – January 26, 2021
 - c. Airport Commission – December 14, 2020
 - d. Nampa Bike & Pedestrian – January 14, 2021
 - e. Joint City Council / Planning & Zoning – February 9, 2021
 - f. Nampa Council on Aging – January 12, 2021
 - g. Nampa Arts and Historic Preservation Commission – January 11, 2021
 - h. Nampa Housing Authority – January 13, 2021
- 1-2. The City Council dispenses with the three (3) reading rule of Idaho code § 50-902 for all ordinances
- 1-3. Plat Approvals
 - a. Final
 - None
 - b. Preliminary
 - None
- 1-4. Authorize Public Hearings
 - a. Annexation and Zoning to IL (Light Industrial) zoning district at 245 N Happy Valley Rd and 4513 Airport Rd, lots P, Q, & Z of the Home Acres #2 Subdivision (4.45 acres portion of the NE ¼ of Section 24, T3N, R2W, BM, for Petersen Holdings LLC (ANN-189-20)
 - b. Zoning Map Amendment from RA (Suburban Residential) to RD (Two-Family/Duplex Residential) for a future development at 1110 S. Elder St. (parcel #R11579010; a .18 acre



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portion of Block 145, Amended Plat of Kurtz Addition (Vacated) located in the SW 1/4 of the NE 1/4 of Section 34, T3N, R2W, BM, Nampa, Canyon County, Idaho) for David Nugent (ZMA-128-20)

- c. Annexation and Zoning to BC (Community Business) zoning district at 11043 Moss Ln., and Conditional Use Permit for a Vehicle Repair and Used Vehicle Dealership; (a .42 acre portion of the SE ¼ of Section 07, T3N, R2W, BM, for Dwaine Steve Lee (ANN-188-20 & CUP-203-20)
- d. Authorize advertisement of Monday, March 18, 2021, public hearing to present recommended designs for the 14 intersections and subsequent update to the City of Nampa 2019 Transportation Master Plan

- 1-5. Authorize to Proceed with Bidding Process
 - a. None
- 1-6. Authorization for Execution of Contracts and Agreements
 - a. None
- 1-7. Monthly Cash Report
 - a. January 2021
- 1-8. Planning & Zoning Formal Findings
 - a. None
- 1-9. Licenses for 2021
 - a. Alcohol Renewal
 - None
 - b. Alcohol New
 - None
 - c. Precious Metal Dealers
 - Neil Alan Fine Jewelry – 116 12th Ave S Nampa, ID
- 1-10. Miscellaneous items
 - a. None
- 1-11. Approval of Agenda

(2) Proclamations

- 2-1. Youth Mental Health Week



Nampa Residents Wishing to Speak on an Agenda (5 persons limit) or Non-Agenda Item (5 persons limit) (3 minute limit). Comments Related to Zoning and Land Use Matters May Only be Made During Properly Noticed Public Hearings

Mayor & Council Comments

- Legislative Update

(3) Agency & Commission Reports

- 3-1. None

(4) Staff Communications

- 4-1. Public Works – Tom Points

(5) New Business

- 5-1. **Action Item:** Resolution for Appointment of John Nielsen to a 2-year term on the Nampa Golf Commission (3/1/2021-2/29/2023)
- 5-2. **Action Item:** Resolution for Re-appointment of Stephen Wilson to a 5-year term on the Nampa Golf Commission (3/1/2021-2/28/2026)
- 5-3. **Action Item:** Resolution for Appointment of David Heida to a currently vacant seat on the Nampa Housing Authority (3/1/2021-9/30/2025)
- 5-4. **Action Item:** 1st reading of ordinance amending Title 5 chapter 12 of Nampa City Code clarifying alcohol code
- 5-5. **Action Item:** Authorize immediate piggyback purchase of 7,000 gallons of traffic paint from Ennis Flint for the Street Division In the amount of \$70,945.00 (approved in FY21 budget)
- 5-6. **Action Item:** Authorize Mayor and Public Works Director to sign task order for scope of work with Keller Associates, Inc., for Nampa Wastewater Treatment Plant Primary Digester No. 2 Rehabilitation in amount of \$55,744.00 (approved by legal) (approved in FY21 budget)
- 5-7. **Action Item:** Authorize Mayor to sign resolution for Cooperative Agreement, Realignment Alternatives Analysis, NEPA with Idaho Transportation Department for State Highway 45 (approved by legal) (\$250,000 budgeted in FY21 street impact dollars)
- 5-8. **Action Item:** Request Nampa City Council approve the Master Site plan for Dog Park Project 2 as proposed (approved in FY21 budget)



- 5-9. **Action Item:** 1) Authorize Nampa Parks and Recreation to purchase and install the described playground, from Lucky Dog Inc., in the Amount of \$182,769.87 (approved in FY21 budget) (approved by legal)
- 2) Authorize the purchase and Installation of the Rubber Safety Surface from Flex Ground, for the amount of \$166,263.82 (approved in FY21 budget) (approved by legal)
- 5-10. **Action Item:** 1st Reading of street naming ordinance for East Bolter Lane
- 5-11. **Action Item:** Approve State-Local Agreement (Design & Construction) for FY22 Stoddard Pathway and authorize Mayor to sign agreement and Resolution certifying approval of State-Local Agreement with a required city match in the amount of \$36,113 (approved in FY21 budget) (approved by legal)
- 5-12. **Action Item:** Authorize Mayor and Public Works Director to sign Task Order and Contract with SPF Water Engineering to provide professional services for the Pump Maintenance & Electrical Upgrades Project (FY21) in the amount of \$54,500 (T&M NTE) (approved in FY21 budget)
- 5-13. **Action Item:** Authorize Mayor and Public Works Director to sign Task Order with Parametrix to provide design and survey services for the Franklin Road Widening project in the amount of \$278,605.00 (T&M NTE) (approved in FY21 street budget)

(6) Public Hearings

- 6-1. **Action Item:** Annexation and Zoning to RS8.5 (Single-Family Residential 8,500 sf lot) at 4510 Chicago St – Parcel# R2949901300 (A 1.42-acre portion of the NE ¼ Section 11, T2N, R2W, BM) – in order to get access to city utility services and build one single-family home on the property, for Mihai and Stefania Irimia ANN-184-20
- 6-2. **Action Item:** Variance of Section 10-22-5D requiring all areas where vehicles traverse to be paved (via asphalt or concrete); in order to allow for a gravel residential driveway to avoid an unnecessary financial hardship and to be consistent with other properties in the area; for a 2.06 acre parcel at 5355 East Feather Creek Ln (Lot 3 of the Low Angle Subdivision, SE ¼ of Section 06, T3N, R1W, BM) for Brett Griffith (VAR 099-20)
- 6-3. **Action Item:** Amendment of Title 10, Chapter 34 Design Review, Sections 1, 2, 3, 5, 6, 7, 8, 9, & 10, stating that design review will be required for any new multi-family development. Three- or four-unit buildings on a single lot are proposed to only require administrative approval, but greater than four units on a single property are proposed to require approval by the Building and Site Design Standards Committee. For the City of Nampa ZTA 017-20
(Continued from 11/16/20 meeting)



(7) Unfinished Business

- 7-1. **Action Item:** Authorize Mayor to sign agreement with West Valley Humane Society for Animal Shelter Services

(8) Pending Ordinances (Postponed Due to Lack of Supporting Documentation)

- 8-1. Annexation and zoning to RS22 (Single Family Residential - 22,000 sq. ft.) on the west side of N. Kings Rd. adjacent and north of 39 N. Kings. Rd. at 0 N. Kings Rd. (A 2.43-acre parcel in Plat A Tax 04145 in Lot 37 in the SE ¼, SE ¼, Section 33, T3N, R2W, BM, Nampa, Canyon County, Idaho) for a parcel split for 2 new dwellings for Jay Walker representing Miguel Ballesteros. (ANN 164-20) (PH was 04-27-2020)
- 8-2. Annexation and zoning to RML (Limited Multiple-Family Residential) at 1165 S. Powerline Road (A 2.02-acre portion of Block 169, Kurtz Addition, also known as Tax 04696 in the NE ¼ of Section 34, T3N, R2W, BM, Nampa, Canyon County, ID) for multiple-family residential zero lot line buildings and multiple-family residential 4-plex buildings for Zenith Homes (ANN 169-20) (PH was 04-27-2020)
- 8-3. Annexation and zoning to RD (Two-Family Residential) at 44 S. Kings Rd. (A 4.1-acre or 178,596 sq. ft. portion of the NW ¼ Section 25, T3N, R2W, BM also identified as Tax 6 in Tracts 15 and 16 of Nampa Heights Addition – for fourplex apartments for Tim Kristovich, Whispering Pines LLC (ANN 170-20) (PH was 05-04-2020)
- 8-4. Zoning Map Amendment from IP/RS (Industrial Park/Single-Family Residential) to RMH (Multiple-Family Residential) at 335 N. Gateway St. (A 1.25-acre or 54,450 sq. ft. portion of the SW ¼ Section 15, T3N, R2W, BM also identified as Lots 23 and 24, Block 13, Nampa City Acres Addition No. 1 – for a 100 unit multiple-family apartment project for Tim Kristovich, Whispering Pines LLC (ZMA 117-20) (PH was 05-04-2020)
- 8-5. Zoning Map Amendment from IL (Light Industrial) to RML (Limited Multiple-Family Residential) at 23 22nd Ave S. (A .16-acre or 6,970 sq. ft. portion of the NW ¼ Section 26, T3N, R2W, BM also identified as Lot 11 Block 1 Park Addition for a lot split and additional single-family dwelling for Adam Fleck representing Casey Ames (Gem State Cash Offers LLC) (ZMA-118-20) (PH was 05-04-2020)
- 8-6. Resolution for Comprehensive Plan Future Land Use Map Amendment from Medium Density Residential to Community Mixed Use, Annexation and Zoning to BC (Community Business), and Conditional Use Permit for a public storage development at 0 E Locust Lane, southeast of the Southside Blvd and Locust Lane intersection (An 18.92 parcel described as County Parcel R2953001000 in the NW ¼ of the NW ¼, Section 12, T2N, R2W, BM) for BC zoning to allow for public storage units and restaurant for Linda Claiborne (CMA 047-20, ANN 179-20 and CUP 191-20) (PH was 10-05-2020)
- 8-7. 1st reading of ordinance for Zoning Map Amendment from RS8.5 (Single-family Residential 8,500sf) to RS7 (Single-family Residential 7,000sf) and Development Agreement Modification for Lekeitio Village Subdivision at 0, 0, and 17390 N Can Ada Rd (county parcel #'s



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R3039201000, R3039201100, & R3039000000 respectively) for 195 single family detached lots on 62.34 acres for 3.13 average dwelling units per gross acre – A portion of land located in the N1/2 of the SW ¼ of Section 6, T3N, R1W, BM) for Tim Mokwa – Hayden Homes representing Domingo Asumendi ZMA 124-2020 and DAMO 037-20 (**PH was 11-16-2020**) (with City Attorney for ordinance and DA)

- 8-8. Zoning Map Amendment from BC (Community Business) to RS6 (Single Family Residential 6,000 sq. ft.) and Modification of Development Agreement Ordinance #3561 rescinding the conditions for a commercial building to match nearby architectural facades, building orientation, limiting impact of commercial lighting and fencing to the neighborhood, specifying commercial signage, landscaping, etc. for a commercial building at 904 7th Ave N (a .58 acre portion of land in the Sylvan Heights Subdivision in the NE 1/4 of Section 22, Township 3 North, Range 2 West, Boise Meridian, Nampa, Canyon County, Idaho) for James K. Hagen representing Zechariah P. Dean (ZMA 125-20, DAMO 038-20) (**PH was 12-07-2020**) (with City Attorney for ordinance and DA)
- 8-9. Annexation and Zoning to RD (Two-Family/Duplex Residential) zoning district at 216 N. Middleton Rd – Parcel#R1602200000 (A 2.59-acre portion of the NW ¼ Section 20, T3N, R2W, B) for an existing single-family home and barn to connect to city water service, for Cecilia Shields (ANN 181-20) (**PH was 12-07-2020**)

(9) Executive Sessions

- 9-1. **Action Item:** Motion to Adjourn into Executive Session Pursuant to Idaho Code 74-206 (1) (f) To communicate with legal counsel for the public agency to discuss the legal ramifications of and legal options for pending litigation, or controversies not yet being litigated but imminently likely to be litigated. The mere presence of legal counsel at an executive session does not satisfy this requirement;

Adjourn

Next Meeting



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Regular Council at 5:30 PM – Monday March 1, 2021 - City Council Chambers

- ◆ Individuals, who require language interpretation or special assistance to accommodate physical, vision, hearing impairments, please contact the City Clerk's Office at Nampa City Hall, (208) 468-5426. Requests should be made at least five (5) days prior to the meeting to allow time to arrange accommodations
- ◆ Any invocation that may be offered before the official start of the Council meeting shall be the voluntary offering of a private citizen, to and for the benefit of the Council. The views or beliefs expressed by the invocation speaker have not been previously reviewed or approved by the Council and do not necessarily represent the religious beliefs or views of the Council in part or as a whole. No member of the community is required to attend or participate in the invocation and such decision will have no impact on their right to participate actively in the business of the Council. Copies of the policy governing invocations and setting forth the procedure to have a volunteer deliver an invocation are available upon written request submitted to the City Clerk