



## Twin Falls City Council Agenda

Monday, April 27, 2026, 5:00 PM

203 Main Ave E  
Twin Falls, ID 83301

**Members:** Mayor Jason Brown, Vice Mayor Craig Hawkins, Council Members Christopher Reid, Grayson Stone, Cherie Vollmer, Ruth Pierce, Nathan Murray

- 1) Call Meeting to Order/Confirmation of Quorum
- 2) Pledge of Allegiance
- 3) Proclamations
  - a) **PRESENTATION:** Sexual Assault Awareness
- 4) Consent Calendar
  - a) **ACTION ITEM:** Request to approve City Council April 20, 2026, minutes.  
By: Rachael Long, Deputy City Clerk
  - b) **ACTION ITEM:** Request to approve Accounts Payable for April 16-22, 2026,  
c) By: Amy Luna, City Clerk
  - d) **ACTION ITEM:** Request to approve an Alcohol License for Hong Kong of Twin Falls.  
By: Amy Luna, City Clerk
  - e) **ACTION ITEM:** Consider a recommendation from the Twin Falls Parks and Recreation Commission to accept a bench donation from Wanda Gustafson in memory of Kathryn and Dale Tankersley.  
By: Wendy Davis, Parks and Recreation Director
- 5) Items of Consideration
  - a) **ACTION ITEM:** Consideration of a request to ratify staff action and authorize the application of \$114,342.40 of interest revenue toward the lease purchase agreement principal for the Pierce PUC Enforcer Pumper financed through Zions Bancorporation, N.A., and to approve the associated unbudgeted expenditure.  
By: Breanna Howard, CFO
  - b) **ACTION ITEM:** Consideration of a request for the use of funds allocated for part-time regular Airport Custodian position to fund Janitorial Professional Services.  
By: Matt Barnes, Airport Manager
  - c) **ACTION ITEM:** Request to approve the use of grant funds from the State of Idaho for State approved Hazardous Material Response items up to the amount of \$500,885.71.  
By: Corey Beam, Battalion Chief
  - d) **ACTION ITEM:** Requesting approval for the Twin Falls Police Department to apply for the COPS grant.  
By: Matthew Hicks, Police Chief, Brent Wright, Police Captain
  - e) **ACTION ITEM:** Confirming the appointment of Jason Brown and Clark Kauffman to serve as members of the policy board for the Magic Valley Metropolitan Planning Organization (MVMPO).  
By: Travis Rothweiler, City Manager
- 6) General Public Input
- 7) Advisory Board Report/Announcements
- 8) Public Hearings
  - a) **ACTION ITEM:** Request for a Zoning District Change to add "Professional Office Overlay" to property located at 2111 Addison Ave E. c/o Mark Jones on behalf of Carolyn Matsuoka.  
By: Kelli Ebersole, City Planner

## 9) Executive Session

- a) **ACTION ITEM:** Request to adjourn to Executive Session pursuant to Idaho Code § 74-206(1)(b) To consider the evaluation, dismissal or disciplining of, or to hear complaints or charges brought against, a public officer, employee, staff member or individual agent, or public-school student. (c) To acquire an interest in real property not owned by a public agency;(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.

## 10) Adjournment

Any person needing special accommodation to participate in the above-noticed meeting could contact Josh Palmer (208) 735-7312 at least two working days before the meeting. Si Desae Esta information in Español, Por favor llama a Josh Palmer al telephone (208) 735-7312.

### Public Input Procedures

1. Individuals wishing to provide public input regarding matters relevant to the City of Twin Falls shall:
  - a. Wait to be recognized by the Mayor or Chairman.
  - b. Approach the microphone/podium.
  - c. State their name, and whether they are a resident or property owner of the City of Twin Falls and proceed with their input.
2. All public input will be limited to two (2) minutes. Individuals are not permitted to give their time to otherspeakers.
3. All presenters shall remain respectful.

Public input will not be about any of the items that were on this agenda, personnel, or a personnel-related issue. All issues involving City personnel should be directly communicated with the mayor and/or the City Manager.

Anyone failing to follow these rules will be provided with one (1) warning. Should the speaker continue to disregard these rules after the warning, they will have the microphone muted and they will be asked to return to their seats.

### Public Hearing Procedures for Zoning Requests

1. Prior to opening the first Public Hearing of the session, the Mayor or Chair shall review the public hearing procedures.
2. Individuals wishing to testify or speak before the City Council or Planning & Zoning Commission shall wait to be recognized by the Mayor or Chair, approach the microphone/podium, state their name, and then proceed with their comments. Following their statements, they shall write their name and address on the record sheet(s) provided by the staff. The staff should make an audio recording of the Public Hearing.
3. A City Staff Report shall summarize the application and history of the request.
4. The Applicant, or the spokesperson for the Applicant, will make a presentation on the application/request (request). No changes to the request may be made by the applicant after the publication of the Notice of Public Hearing. The presentation should include the following:
  - **A complete explanation and description of the request.**
  - **Why is the request being made.**
  - **Location of the Property.**
  - **Impacts on the surrounding properties and efforts to mitigate those impacts.**
5. Applicant is limited to 15 minutes, unless a written request for additional time is received, at least 72 hours prior to the hearing, and granted by the Mayor or Chairman.
6. The City Council or Planning & Zoning Commission may ask questions of staff or the applicant pertaining to the request.
7. The public will then be given the opportunity to provide their testimony regarding the request. The Mayor or Chair may limit public testimony to no less than two (2) minutes per person.
  - **Individuals are not permitted to give their time to other speakers.**
  - **However, five (5) or more individuals that received written notice of the public hearing may appoint, by written petition, a spokesperson. The written petition must be received at least 72 hours prior to the hearing and must be granted by the Mayor or Chair. The spokesperson shall be limited to 15 minutes.**
  - **Written comments, including e-mail, shall be received 2 business days prior to the date of the hearing to be accepted for consideration by the hearing body.**
8. Following the Public Testimony, the applicant is permitted five (5) minutes to respond.
9. Following the Public Testimony and Applicant's response, Council or Commission members, as recognized by the Mayor or Chair, shall be allowed to question the Applicant, Staff or anyone who has testified. Responses shall be limited to answering the questions asked. The Mayor or Chair may limit the time permitted for the answer.
10. The Mayor or Chair shall close the Public Hearing. The City Council or Planning & Zoning Commission shall deliberate on the request. Deliberations and decisions shall be based upon the information and testimony provided during the Public Hearing. Once the Public Hearing is closed, additional testimony from the staff, applicants or public is not allowed. Legal or procedural questions may be directed to the City Attorney.

\* Any person not conforming to the above rules may be prohibited from speaking. Persons refusing to comply with such prohibitions may be asked to leave the hearing and thereafter removed from the room by order of the Mayor or Chairman.

*Office of the Mayor of the  
City of Twin Falls*

# Proclamation

## **Sexual Assault Awareness Week & Denim Day April 2026**

**WHEREAS:** sexual assault is a serious public safety and public health issue that affects people of all ages, genders, and backgrounds, and has lasting impacts on victims, families, and the community; and

**WHEREAS:** Sexual Assault Awareness Month is observed each April to promote public education, encourage prevention strategies, and support survivors through coordinated community action; and

**WHEREAS:** Sexual Assault Awareness Week is observed during April to focus community attention on prevention, awareness, and survivor support through education and engagement; and

**WHEREAS:** Denim Day, recognized on **April 29, 2026**, is a visible, victim-centered awareness effort that rejects harmful myths about sexual violence and affirms that responsibility for sexual assault always rests with the perpetrator; and

**WHEREAS:** supporting survivors requires a trauma-informed, victim-centered approach that prioritizes dignity, safety, and access to services and resources; and

**WHEREAS:** the City recognizes the importance of coordinated community response and collaboration among local government, law enforcement, prosecutors, healthcare providers, and community-based advocates to strengthen prevention, support reporting, and advance survivor healing; and

**WHEREAS:** the City of Twin Falls recognizes and appreciates the local partners who support survivors and strengthen our response to sexual violence, including **St. Luke's Hospital** for conducting local sexual assault exams, the **Twin Falls County Prosecutor's Office** for prosecuting sexual assault cases and holding offenders responsible, and **Voices Against Violence** for providing community advocacy and survivor support.

**THEREFORE, I, Jason Brown, Mayor of the City of Twin Falls, do hereby proclaim April 27, 2026 as **Sexual Assault Awareness Week** including **Denim Day** on April 29, 2026, and I encourage residents, City Staff, local businesses, and community partners to participate in awareness and prevention efforts and to support survivors in our community. the week of May 4th through 7th as**

*In witness whereof we have here unto set our  
hand and caused this seal to be affixed on this 27<sup>th</sup> day  
of April.*

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*Jason Brown, Mayor  
City of Twin Falls*

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*Amy Luna  
City Clerk*



## Twin Falls City Council Minutes

Monday, April 20, 2026, 5:00 PM

203 Main Ave E  
Twin Falls, ID 83301

### 1) Call Meeting to Order/Confirmation of Quorum

Present: Mayor Jason Brown, Vice Mayor Craig Hawkins, Council Members Ruth Pierce, Christopher Reid, Nathan Murray, Cherie Vollmer

Absent: Grayson Stone

Staff Present: Deputy City Managers Mitch Humble & Gretchen Scott, City Attorney Bruce Castleton, City Clerk Amy Luna, Deputy City Clerk Rachael Long, Police Chief Matthew Hicks, Fire Chief Mitchell Brooks, Public Information Coordinator Joshua Palmer, Network Administrator Adam Day

**Mayor Brown** called the meeting to order at 5:00 PM. A quorum was present.

### 2) Pledge of Allegiance

**Mayor Brown** invited all present, who wished, to recite the Pledge of Allegiance to the Flag.

### 3) Proclamations

a) Arbor Day

**Mayor Brown** read and presented the Arbor Day Proclamation.

### 4) Consent Calendar

**MOTION: Council Member Reid** moved to approve the Consent Calendar as presented. **Council Member Pierce** seconded the motion. The roll call vote showed all members present voted in favor of the motion, 6 to 0.

a) Request to approve City Council 2026 April 06, Minutes.

b) Request to approve City Council 2026 April 13, Minutes.

c) Request to approve Accounts Payable for April 09-15, 2026.

d) Consideration of a request to approve an airport lease agreement with SkyWest Airlines and authorize the Mayor to sign the agreement.

e) Consideration of a request to terminate an easement on 324 Ostrander St.

### 5) Items of Consideration

a) Presentation recognizing promotions within the Twin Falls Fire Department: Battalion Chief Joell Miller; Captains Andy Stephenson and Kody Lewin; and Driver/Operators Joe Renaldi and Lane Barker, with the ceremonial pinning of their new rank badges. **Fire Chief Brooks** promoted several members from the Twin Falls Fire Department.

**Mayor Brown** congratulated all the firefighters that were promoted.

b) Request authorization to begin contract negotiations with the top five-ranked firms for development of the City of Twin Falls Emergency Operations Plan (EOP).

**CSO Cunningham and Public Works Assistant Director Steel** requested authorization to begin contract negotiations with the top five-ranked firms for development of the City of Twin Falls Emergency Operations Plan (EOP).

**Discussion ensued on the following:**

**Council Member Murray** asked if they need to approve the two top ranked firms or all five.

**MOTION: Council Member Reid** moved to approve the request to begin contract negotiations with the top five-ranked firms for development of the City of Twin Falls Emergency Operations Plan (EOP). **Council Member Vollmer** seconded the motion. The roll call vote showed all members present voted in favor of the motion, 6 to 0.

- c) Request to use contingency funds during negotiations for the City of Twin Falls Emergency Operations Plan (EOP).

**Public Works Assistant Director Steel and Fire Chief Brooks** requested to use contingency funds during negotiations for the City of Twin Falls Emergency Operations Plan (EOP).

**Discussion ensued on the following: none**

**MOTION: Council Member Reid** moved to approve the request to use contingency funds during negotiations for the City of Twin Falls Emergency Operations Plan (EOP). **Council Member Pierce** seconded the motion. The roll call vote showed all members present voted in favor of the motion, 6 to 0.

- d) Consideration of a request to adopt amended chapter 14 Ordinance NO. 0-2026-004 of the City Code pertaining to Transient Merchants, Vendors, Peddlers and Solicitors.

**Police Captain Wright** requested to adopt the amended chapter 14 Ordinance NO. 0-2026-004 of the City Code pertaining to Transient Merchants, Vendors, Peddlers and Solicitors.

**MOTION: Council Member Reid** made a motion to dispense with reading the rules and put Ordinance #O-2026-004 on the third and final reading by title only. **Council Member Vollmer** seconded the motion. The roll call vote showed all members present voted in favor of the motion. Approved 6 to 0.

**Mayor Brown** read Ordinance #2026-004 by title only.

**Discussion ensued on the following: none**

**MOTION: Council Member Pierce** moved to approve the request to adopt the amended chapter 14 Ordinance NO. 0-2026-004 of the City Code pertaining to Transient Merchants, Vendors, Peddlers and Solicitors. **Council Member Reid** seconded the motion. The roll call vote showed all members present voted in favor of the motion, 6 to 0.

- e) Magic Valley MPO and Long-Range Planning Update.

**MVMPO Executive Director Jerke** presented the MVMPO Long range plan.

**Discussion ensued on the following:**

**Council Member Murray** asked about the 174 projects, if there is one that is the main focus that has the most impact.

**Mayor Brown** thanked Nathan Jerke for his presentation.

## 6) General Public Input

Maria Hernandez recognized and thanked a former co-worker who influenced her and took a chance on her.

## 7) Advisory Board Report/Announcements

**Craig Hawkins** said this Thursday is the District AIC meeting at the Hilton Garden Inn.

**Deputy City Manager Humble** mentioned the Battalion Chief Schmitz retirement on Friday and that we will be doing the Grand opening of the City Pool.

## 8) Adjournment

The meeting adjourned at 06:15 PM

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Rachael Long, Deputy City Clerk

\*\*If you wish to have a full accounting of this meeting, please listen to the recording that is located on our website. \*\* [Tfid.org](http://Tfid.org)



# TWIN FALLS PARKS AND RECREATION

136 Maxwell Ave. • PO Box 1907 • Twin Falls, ID 83303 • Phone: 208-736-2265 • Fax: 208-736-1548

## DONATION REQUEST FORM

Date: 3-5-2026

Requested by: Wanda Gustafson

Address: 1953 E. Stonybrook Ct.  
Street Address

Eagle ID 83616  
City State Zip Code

Home Phone: [REDACTED] Work Phone: —  
(Area Code) (Area Code)

Donation Requested: Bench

(Tree, bench, drinking fountain, picnic tables, playground equipment, picnic shelters, etc.)

Location Requested: CRT above SSF as discussed with  
Open Space Supervisor

Alternative Location: \_\_\_\_\_

Plaque Inscription: In loving Memory of Kathryn and Dale Tankersley

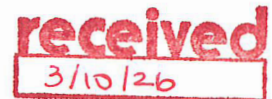
Send this form to Twin Falls Parks & Recreation, P.O. Box 1907, Twin Falls, ID 83303.  
For further information, please contact the Parks & Recreation office at (208) 736-2265.

### FOR OFFICE USE ONLY

Donation Name: \_\_\_\_\_

Site: \_\_\_\_\_ Type: \_\_\_\_\_

Completion Date: \_\_\_\_\_



*The Benefits are Endless...*



**Date:** Monday, April 27, 2026  
**To:** Honorable Mayor and City Council  
**From:** Breanna Howard, CFO

## **ACTION ITEM**

### **Request:**

Consideration of a request to ratify staff action and authorize the application of \$114,342.40 of interest revenue toward the lease purchase agreement principal for the Pierce PUC Enforcer Pumper financed through Zions Bancorporation, N.A., and to approve the associated unbudgeted expenditure.

### **Time Estimate:**

Approximately 5 minutes.

### **Background:**

This request is a clerical/bookkeeping correction that does not impact the City financially.

In 2023, the City Council approved entering into a lease purchase agreement in the amount of \$979,238 with Zions Bancorporation, N.A. for the acquisition of a Pierce PUC Enforcer Pumper through a Cooperative Purchasing Program.

The lease structure included an interest-only payment in year one, followed by annual principal and interest payments through May 25, 2028, at an interest rate of 4.43%.

The apparatus was delivered in 2026, and final payment processing occurred at that time.

As part of the financing structure, funds held in the lease account generated interest earnings. Zions Bank communicated that any remaining funds—totaling \$114,342.40—must be applied as a principal reduction on the loan in order to properly close out the tax-exempt financing. Applying these funds reduces the outstanding principal balance and lowers future interest obligations by \$15,728 over the remaining term of the lease.

During the final payment process, staff applied the interest earnings to the principal balance in accordance with lender direction; however, this action was not formally brought before Council for approval prior to execution.

As a result, the City effectively recognized an additional expenditure of \$114,342.40 that was not budgeted, and Council authorization for this specific transaction was not obtained in advance.

This item is being brought forward to disclose the administrative error and request formal ratification and approval of the transaction after the fact.

The updated debt service schedule reflects reduced future debt service obligations.

### **Approval Process:**

The City Council would need to vote to ratify staff action and authorize the application of \$114,342.40 of interest revenue toward the lease purchase agreement principal for the Pierce PUC Enforcer Pumper financed through Zions Bancorporation, N.A., and to approve the associated unbudgeted expenditure.

**Budget Impact:**

The application of \$114,342.40 represents an unbudgeted expenditure in the current fiscal year with offsetting revenue from unbudgeted interest income. The unbudgeted expenditure does not come from reserves, but from interest revenue earned through Zions.

**Regulatory Impact:**

Title 50 State Government and State Affairs Chapter 10 Finances.

**History:**

NA

**Analysis:**

NA

**Conclusion:**

Staff recommends that Council ratify the action taken to apply \$114,342.40 of interest earnings toward the principal balance of the lease and approve the associated unbudgeted expenditure.

This action aligns with lender requirements, improves the City's financial position through reduced interest costs, and ensures transparency and proper authorization moving forward.

**Attachments:**

1. Lease Payment Schedule Updated
2. Prior Lease Payment Schedule

# City of Twin Falls, Idaho

\$979,238 Equipment Lease

Series 2023

(Revised Schedule After 2/26/26 & 3/25/26 Prepayments)

## Net Debt Service Schedule

Date	Principal	Coupon	Interest	Total P+I	Unpaid Acc Int	Net New D/S
05/25/2025	-	-	-	-	-	-
05/25/2026	240,542.48	4.430%	28,101.05	268,643.53	3,865.93	272,509.46
05/25/2027	255,064.44	4.430%	17,445.02	272,509.46	-	272,509.46
05/25/2028	138,728.36	4.430%	6,145.67	144,874.03	-	144,874.03
<b>Total</b>	<b>\$634,335.28</b>	<b>-</b>	<b>\$51,691.74</b>	<b>\$686,027.02</b>	<b>\$3,865.93</b>	<b>\$689,892.95</b>

**EXHIBIT C**  
**Payment Schedule**

**Lessee:** City of Twin Falls

**Date of Lease:** May 25, 2023

**Amount Due:** \$979,238.00

1. Interest has been computed at the rate of 4.43% per annum. Interest shall accrue from the Commencement Date.
2. Rental Payments shall be due each May 25<sup>th</sup>. The first payment due shall be interest only commencing May 25, 2024, and as both principal and interest commencing May 25, 2025. The payments set forth on the attached debt service schedule (which lists separately principal, interest, and total Rental Payments), should the Lessee renew the Lease for five (5) Renewal Terms, shall be due on the 25th day of May, up to and including May 25, 2028.
3. The Option Purchase Price, on any given date of calculation, is equal to the Principal Outstanding on the Rental Payment Date immediately preceding the date of calculation (unless such calculation date is a Rental Payment Date, in which case, the Principal Outstanding as of such date) plus accrued interest from such Rental Payment Date at the rate set forth in paragraph number 1 above.

Date	Principal	Coupon	Interest	Total P+I	Fiscal Total
05/25/2023	-	-	-	-	-
05/25/2024	-	-	43,380.24	43,380.24	43,380.24
05/25/2025	229,129.22	4.430%	43,380.24	272,509.46	272,509.46
05/25/2026	239,279.64	4.430%	33,229.82	272,509.46	272,509.46
05/25/2027	249,879.73	4.430%	22,629.73	272,509.46	272,509.46
05/25/2028	260,949.41	4.430%	11,560.06	272,509.47	272,509.47
<b>Total</b>	<b>\$979,238.00</b>	-	<b>\$154,180.09</b>	<b>\$1,133,418.09</b>	-

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\_\_\_\_\_  
Initials of Lessee Signatory



**Date:** Monday, April 27, 2026  
**To:** Honorable Mayor and City Council  
**From:** Matt Barnes, Airport Manager

### **ACTION ITEM**

**Request:**

Consideration of a request for the use of funds allocated for the part-time regular Airport Custodian position to fund Janitorial Professional Services.

**Time Estimate:**

5 minutes with time for questions after the presentation.

**Background:**

Staff requests the Council consider the use of funds allocated to the part-time Airport Custodian position for Janitorial Professional services for the remainder of Fiscal Year 26.

For approximately 10 years, the Airport has maintained a part-time custodian position. During that time, the position has been difficult to keep filled, creating ongoing staffing challenges.

When the position is vacant, or when the employee is unavailable, Airport Operations and Maintenance staff must cover terminal cleaning duties. This reduces staff availability for core airfield and facility responsibilities. Even when the position is filled, the Airport has limited flexibility to respond to leave coverage, changing terminal activity, and other operational demands.

Contracting for janitorial professional services would provide a more reliable and flexible solution. Services could be adjusted to match the airport's actual cleaning needs, and an airport-dedicated vendor would support more consistent expectations and accountability.

**Approval Process:**

A majority vote of the Council is needed to approve the request.

**Budget Impact:**

\$38,919.07 is remaining that is allocated to the part-time airport custodian position. The janitorial services provider will cost \$300 per cleaning. Airport staff will monitor our budget and ensure we stay within budget for the remainder of this fiscal year.

**Regulatory Impact:**

These funds were allocated for personnel expenditures. Approval is needed so that staff can use these funds for a professional service.

**History:**

N/A

**Analysis:**

N/A

**Conclusion:**

Staff requests that the Council approve the use of funds allocated for the part-time regular Airport Custodian position to fund Janitorial Professional Services.

**Attachments:**

None



**Date:** Monday, April 27, 2026  
**To:** Honorable Mayor and City Council  
**From:** Battalion Chief, Beam Corey

### **ACTION ITEM**

#### **Request:**

Request to approve the use of grant funds from the State of Idaho for State approved Hazardous Material Response items up to the amount of \$500,885.71.

#### **Time Estimate:**

Approximately 10 minutes.

#### **Background:**

The Twin Falls City Council approved an agreement on March 2, 2026, that established the Twin Falls Fire Department as the Region 5 Hazardous Materials Response Team. This agreement outlined legislative funding that was awarded to the Region 5 team in the amount of \$500,885.71. We are requesting approval for the City of Twin Falls to be able to receive those funds and then spend them on specified items.

The purchasing process will be where the Fire Department will receive a quote for a specific item or group of items from a supplier. The Fire Department will then submit the invoice for approval from the State. After the State approves the purchase, the funds will be sent to the City of Twin Falls from the State. Once received, the City will then purchase the item(s) for the amount requested. As I understand, this requires the funds to show in the City's budget and therefore requires approval from the Council.

The funds will be available through this process through June 30. At that time, we have been told the funds will be "pushed out" to each agency for allocated purchases. We anticipate these purchases will need to follow the same process of approval. The goal is to make the purchases prior to June 30 if possible.

#### **Approval Process:**

A majority vote of the council (50%+1) is required.

#### **Budget Impact:**

There is no positive or negative budget impact. Each item or group of items will be purchased with supplied funds from the State of Idaho.

#### **Regulatory Impact:**

N/A

**History:**

See above.

**Analysis:**

N/A

**Conclusion:**

N/A

**Attachments:**

1. Agenda-March 2, 2026-Hazmat Agreement



**Date:** Monday, March 2, 2026  
**To:** Honorable Mayor and City Council  
**From:** Corey Beam, Battalion Chief

### **ACTION ITEM**

**Request:**

To enter into an agreement with the State of Idaho to provide Hazardous Materials response to Region 5. Sign the Interagency Agreements to establish the Region 5 Type 4 Hazardous Substance Emergency Response Team by and Between the State of Idaho Military Division and the City of Twin Falls Fire Department and accept federal grant funding from the Idaho Office of Emergency Management labeled FY26 Idaho Hazmat Materials RRT Legislative Funding award number ID26HRLF in the amount of \$500,885.71.

**Time Estimate:**

Approximately 20 minutes.

**Background:**

The State of Idaho has reached out to the City of Twin Falls Fire Department to be the host agency to provide hazardous materials response in Region 5. The City of Twin Falls Fire department would be one of seven Fire Departments in Idaho who provide Hazardous Materials Incident Response to their perspective service region.

**Approval Process:**

Approval of this request requires a simple majority (50%+1) of the members attending this meeting.

**Budget Impact:**

Accept FY 26 Idaho Hazmat Materials RRT Legislative Funding, Award Number ID26HRLF in the amount of \$500,885.71 to go towards the purchase of a vehicle and equipment.

**Regulatory Impact:**

**History:**

Idaho's seven regional response areas have been designated for many years to cover Hazardous Material Incidents as well as bomb-related incidents. In the early 2000's, Region 5 HazMat response was provided by partnerships with multiple fire departments in the Magic Valley. Approximately 20 years ago, this partnership ended due to funding changes at the State level and the region was then covered by the surrounding agencies, mostly from Boise and Pocatello. The City of Twin Falls Police Department Bomb Squad currently provides bomb-related response for Region 5.

Recently, members of the Idaho Fire Chiefs Association and others have worked with the State Legislature to secure funding from the State of Idaho as required by The Idaho Hazardous Substance Response Act (Title 39, Chapter 71). In March 2025, the Idaho Legislature passed a bill allocating \$8.6 million for this purpose. The majority of this funding is awarded to the three "Host" Agencies, providing funding for large teams and apparatus.

The City of Twin Falls Fire Department will be designated as a "Satellite" Agency, having fewer members

and apparatus. Of the allotted \$500,885, approximately \$300,000 will be for a quad-cab pickup style response vehicle (Ford F-550 or similar). The remaining funds will be used for specialized Hazardous Materials detection equipment such as Air Monitors, Mercury Detectors, FTIR (infrared spectrometer), Methane Detectors and communication equipment.

The City of Twin Falls Fire Department currently has 12 members trained to the Hazardous Material Technician level and has been involved in all levels of preparation for utilizing the funding provided by the State of Idaho.

**Analysis:**

**Conclusion:**

**Attachments:**

1. Special Team location and summary (1)
2. 2025 RRT and IMD Interagency Agreement Twin Falls
3. Haz Mat Team Funding Agreement Final (002)
4. FY26 HRLF Award Agreement - Twin Falls REPRINT



**Date:** Monday, April 27, 2026  
**To:** Honorable Mayor and City Council  
**From:** Matthew Hicks, Brent Wright

### **ACTION ITEM**

**Request:**

Requesting approval for the Twin Falls Police Department to apply for the COPS grant.

**Time Estimate:**

Approximately 15 minutes to allow time to answer questions if needed.

**Background:**

The purpose of the COPS Hiring Program (CHP) is to advance the practice of community policing through the hire or rehire of additional career law enforcement officers. Funding under this award will be used by the Twin Falls Police Department to hire four (4) new full-time police officers. The population in the City of Twin Falls continues to grow, our annual calls for service increase every year, and our current staffing levels are inadequate to keep pace with this growth. Furthermore, Twin Falls Police Department personnel have an increased responsibility of policing a community with an influx of 30,000 extra people daily.

The COPS Hiring Program (CHP) is a competitive grant program designed to provide funding directly to law enforcement agencies to hire additional law enforcement officers in an effort to increase community policing capacity and crime prevention efforts.

**Approval Process:**

Requesting approval from Honorable Mayor Brown and members of the City Council to approve applying for the COPS grant.

**Budget Impact:**

**Year 1:**

Local Match =  $\$61,795.51 \times 4 = \$247,182.03$   
Federal Share =  $\$38,623.96 \times 4 = \$154,495.83$   
**Total** =  $\$100,419.46 \times 4 = \$401,677.86$

**Year 2 :**

Local Match =  $\$61,795.51 \times 4 = \$247,182.03$   
Federal Share =  $\$41,636.54 \times 4 = \$166,546.16$   
**Total** =  $\$103,432.05 \times 4 = \$413,728.02$

**Year 3:**

Local Match =  $\$61,795.51 \times 4 = \$247,182.03$   
Federal Share =  $\$44,739.50 \times 4 = \$178,958.01$   
**Total** =  $\$106,535.01 \times 4 = \$426,140.04$

**Regulatory Impact:**

N/A

**History:**

The Twin Falls Police Department (TFPD) has utilized the CHP in 2013, 2016, and 2022 to successfully implement and hire new officers.

Historically, the CHP will cover up to 75% of the entry-level salary and benefits for each approved position for a three-year period. There is a minimum 25% local match (cost share) requirement unless a waiver is approved. For 2025, CHP funding was capped at \$125,000 over three years, with a minimum 25 percent cost-share or matching-funds requirement. Agencies must retain each CHP funded position for 12 months following the three years of funding for that position.

**Analysis:**

N/A

**Conclusion:**

Currently, the City of Twin Falls does not have the budget to fund these four (4) positions in full for the current and upcoming budget year. This federal assistance will enhance our ability to properly police our community and alleviate the cost of implementation to taxpayers by spreading it out over a three-year period. The federal grant amount requested by the Twin Falls Police Department is \$500,000, and a match amount of \$741,546.09 over a three-year period.

**Attachments:**

None



**Date:** Monday, April 27, 2026  
**To:** Honorable Mayor and City Council  
**From:**

## **ACTION ITEM**

### **Request:**

Confirming the appointment of Jason Brown and Clark Kauffman to serve as members of the policy board for the Magic Valley Metropolitan Planning Organization (MVMPO).

### **Time Estimate:**

The estimated amount of time for this hearing is 5 minutes, with additional time for Council questions and public input.

### **Background:**

THE MVMPO is an independent entity whose operations and business affairs are guided by a governing body consisting of representatives from the eight entities, which includes the City of Kimberly (3), the City of Twin Falls (4), Twin Falls County (1), Twin Falls Highway District (1), Idaho Transportation Department – District 4 (1), Hillsdale Highway District (1), Jerome County (1), and the Jerome Highway District (1). The City of Twin Falls will have four seats on the policy board. Those positions will be appointed by the Mayor and confirmed by the members of the City Council.

The Mayor is requesting confirmation of himself and Clark Kauffman to serve an additional three (3) year appointment. Councilwoman Ruth Pierce has one (1) year left in her term on the MVMPO Board. Travis Rothweiler will have two (2) years remaining.

### **Approval Process:**

Approval of the City's representatives is a simple majority (50%+1) of the members in attendance at this meeting.

### **Budget Impact:**

There is no financial impact associated with this appointment. The City of Twin Falls has four seats on the Magic Valley MPO policy board. The total cost to the City is \$20,601, or \$5,150.25 per seat.

### **Regulatory Impact:**

The Metropolitan Planning Organization for the Twin Falls Urbanized Area is created in accordance with the federal and regulatory requirements specified in 23 USC 134, CFR 23 Part 450 Subpart A - C, and CFR 49 Part 613 Subpart A.

Magic Valley Metropolitan Planning Organization by-laws governing the number of seats.

### **History:**

### **Analysis:**

### **Conclusion:**

Staff supports the Mayor's appointment of the named representatives to the Magic Valley Planning Organization (MVMPO).

**Attachments:**

None



**Date:** Monday, April 27, 2026  
**To:** Honorable Mayor and City Council  
**From:** Kelli Ebersole, City Planner

### **ACTION ITEM**

**Request:**

Request for a Zoning District Change to add “Professional Office Overlay” to property located at 2111 Addison Ave E. c/o Mark Jones on behalf of Carolyn Matsuoka.

**Time Estimate:**

Approximately 5-10 minutes with questions/comments to follow.

**Background:**

The applicant, Carolyn Matsuoka, is requesting to add the Professional Office Overlay (PRO) zone to the property located at 2111 Addison Avenue East.

**Approval Process:**

Per City Code 10-2-5 F(1) Authority to Amend: Whenever the public necessity, convenience, general welfare or good zoning practices require, the council may, by ordinance, after receipt of recommendation thereon from the commission and subject to procedures provided by law, amend, supplement, change or repeal the regulations, restrictions and boundaries or classification of property. (Ord. 2012, 7-6-1981)

Per City Code 10-2-5 F(2): Zoning districts, zoning subdistricts and overlay districts shall be amended in the following manner:

- A. Requests for an amendment to this title shall be submitted to the commission which shall evaluate the request to determine the extent and nature of the amendment requested.
- B. If the request is in accordance with a comprehensive plan, the commission may recommend and the council may adopt or reject the ordinance amendment under the notice and hearing procedures as herein provided; and (Ord. 2012, 7-6-1981)
- C. If the request is not in accordance with a comprehensive plan, the request shall be submitted to the commission or, in its absence, the council, which shall recommend, and the council may adopt or reject an amendment to a comprehensive plan under the notice and hearing procedures provided in section 10-2-10 of this title. (Ord. 3091, 3-2-2015)

Per City Code 10-2-5 F(4): The commission may recommend that the amendment be granted as requested, or it may recommend a modification of the amendment requested, or it may recommend that the amendment be denied. The commission shall ensure that any favorable recommendations for amendments are in accordance with a comprehensive plan and established goals and objectives.

Per City Code 10-2-5 F(5): The council, prior to adopting, revising or rejecting the amendment to this title as recommended by the commission, shall conduct at least one public hearing using the same notice and hearing procedures as the commission. Following the council hearing, if said council makes a material change from what was presented at the public hearing, further notice and hearing shall be provided before the council adopts the amendment.

Upon granting or denying an application to amend this title, the council shall specify:

- A. The regulations and standards used in evaluating the application.
- B. The reasons for approval or denial.
- C. The actions, if any, that the applicant could take to obtain a permit.

In the event the council shall approve an amendment, such amendment shall thereafter be made a part of this title upon the preparation and passage of an ordinance. (Ord. 2012, 7-6-1981)

**Budget Impact:**

N/A

**Regulatory Impact:**

If approved, the applicant will be able to market the property for sale as a residential property with the Professional Office Overlay.

**History:**

According to County records, the residence was built in 1954, and the family has owned the property since the 1970's.

**Analysis:**

The applicant has proposed to rezone the property to add the Professional Office Overlay to the property. The property is currently zoned, TN-1, Town Neighborhood 1 District.

Adding the Professional Office Overlay district does not make this a commercial property. The PRO overlay district is intended to provide for professional office uses along or near specifically designated major arterial where increased traffic has impacted residential uses and in areas near large public or private medical facilities.

This residential property is unique, as it is located on an arterial roadway, Addison Avenue East. This area of town has a range of land uses from single family residential to Commercial uses. The zoning map shows the PRO overlay properties on the same block as the subject property, with the property directly to the east being a professional photography studio.

This property sits about an eighth of a mile from the intersection of Addison Avenue East and Eastland Drive. At this intersection there are two banks, Webb Nursery, a gas station, and D&B Supply. To the west of the property are residences, as well as a supermarket, restaurants, and medical and professional offices.

The 2016 Comprehensive Plan, "Grow With Us", shows this area as Neighborhood Commercial. This designation is defined as providing supporting services and small-scale commercial for the surrounding neighborhood, designed to complement the neighborhood's character. Adding the PRO overlay to this property is in line with the Neighborhood Commercial designation and the surrounding property uses.

A request for a Zoning District Change and Zoning Map Amendment must meet the criteria listed in Title 10-2-5-F-3. Staff believes this request meets the criteria as follows:

- This residential property is located on a very busy arterial street with many commercial uses. Adding the PRO overlay to this property would make it more compliant with the surrounding properties that either have the PRO overlay on them or are commercial properties.

- Addison Avenue East is a prime location for the PRO overlay district. This property is located near the intersection of Addison Avenue East and Eastland Drive. Adding the PRO overlay to the property opens a list of uses that could serve the surrounding community.
- Addison Avenue East is a 4-lane roadway, capable of handling any excess traffic brought on by this zoning change.
- As most of the neighboring properties have the PRO overlay on them, adding this property would enhance what is already there and not create an undue burden on neighboring residential properties, due to traffic, noise, glare, etc.

City Staff finds the proposed zoning district change to be compliant with the comprehensive plan by supporting desired land use patterns and housing guidelines.

On March 10, 2026, the Planning and Zoning Commission recommended approval of this item by a vote of 5 to 0.

**Conclusion:**

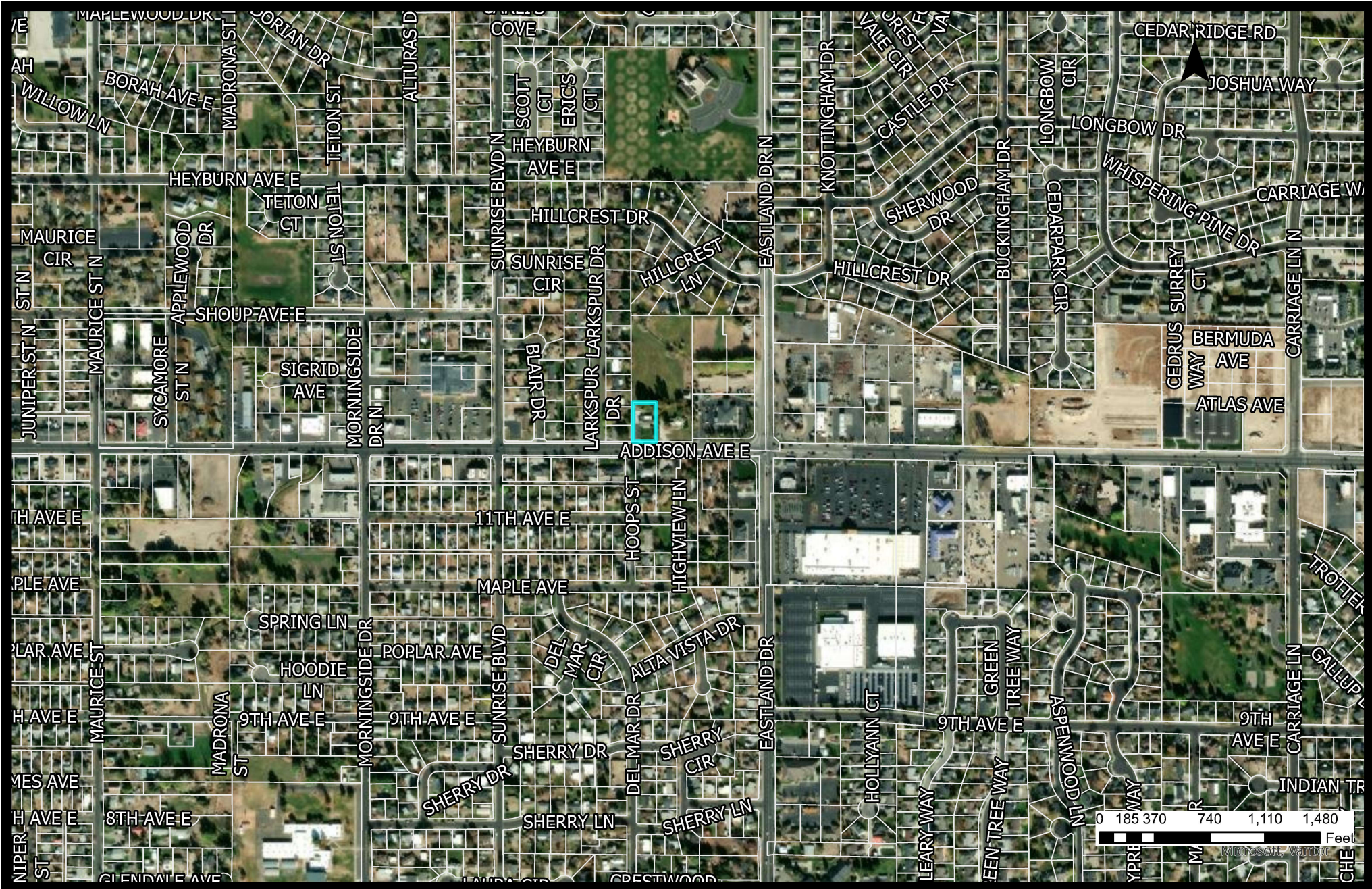
This request requires a final decision from City Council. The Council may:

- Approve the proposed Zoning District Change, as presented.
- Deny the proposed Zoning District Change.
- Choose to modify the proposed Zoning District Change (which may require additional public hearing(s)).

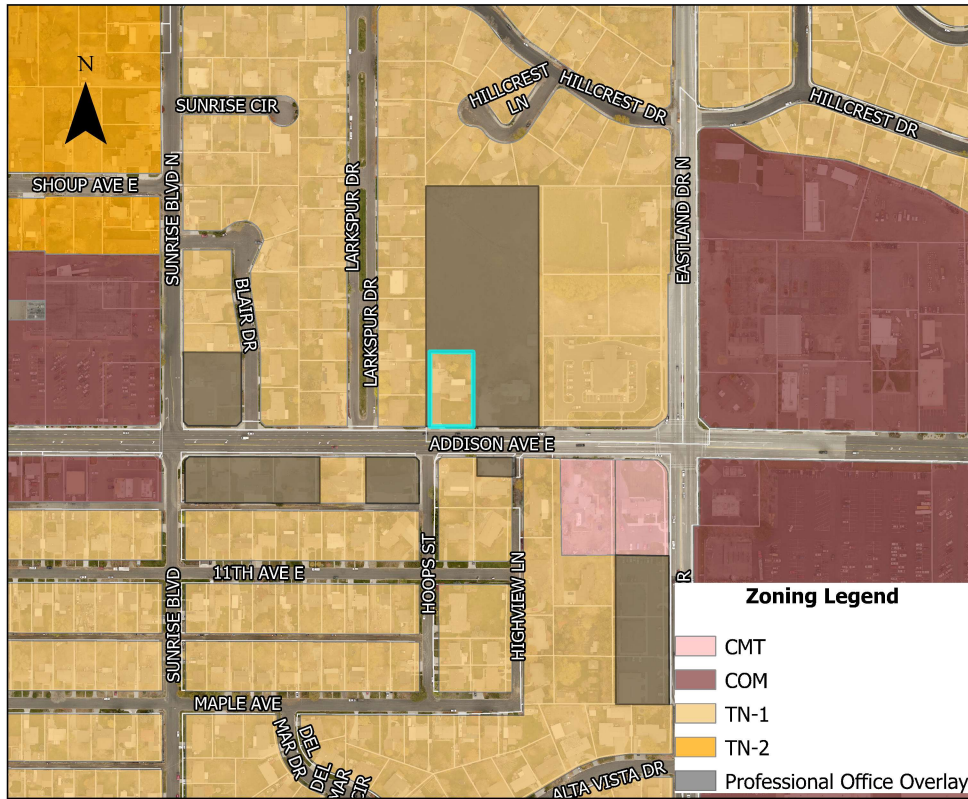
**Attachments:**

1. PZ26-0008 Vicinity Map
2. PZ26-0008 Presentation Map
3. PZ26-0008 Site Map
4. PZ26-0008 Narrative
5. PZ26-0008 Professional Office Overlay -Land Uses
6. PZ26-0008 Zoning District Change Review Criteria
7. March 10, 2026 Planning Zoning Commission Minutes

# VICINITY MAP



## ZONING MAP



### Zoning

Current Zoning: TN-1, Town Neighborhood 1

Current Land Use: Residential

Proposed Zoning: TN-1 PRO

Proposed Land Use: Residential/Professional Office

### Surrounding Area

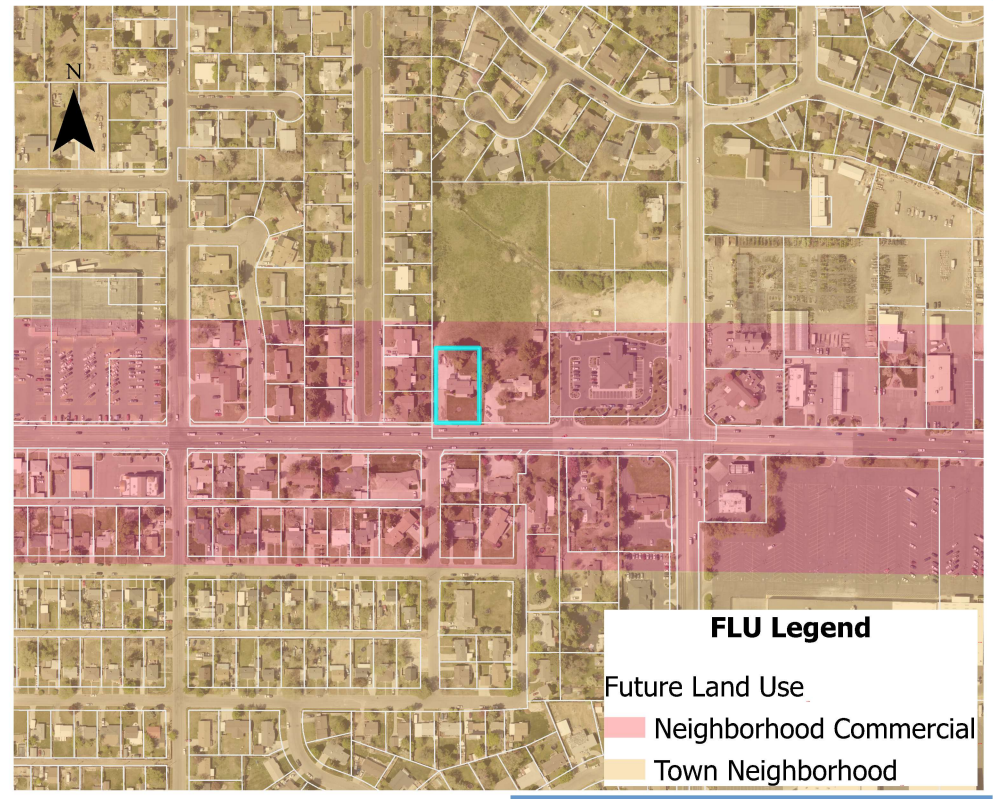
North: Residential/Photo Studio

South: Residential/Offices

East: Photo Studio

West: Residential

## FUTURE LAND USE MAP



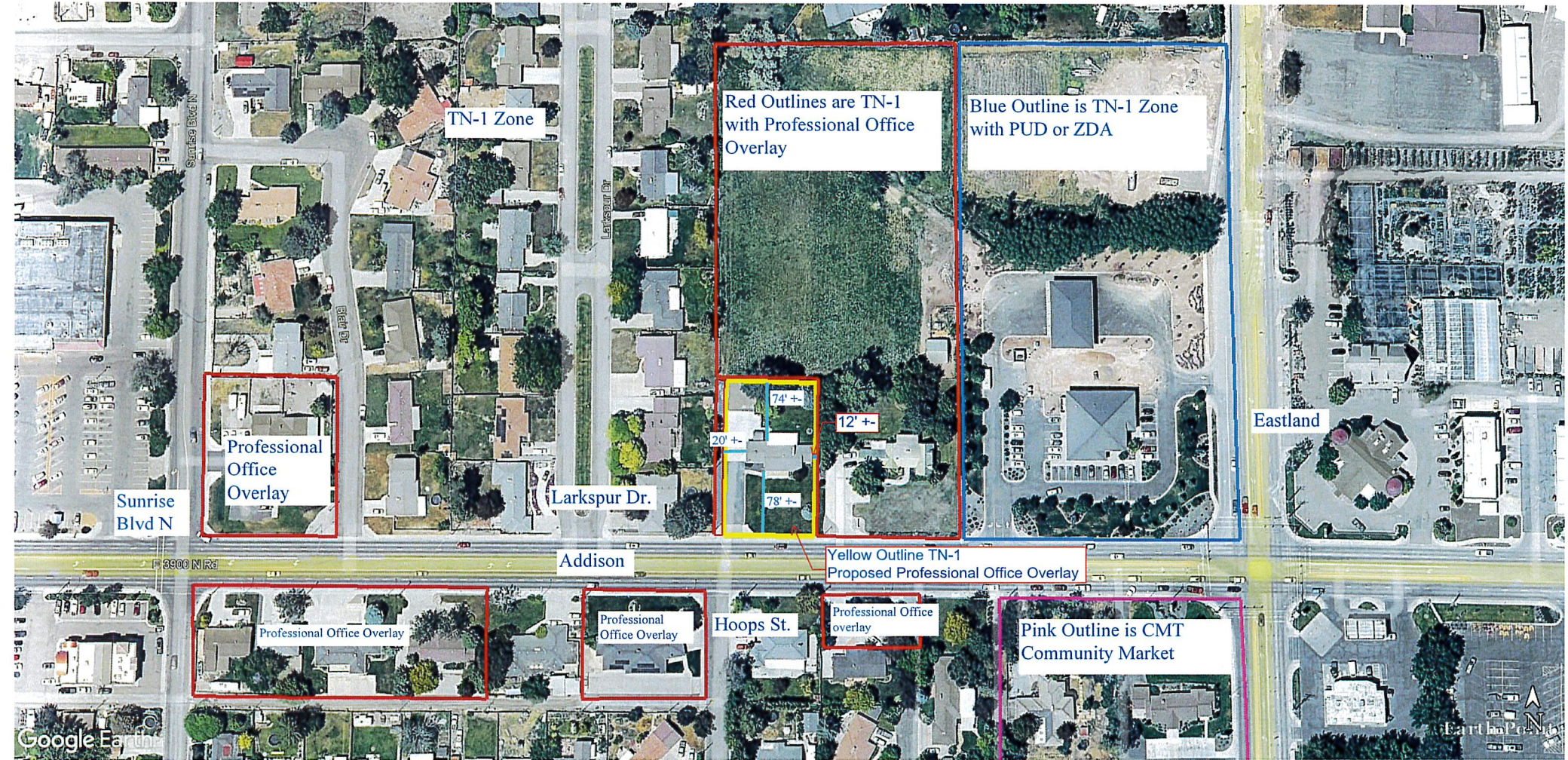
### Regulations

Twin Falls Municipal Code Section(s)  
10-2-5 (F), 10-3-7, 10-3-2 (K)

### FLU Category

Neighborhood Commercial:  
Provides supporting services and small-scale commercial for the surrounding neighborhood. Designed to complement the neighborhoods character.

Neighborhood-serving commercial, Townhomes, Condominiums, Apartments, Senior/student housing, small-scale office and retail, Civic and community facilities.



TN-1 Zone

Red Outlines are TN-1 with Professional Office Overlay

Blue Outline is TN-1 Zone with PUD or ZDA

Professional Office Overlay

Sunrise Blvd N

Larkspur Dr.

Eastland

74' +/-  
12' +/-  
78' +/-  
20' +/-

Addison

Yellow Outline TN-1 Proposed Professional Office Overlay

Professional Office Overlay

Professional Office Overlay

Hoops St.

Professional Office overlay

Pink Outline is CMT Community Market





SENTRY  
DYNAMICS



**FLYING S**  
TITLE & ESCROW

This map/plat is being furnished as an aid in locating the herein described land in relation to adjoining streets, natural boundaries and other land, and is not a survey of the land depicted. Except to the extent a policy of title insurance is expressly modified by endorsement, if any, the company does not insure dimensions, distances, location of easements, acreage or other matters shown thereon.

Applicate is seeking a Professional Office Overlay on their current TN-1 zoning for the purpose to receive the highest and best price for the sale of their property. Neighboring parcel has Professional Office Overlay around it and would make applicates property compatible to the area. There are multiple Professional Office Overlays within 500 ft of applicates property and would conform with the Professional Office Overlays zoning purposes.

ASSEMBLY	DEFINITION	PRO
MUSEUM/LEARNING CENTER-MINOR	A building, facility, or institution designed to accommodate 100 or fewer people which is devoted to the procurement, care, study, and exhibition of books, art, and/or other object of historical or scientific value. Such as Aquarium, Planetarium, Children's Exploration Center, and other similar uses.	S
CIVIC/INSTITUTIONAL	DEFINITION	PRO
CITY OF TWIN FALLS FACILITIES OWNED OR OPERATED		P
COMMERCIAL SALES & SERVICES	DEFINITION	PRO
ADMINISTRATIVE OR PROFESSIONAL OFFICE MINOR	A facility or establishment designed, or primarily intended, for occupancy of forty-nine (49) or fewer persons to transact the clerical affairs of a business, industry, service, profession or other organization. This definition does not include offices otherwise defined herein, or offices incidental and accessory to another business, or sales activity, that is the principal use.	S
BARBER & COSMETOLOGY SERVICES	Any establishment or place of business within which the practice of barbering, cosmetology, permanent makeup, or other personal health treatments are engaged in or carried on by one or more aestheticians, barbers, cosmetologists, massage therapists, or similar licensed professionals. Excludes any practice including surgery or other medical practice otherwise defined.	S
DRY CLEANING LAUNDERING MINOR	An establishment or business maintained for the pickup and delivery of items, materials or laundry, without the maintenance or operation of any laundry or dry-cleaning equipment or machinery on the premises.	S
FINANCIAL INSTITUTION	An establishment which the primary function is to advise, hold, invest, loan (secured), save, or transfer monies for individuals or other establishments. Such establishments may include but are not limited to banks, credit unions, savings and loan offices, and mortgage loan offices. Automated teller machines (ATMs) are considered accessory to the primary business. This definition does not include payday, cash advance or check advance loan service establishments.	S
PHOTOGRAPHY STUDIOS	An establishment or workspace designed primarily to take, develop, print and duplicate photographs. Typically, owner operated, smaller in scale, not	S

	containing commercial grade or large machinery for developing large volumes of photographs.	
<b>HEALTH/HUMAN CARE</b>	<b>DEFINITION</b>	<b>PRO</b>
ASSISTED CARE/LIVING FACILITY-MINOR	Any facility licensed and/or certified by the state, which provides mental or physical health services for three (3) to fifteen (15) individuals for illness, disease, physical or mental infirmity. The Definition excludes “Group Homes” and “Certified Family Homes” as defined by State Statute; or hospitals, emergency clinics, or medical clinics.	S
DAYCARE CENTER	A Daycare Business providing care for thirteen (13) or more children on the premises at one time. A daycare center is required to be licensed by the Idaho Dept. of Health and Welfare.	S
MEDICAL CLINIC, MINOR	An establishment where patients are admitted for examination or treatment by physicians, dentists, other health care professionals, or similar professions and where the business operates within Normal Business Hours. Otherwise known as an out-patient Clinic.	S
<b>INDUSTRIAL</b>	<b>DEFINITION</b>	<b>PRO</b>
TESTING LABORATORIES MINOR	An establishment designed primarily for the objective analytical data collection and/or testing of a product or a process; where all testing activities take place indoors and no special equipment, beyond a normal office environment, is utilized.	S
<b>LODGING</b>	<b>DEFINITION</b>	<b>PRO</b>
BED AND BREAKFAST FACILITY	A small-scale lodging establishment providing between 4 to 7 guest rooms. Owner or operator occupied.	S
<b>RESIDENTIAL</b>	<b>DEFINITION</b>	<b>IND2</b>
DWELLING CARETAKE UNIT		P

# ZONING DISTRICT CHANGE CRITERIA

## Criteria for Review of Zoning District Change:

- a. How the requested zoning at the location in question would be in the community's best interest;**
- b. How the list of uses permitted by the zoning ordinance would blend with surrounding land uses;**
- c. If the subject site is physically suitable for the type and intensity of land uses permitted under the proposed zoning district;**
- d. If the uses permitted in the proposed zoning district would be adequately served by public facilities and services such as thoroughfares, police and fire protection, drainage, refuse disposal, water, sewer, and schools, to ensure the public health, safety and general welfare;**
- e. If the uses permitted in the proposed zoning district would be compatible in terms of their scale, mass, coverage, density, and intensity with adjacent land uses;**
- f. Whether the proposed zoning designation is consistent with the comprehensive plan land use map designation.**



## Twin Falls Planning & Zoning Commission Minutes

Tuesday, March 10, 2026, 6:00 PM

203 Main Ave East  
Twin Falls, ID 83303

Council Chambers

### Members -

**City Limits:** Cortney Campbell, Chairperson; Tiffany Zimmerman, Vice-Chairperson; Todd Rambur; Robyn Weatherford; Rui Gomes

**Area of Impact:** Jeff Bulkley

### 1) Confirmation of Quorum/Call Meeting to Order

Chairperson Campbell called the meeting to order at 06:00 PM

Members Attending: Campbell, Zimmerman, Weatherford, Gomes, Bulkley

Staff Attending: Spendlove, Klaver, Ebersole, Green

### 2) Conflict of Interest Declaration

### 3) Consent Calendar

- a) Request to approve the minutes from the following meeting: February 24, 2026.  
Vice-Chairperson Zimmerman made a motion to approve the consent calendar, as presented. Commissioner Gomes seconded the motion.

### 4) Items of Consideration

### 5) Public Hearings

- a) Request a recommendation to City Council for a Zoning District Change to add "Professional Office Overlay" to property located at 2111 Addison Ave E. c/o Mark Jones on behalf of Carolyn Matsuoka.

#### Staff Presentation:

Planner Ebersole presented the request for a recommendation to City Council for a Zoning District Change to add "Professional Office Overlay" to property located at 2111 Addison Ave E. c/o Mark Jones on behalf of Carolyn Matsuoka.

Per City Code 10-2-5 F(1) Authority to Amend: Whenever the public necessity, convenience, general welfare or good zoning practices require, the council may, by ordinance, after receipt of recommendation thereon from the commission and subject to procedures provided by law, amend, supplement, change or repeal the regulations, restrictions and boundaries or classification of property. (Ord. 2012, 7-6-1981)

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In the event the council shall approve an amendment, such amendment shall thereafter be made a part of this title upon the preparation and passage of an ordinance. (Ord. 2012, 7-6-1981)

According to County records, the residence was built in 1954, and the family has owned the property since the 1970's.

The applicant has proposed to rezone the property to add the Professional Office Overlay to the property. The property is currently zoned, TN-1, Town Neighborhood 1 District.

Adding the Professional Office Overlay district does not make this a commercial property. The PRO overlay district is intended to provide for professional office uses along or near specifically designated major arterial where increased traffic has impacted residential uses and in areas near large public or private medical facilities.

This residential property is unique, as it is located on an arterial roadway, Addison Avenue

East. This area of town has a range of land uses from single family residential to Commercial uses. The zoning map shows the PRO overlay properties on the same block as the subject property, with the property directly to the east being a professional photography studio.

This property sits about an eighth of a mile from the intersection of Addison Avenue East and Eastland Drive. At this intersection there are two banks, Webb Nursery, a gas station, and D&B Supply. To the west of the property are residences, as well as a supermarket, restaurants, and medical and professional offices.

The 2016 Comprehensive Plan, "Grow With Us", shows this area as Neighborhood Commercial. This designation is defined as providing supporting services and small-scale commercial for the surrounding neighborhood, designed to complement the neighborhood's character. Adding the PRO overlay to this property is in line with the Neighborhood Commercial designation and the surrounding property uses.

A request for a Zoning District Change and Zoning Map Amendment must meet the criteria listed in Title 10-2-5-F-3. Staff believes this request meets the criteria as follows:

- This residential property is located on a very busy arterial street with many commercial uses. Adding the PRO overlay to this property would make it more compliant with the surrounding properties that either have the PRO overlay on them or are commercial properties.
- Addison Avenue East is a prime location for the PRO overlay district. This property is located near the intersection of Addison Avenue East and Eastland Drive. Adding the PRO overlay to the property opens a list of uses that could serve the surrounding community.
- Addison Avenue East is a 4-lane roadway, capable of handling any excess traffic brought on by this zoning change.
- As most of the neighboring properties have the PRO overlay on them, adding this property would enhance what is already there and not create an undue burden on neighboring residential properties, due to traffic, noise, glare, etc.

City Staff finds the proposed zoning district change to be compliant with the comprehensive plan by supporting desired land use patterns and housing guidelines. This request requires a recommendation from this commission to City Council. The Commission may recommend the following:

- A. Choose to modify the proposed Zoning District Change (which may require another public hearing before the Commission).
- B. Recommend approval of the proposed Zoning District Change to the City Council.
- C. Recommend denial of the proposed Zoning District Change.

Applicant Presentation:

Mark Jones presented on behalf of the applicant.

PZ/Questions & Comments:

- Commissioner Bulkley asked why the other properties do not have the overlay.
- Planner Ebersole replied that originally, they were residential so they can request the overlay to fit into the Future Land Use Map.
- Senior Planner Klaver explained that staff or council initiation could happen. The city likes to give the owners the right to decide if they want to change the zone. A group of properties could submit one application for a request.

Public Hearing: Opened and closed with no public input

Discussions Followed:

The Commission feels the request is appropriate for the property.

**MOTION:** Commissioner Bulkley moved to approve the request for a recommendation to City Council for a Zoning District Change to add "Professional Office Overlay" to property located at 2111 Addison Ave E. c/o Mark Jones on behalf of Carolyn Matsuoka (PZ25-0008. Commissioner Weatherford seconded the motion. Roll call vote showed all members present voted.

**Approved 5 to 0.**

**6) Upcoming Meeting(s)**

- a) March 24, 2026.

**7) Adjournment**

The meeting adjourned at 06:16 PM

*Jody Green*

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Jody Green, Planning Technician