



Call to Order and Pledge to Flag

Invocation – Nampa City Councilmember

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. Emergency Council Meeting – March 13, 2020
 - b. Regular Council Meeting – March 16, 2020
 - c. Emergency Council Meeting – March 20, 2020
 - d. Special Council Meeting – March 28, 2020
 - e. Planning & Zoning Commission – February 11, 2020
 - f. Planning & Zoning Commission – February 25, 2020
 - g. Nampa Housing Authority - February 5, 2020
- 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. Short
 - Subdivision Plat Short Approval for Mount Calvary Cemetery No. 3 at 2200 So. Powerline Rd. (A 4.4-acre portion of the SW 1/4 SW 1/4 SW 1/4 of Section 35, T3N, R2W, BM, Canyon County, Nampa, Idaho - 2,900 plus grave sites) for the Roman Catholic Diocese of Boise (SPS-00031-2020)
 - c. Preliminary
 - None



d. Condo

- Subdivision Plat Condo Approval for City Engineer signature for Century Condominiums west of Idaho Center Blvd. at the southeast corner of E. Hunt Ave. and N. High Desert St. in a GB1 (Gateway Business 1) zoning district (12 Professional Office Condominium Spaces on 1.97 acres or 85, 867 sq. ft., 6.09 spaces per gross acre - A portion of Lots 1, 2, & 4, of Block 2 of Empire Business Park No. 2 in the SE ¼ of Section 12, T3N, R2W, BM, Nampa, Canyon County, ID) for Century Development Group LLC (SPC-00005-2020)

1-4. Authorize Public Hearings

- a. 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-00170-2020).
- b. 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-00117-2020).
- c. 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-00118-2020).

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. None

1-8. Resolutions

- a. Destruction of Records for Clerks Office
- b. Disposal of Property for Street Division
- c. Disposal of Property for Fleet Services
- d. Disposal of Property for Code Compliance
- e. Disposal of Property for Parks and Recreation Department



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April 6, 2020
Regular Council – 6:00 PM
Public Hearings – 7:00 PM*

- 1-9. Licenses for 2020
 - a. Alcohol Renewal
 - None
 - b. Alcohol New
 - None
- 1-10. Miscellaneous items
 - a. None
- 1-11. Approval of Agenda

(2) Proclamations

- 2-1. None

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

- William Freeman

Mayor & Council Comments

- Norm Holm Retirement
- COVID-19 Updates

(3) Agency & Commission Reports

- 3-1. Eide Bailly – Financial Audit Report

(4) Staff Communications

- 4-1. Staff Report - Tom Points



(5) New Business

- 5-1. **Action Item:** Approve FY19 Comprehensive Annual Financial Report
- 5-2. **Action Item:** Request Council award bid and authorize Mayor to sign contract for Middleton Road & Flamingo Avenue Turn Lane project with Hawkeye Builders, Inc. (approved in FY20 budget)
- 5-3. **Action Item:** Request Council award bid and authorize Mayor to sign contract for New Well 8 Production Well project with Riverside, Inc. (approved in FY20 budget)
- 5-4. **Action Item:** Council Authorize Mayor and Public Works Director to sign Task Order for attached Scope of Work with Bowen Collins & Associates for Floodplain Analysis of Indian and Mason Creek (approved in FY20 budget)
- 5-5. **Action Item:** Authorize City Staff to Submit Fiscal Year 2020 BUILD Planning Transportation Grant Application for the Canyon County Integrated Corridor Management System Project
- 5-6. **Action Item:** Council award bid and authorize Mayor to sign contract for Sidewalk LID 168 project with Hess Construction, Inc.
- 5-7. **Action Item:** Authorize Nampa Police Department to apply for a grant from Department of Justice for COVID-19 emergency supplies
- 5-8. **Action Item:** Request for 6 month Extension of City Council approval of Variance of required 14,000 sq. ft. lot area for construction of a fourplex in an RD (Two-Family Residential) zoning district at 1111 E. Iowa Ave. on a 12,000 sq. ft. lot after right-of-way dedication (A .34 acre or approximate 12,000 sq. ft. portion of NE ½, SE ¼ Section 34, T3N, R2W, BM) for Anthony Sparks. The variance was approved by the City Council on September 18, 2019 (VAR 079-19)
- 5-9. **Action Item:** Discussion of Emergency Fuel Tanks

(6) Public Hearings

- 6-1. None

(7) Unfinished Business

- 7-1. **Action Item:** Consider request for Reconsideration of Conditional Use Permit for Karcher Boat and RV Project
- 7-2. **Action Item:** Authorize Staff to Move Forward with Signal or Roundabout Design at Midland Boulevard and Lake Lowell Avenue Intersection (approved in FY20 budget)
- 7-3. **Action Item:** Resolution for Adoption of 2040 Comprehensive Plan



- 7-4. **Action Item:** 1st reading of ordinance Annexation and Zoning to IL (Light Industrial) at 2923 Port St. for the northerly approximate 1.46 acres and to RS6 (Single Family Residential – 6,000 sq. ft.) for the southerly approximate 3.56 acres (A 5.02-acre or 218,671 sq. ft. portion of the NE ¼ of the SE ¼ of Section 23, T3N, R2W, B.M., Canyon County, Idaho, Section 36, T3N, R2W, BM, Canyon County, Idaho also being Plat A Tax 97152 in Lot 20) for Hon Contractors, Inc. – Jeff Hon. The Planning and Zoning Commission recommends approval (ANN 142-19) (**PH was 03-02-2020**)
- 7-5. **Action Item:** 1st reading of ordinance Vacation of Right-of Way and Utility Easement in a RS6 (Single Family Residential) zoning district at 1400 W. Roosevelt Ave. The right-of-way vacation is for a 5,849 sq. ft. portion of S. Boundary Street and the utility easement vacation is for a 7,362 sq. ft. easement located across Lots 1-3, Block 1 of Town and Country Estates First Subdivision for the development of Meadowlark Place Subdivision for Katie Deal represented by Lance Warnick (VAC 042-20.) (**PH was 03-16-2020**)
- 7-6. **Action Item:** 1st reading of ordinance Annexation and Zoning to RS6 (Single Family Residential – 6,000 sq. ft.) at 842 W. Greenhurst Rd. for a lot split (A portion of Lots 14 & 15 of Home Acres Subdivision No. 6 lying in a portion of the SW ¼ SW ¼ of Section 33, T3N, R2W, BM Canyon County) for David DeMayola (ANN 134-19) (**PH was 01-06-2020**)

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

- 8-1. Annexation and Zoning to BC (Community Business) for .525 acres or 22,866 sq. ft. located in the SE ¼ Section 10, T3N, R2W, BM, Franklin Tracts Plot C at 0 N. Franklin Blvd.; Zoning Map Amendment from AG (Agricultural) to BC (Community Business) for 2.24 acres or 97,574 sq. ft. located in the SE ¼ Section 10, T3N, R2W, BM, Franklin Tracts Plot B at 1414 E. Karcher Rd. for Dean Anderson. (ANN 122-19, ZMA 107-19) (**PH was 8-5-2019**)
- 8-2. Annexation and Zoning to RA (Suburban Residential) for 2.30 acres or 100,188 sq. ft. located at 1460 Lake Lowell Ave in a portion of the SW ¼ of the SE ¼ of Section 30, T3N, R2W, BM for Jared and Melissa Lindsay for a 2-parcel split. (ANN 125-19) (**PH was 8-19-2019**)
- 8-3. Annexation and Zoning to BC (Community Business) for the southerly 7.0 acres and to IL (Light Industrial) for the northerly 26.13 acres at 0 Midland Blvd. and 9778 E Cherry Lane (A 33.13 acre portion of the East ½ of the SW ¼ SW ¼ and a portion of the South ½ of the NW ¼ SW ¼, Section 4, T3N, R2W, BM) for Hatch Design Architecture representing Kiwi Enterprises, LLC (ANN-00 135-2019) (**PH was 02-18-2020**)
- 8-4. Annexation and Zoning to RS8.5 (Single Family Residential – 8,500 sq. ft.) at 2413 Sunnyridge Rd. for a new home (A 1.11 acre portion of the NE corner of the NW ¼, Section 3, T2N, R2W, BM, Canyon County, Idaho and Tax 8 in Lot 3 of Asselins Subdivision) for Travis Adams representing Ironwood Homes. The Planning and Zoning Commission recommends approval (ANN 138-19) (**PH was 03-02-2020**)



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- 8-5. Annexation and Zoning to IL (Light Industrial) for a Small-Scale Home Occupation Auto Transmission Repair Shop in the freestanding pole building behind and west of the dwelling at 16545 Madison Rd. (A .96-acre or 41,818 sq. ft. portion of the SE ¼ NW ¼, Section 10, T3N, R2W, BM, Canyon County, Idaho) for Glenn and Judith Watts. The Planning and Zoning Commission recommends approval (ANN 137-19) (**PH was 03-02-2020**)
- 8-6. Annexation and Zoning to RS6 (Single Family Residential – 6,000 sq. ft.) at 4100 E. Greenhurst Rd. (A .52-acre or 22,651 sq. ft. portion of the SE ¼, Section 36, T3N, R2W, BM, Canyon County, Idaho also being Tax 58) for David E. Hird for connection to city sewer. The Planning and Zoning Commission recommends approval (ANN 140-19) (**PH was 03-02-2020**)
- 8-7. Modification of Annexation and Zoning Development Agreement between Hunter’s Point Golf Community LLC and the City of Nampa recorded 5/19/2006 as Inst. No. 200638438 amending Exhibit “B” Conceptual Plan changing the use of a previously designated Apartment area to Single Family Residential use; Zoning Map Amendment from RMH (Multiple-Family Residential) and RP (Residential Professional) to RS6 (Single Family Residential – 6,000 sq. ft.) for Red Hawk Ridge Subdivision No. 6 for Parcel R 3207200000 on the west side of S. Middleton Rd. north of W. Greenhurst Rd. (15 single family detached lots on 4.18 acres for 3.59 dwelling units per gross acre – A portion of the south half of the southeast quarter of Section 31, T3N, R2W, BM) for JUB Engineers representing MD ID RHR Middleton LLC. The Planning and Zoning Commission recommended approval (DAMO 034-19, ZMA 114-19) (**PH was 03-16-2020**)

(9) Executive Sessions

- 9-1. None

Adjourn

Next Meeting

Regular Council at 6:00 PM – Monday April 20, 2020 - 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