



Twin Falls City Council Agenda

Monday, April 9, 2018, 5:00 PM

City Council Chambers
203 Main Avenue East- Twin Falls, Idaho

Members: Shawn Barigar, Suzanne Hawkins, Nikki Boyd, Chris Talkington, Gregory Lanting, Christopher Reid, Ruth Pierce

- 1) CALL MEETING TO ORDER/CONFIRMATION OF QUORUM
- 2) PLEDGE OF ALLEGIANCE
- 3) CONSIDERATION OF AMENDMENTS TO AGENDA
- 4) PROCLAMATIONS
 - a) Youth Appreciation Week - Request made by Anna Scholes, Optimist Club
 - b) Idaho Crime Victims' Rights Week - Request by Kim Burkhalter, TFPD Victim Services Coordinator
 - c) National Sexual Assault Awareness Week - Request made by, Donna Graybill, Executive Director, Voices Against Violence
- 5) GENERAL PUBLIC INPUT
- 6) CONSENT CALENDAR
 - a) Request to approve the April 2, 2018, City Council Minutes.
Purpose: Action By: Sharon Bryan, Deputy City Clerk
 - b) Request to approve the Accounts Payable for April 3-9, 2018.
Purpose: Action By: Sharon Bryan, Deputy City Clerk
 - c) Request to approve the Findings of Fact and Conclusions of Law:
 - Farnham, Thad -ZDC
 - Sundance Subdivision, Phase 1, a PUD-Final PlatPurpose: Action By: Rene'e Carraway Johnson, Zoning & Development Manager
 - d) Request to accept the Improvement Agreement for the purpose of developing Broadmoor Subdivision (South) – Construction Phase 2.
Purpose: Action By: Troy Vitek, Assistant City Engineer
 - e) Request to hold the Community Support Center Open House on May 12, 2018.
Purpose: Action By: Justin Dimond, Sergerant
- 7) ITEMS OF CONSIDERATION

- a) Presentation of POST Basic and Intermediate Certifications and the formal ceremony promoting Officer Shawn Applewhite to the position of Sergeant before the City Council.
Purpose: Presentation By: Craig Kingsbury, Chief of Police
- b) Presentation of service plaque to Tom Reynolds in recognition of his service on the Parks and Recreation Commission.
Purpose: Presentation By: Shawn Barigar, Mayor, Nikki Boyd, Vice Mayor
- c) Confirm the re-appoint Bryan Rice and Richard Birrell, and the appointment of Chance Munns to serve on the Parks and Recreation Commission
Purpose: Action By: Shawn Barigar, Mayor
- d) Request to award the contract for the On-Site Sodium Hypochlorite Generator project to Process Solution Inc. of Campbell, California through sales representative Waterford Systems of Salt Lake City, Utah in the amount of \$99,500.00.
Purpose: Action By: Jason Brown, Environmental Engineer
- e) Request to award a bid to Weidner Fire for Airport Fire Fighting Tools & Equipment in the Amount of \$106,819.41 under FAA AIP Grant 40.
Purpose: Action By: William Carberry, Airport Manager
- f) Request to award a bid to White Cloud Communications for Airport Fire Truck Radio/Headset Equipment in the Amount of \$9,796.00 under FAA AIP Grant 40
Purpose: Action By: William Carberry, Airport Manager
- g) Request to present an update on the current state of the recycling program and market.
Purpose: Informational By: Bill Baxter, Utility Services Supervisor
- 8) GENERAL INPUT/ADVISORY BOARD REPORT/ANNOUNCEMENTS
- 9) PUBLIC HEARINGS: None
- 10) ADJOURNMENT

Any person(s) needing special accommodations to participate in the above-noticed meeting could contact Leila Sanchez (208) 735-7287 at least two working days before the meeting. Si desea esta información en español, llame Leila Sanchez (208) 735-7287.

Public Input Procedures

1. Individuals wishing to provide public input regarding matters relevant to the City of Twin Falls shall
 - wait to be recognized by the Mayor or Chairman
 - approach the microphone/podium
 - state their name, and whether they are a resident or property owner in the City of Twin Falls, and proceed with their input.
2. The Mayor or Chairman may limit input to no less than two (2) minutes. Individuals are not permitted to give their time to other speakers.

Public Hearing Procedures for Zoning Requests

1. Prior to opening the first Public Hearing of the session, the Mayor or Chairman shall review the public hearing procedures.
 2. Individuals wishing to testify or speak before the City Council or Planning and Zoning shall wait to be recognized by the Mayor or Chairman, approach the microphone/podium, state their name, 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 shall make an audio recording of the Public Hearing.
 3. 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 the request is being made.
 - Location of the Property.
 - Impacts on the surrounding properties and efforts to mitigate those impacts.
 4. 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.
 5. A City Staff Report shall summarize the application and history of the request.
 6. The City Council or Planning & Zoning Commission may ask questions of staff or the applicant pertaining to the request.
 7. The general public will then be given the opportunity to provide their testimony regarding the request. The Mayor or Chairman may limit public testimony to no less than two (2) minutes per person.
 - Five or more individuals, having received personal public notice of the application under consideration, may select 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 Chairman. The spokesperson shall be limited to 15 minutes.
 - Written comments, including e-mail, shall be either read into the record or displayed to the public on the overhead projector.
 - Following the Public Testimony, the applicant is permitted five (5) minutes to respond to Public Testimony.
 8. Following the Public Testimony and Applicant's response, the hearing shall continue. The City Council or Planning & Zoning Commission, as recognized by the Mayor or Chairman, shall be allowed to question the Applicant, Staff or anyone who has testified. The Mayor or Chairman may again establish time limits.
 9. The Mayor or Chairman shall close the Public Hearing. The City Council or Planning and 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, applicant 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
City of Twin Falls, Idaho*

Proclamation



Youth Appreciation Week 2018

***Whereas,** the vast majority of youth are concerned, knowledgeable, and responsible citizens, and*

***Whereas,** Optimist International and the Twin Falls Optimist Club have developed and promoted a program entitled Youth Appreciation Week, and*

***Whereas,** the citizens of Twin Falls have indicated a desire to join the Optimists in expressing appreciation and approval for the contributions of youth.*

***I, Shawn Barigar,** therefore proclaim the second week of April as **Youth Appreciation Week** in Twin Falls, Idaho.*

By this action, let it be known that we have faith in the ability of today's youth as they assume responsible roles in the future of mankind.

*In witness whereof I have hereunto
set my hand and caused this seal to
be affixed.*

Mayor Shawn Barigar

Attest: -----
Leila A. Sanchez

Date: April 9, 2018

Office of the Mayor
City of Twin Falls, Idaho

Proclamation

IDAHO CRIME VICTIMS' RIGHTS WEEK

WHEREAS, Idahoans are the victims of more than 17,000 crimes each year, affecting individuals, families and communities;

WHEREAS, providing victims with knowledge of their rights and available services further strengthens their ability to recover from crime and trauma and restores a sense of self-empowerment;

WHEREAS, victims who believe they have a voice, empathy and support are more likely to disclose their victimization, seek services, overcome the sense of isolation and distrust, and participate in the justice process;

WHEREAS, a multidisciplinary response, involving collaboration among victim service professionals, criminal justice officials, legal professionals, medical and mental health providers, and community leaders is essential to reach and serve all victims—especially those who are marginalized, have disabilities, or live in remote locations;

WHEREAS, Idaho Crime Victims' Rights Week, April 8-14, 2018, provides an opportunity to recommit to ensure that all victims of crime are afforded their rights;

WHEREAS, the State of Idaho and numerous organizations including the City of Twin Falls are dedicated to supporting and strengthening victims and survivors in the aftermath of crime, building resilience in our communities and our victim responders, and working for justice for all victims and survivors.

NOW, THEREFORE, I, Shawn Barigar, Mayor of the City of Twin Falls, Idaho, do hereby proclaim April 8-14, 2018 to be

IDAHO CRIME VICTIMS' RIGHTS WEEK

In witness whereof I have hereunto set my hand and caused this seal to be affixed.

Mayor Shawn Barigar

Deputy City Clerk Leila A. Sanchez

Date: April 9, 2017

Office of the Mayor
City of Twin Falls, Idaho

Proclamation

National Sexual Assault Awareness Week Proclamation

WHEREAS, April 2018 marks Sexual Assault Awareness Month as established nationally by the National Coalition Against Sexual Assault in the late 1980s.

WHEREAS, throughout its history it has grown to be nationally recognized as Sexual Assault Awareness month as recognized by President Barack Obama in 2009.

WHEREAS, through community awareness, Twin Falls can prevent gender violence, promote the interests of survivors, and make Twin Falls a safer place to live.

WHEREAS, 1 in 4 girls and 1 in 6 boys experiences sexual violence and throughout the nation hundreds of organizations work tirelessly to end this problem, including Voices Against Violence in Twin Falls.

NOW, THEREFORE, I, Shawn Barigar, by virtue of the authority vested in me as Mayor of Twin Falls, do hereby applaud the efforts of community-based advocates to end violence and proudly proclaim the week of April 9th-15th as

Sexual Assault Awareness Week

In witness whereof I have hereunto set my hand and caused this seal to be affixed.

Mayor Shawn Barigar

Deputy City Clerk Leila A. Sanchez

Date: April 9, 2017



Twin Falls City Council Minutes

Monday, April 2, 2018, 5:00 PM

City Council Chambers
203 Main Avenue East- Twin Falls, Idaho

****AMENDED****

1) CALL MEETING TO ORDER/CONFIRMATION OF QUORUM

Present: Mayor Shawn Barigar, Vice Mayor Nikki Boyd, Councilmembers Chris Talkington, Greg Lanting, Suzanne Hawkins, Ruth Pierce, and Christopher Rei

Absent: None

Staff Present: City Manager Travis Rothweiler, Deputy City Manager Mitch Humble, Deputy City Manager Brian Pike, City Attorney Fritz Wonderlich, Deputy City Attorney Shayne Nope, Police Chief Craig Kingsbury, Code Enforcement Officer Sean Standley, Zoning & Development Manager Renee Carraway-Johnson, Public Works Director Jon Caton, Water Superintendent Rob Bohling, Deputy City Clerk Sharon Bryan

Mayor Barigar called the meeting to order at 05:05: PM

A quorum was present.

2) PLEDGE OF ALLEGIANCE

Mayor Barigar invited Boy Scouts from Troop 67 to lead us in the pledge of Allegiance to the flag. Mayor Barigar asked all present, who wished, to recite the pledge of Allegiance to the Flag.

Mayor Barigar had Troop 67 Boy Scouts introduce themselves.

3) CONSIDERATION OF AMENDMENTS TO AGENDA

None

4) PROCLAMATIONS

- a) Primary Immunodeficiency Awareness Month - Request made by Stacy and Abigail McClintock

Mayor Barigar read proclamation and presented it to Stacy and Abigail McClintock.

Stacy McClintock and Abigail McClintock thanked City Council.

- b) Child Abuse Prevention Month – Request made by Abigail Greenfield, CSI, Head Start/Early Head Start

Councilmember Talkington read proclamation and Mayor Barigar presented it to Abigail Greenfield, CSI, Head Start/Early Head Start.

Abigail Greenfield thanked City Council

- c) The Rotary Club Century of Service Day - Request made by Nancy Taylor, The Rotary Club.

Councilmember Pierce read proclamation and Mayor Barigar presented it to Nancy

Taylor. Nancy Taylor thanked City Council.

- d) Volunteer Appreciation Month - April 2018 - Request made by Jeanette Roe, Twin Falls Senior Center.

Vice Mayor Boyd read proclamation and Mayor Barigar said he would make sure Jeanette Roe received proclamation.

5) GENERAL PUBLIC INPUT

Councilmember Hawkins reported on the Sleep in Heavenly Peace Firefighter

Challenge Firefighter Jesse Killinger explained the Sleep in Heavenly Peace

Firefighter Challenge.

6) CONSENT CALENDAR

MOTION:

Councilmember Reid moved to to approve Consent Calendar as presented. Councilmember Pierce seconded the motion. Roll call vote showed all members present voted in favor of the motion. 7 to 0.

- a) Request to approve the Accounts Payable for March 20-April 1, 2018.
- b) Request to approve the March 19, 2018, City Council Minutes.
- c) Request to approve the Joseph T. Rasch Scholarship 5K Run/Walk from Hospice Visions, Inc. and Tammi Harr.
- d) Request to hold the "Kids to the Park Day" event at Dierkes Lake on Saturday, May 19, 2018.
- e) Request to approve a Parks In Lieu Request for Alexa Lane Subdivision.

7) ITEMS OF CONSIDERATION

- a) Swearing in of four new Twin Falls Police Department Officers.

Chief of Police Kingsbury gave background on Police Officers and presented them with their badges.

Mayor Barigar swore in Police Officers Eric Barzee, Scott Jackson, Austin James and Kayla Schafer.

- b) Request and presentation from Twin Falls citizen Lindsay Jacobsen to amend City Code 6-3-4 to allow citizens to maintain or keep up to four (4) hen poultry without an Animal Permit.

Code Enforcement Officer Standley gave background and introduced Lindsay Jacobsen.

Lindsay Jacobsen asked City Council to amend City Code 6-3-4 to allow citizens to maintain or keep up to four hen poultry without an Animal Permit.

Discussion ensued on the following:

Can Chickens fly

Noise

History of City Code 6-3-4

Odor

Selling of eggs

City Council direction is to bring an ordinance amending City Code 6-3-4 back to City Council.

- c) Presentation of the 2017 Annual Report of the Urban Renewal Agency.

Urban Renewal Agency Board member Neil Christiansen gave presentation on the 2017 Annual Report of the Urban Renewal Agency.

Discussion ensued on the following:

Status of the Old Youth Ranch Building.

Audited financial report being done.

City Council thanked the Urban Renewal Agency for the progress they have made with the downtown area.

- d) Request to adopt an ordinance for a **Zoning Title Amendment** to add Agritourism in the AG District 10-4-1.2(A) for permitted uses & (B) as allowed by Special Use Permit and to the SUI District 10-4-2.2(A) for permitted uses & 10-4-2.2(B) as allowed by Special Use Permit and to add to Twin Falls City Code; Title 10-Chapter 2 the definition of "Agritourism" c/o Scott Allen, JUB Engineers, Inc. on behalf of Kirk & Heidi Tubbs. (app. 2903)

Planning and Development Manager Carraway-Johnson reviewed Zoning Title Amendment.

MOTION:

Councilmember Lanting made a motion to suspend the rules and place Ordinance 2018-007 on third and final reading by title only. The motion was seconded by Vice Mayor Boyd. Roll call vote showed all members present voted in favor of the motion. Approved 7 to 0
Deputy City Clerk Bryan read the ordinance by title only:

ORDINANCE NO. 2018-007

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF TWIN FALLS, IDAHO, AMENDING TWIN FALLS CITY CODE 10-2-1 BY ADDING A DEFINITION FOR "AGRITOURISM"; AMENDING TWIN FALLS CITY CODE 10-4-1.2 TO ADD AGRITOURISM AS PERMITTED AND SPECIAL USES IN THE AG AGRICULTURE DISTRICT; AND AMENDING TWIN FALLS CITY CODE 10-4-2.2 BY ADDING AGRITOURISM AS A PERMITTED AND SPECIAL USE WITHIN THE SUI SUBURBAN-URBAN INTERFACE ZONING DISTRICT.

BE IT ORDAINED BY THE MAYOR AND COUNCIL OF THE CITY OF TWIN FALLS, IDAHO:

MOTION:

Councilmember Talkington made a motion to adopt Ordinance 2018-007. Councilmember Reid seconded the motion. Roll call vote showed all members present voted in favor of the motion. Approved 7 to 0.

- e) Request to adopt an ordinance for a **Zoning Title Amendment** to add "Wedding Chapels and/or Reception Halls, on 3 acres or more" by Special Use Permit within the SUI District; Title 10; Chapter 4; Section 2.2. BB55, LLC c/o Louise Ward (app. 2911)

Planning and Development Manager Carraway-Johnson reviewed Zoning Title Amendment.

MOTION:

Councilmember Lanting made a motion to suspend the rules and place Ordinance 2018-008 on third and final reading by title only. The motion was seconded by Councilmember Pierce. Roll call vote showed all members present voted in favor of the motion. Approved 7 to 0

Deputy City Clerk Bryan read the ordinance by title only:

ORDINANCE NO.2018-008

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF TWIN FALLS, IDAHO, AMENDING TWIN FALLS CITY CODE 10-4-2.2 BY ADDING "WEDDING CHAPELS AND/OR RECEPTION HALLS" BY SPECIAL USE PERMIT WITHIN THE SUI ZONING DISTRICT.

BE IT ORDAINED BY THE MAYOR AND COUNCIL OF THE CITY OF TWIN FALLS, IDAHO:

MOTION:

Councilmember Hawkins made a motion to adopt **Ordinance 2018-008**. Councilmember Reid seconded the motion. Roll call vote showed all members present voted in favor of the motion. Approved 7 to 0.

- f) Request to adopt an **Ordinance** for a Zoning District Change & Zoning Map Amendment from C-1 PUD to C-1 ZDA for Magic Valley Mall, LLC approximately 48 (+/-) acres on property located at 1485 Pole Line Road East. c/o Brent White on behalf of Magic Valley, LLC (app. 2919)

Planning and Development Manager Carraway-Johnson reviewed Zoning District Change & Zoning Map Amendment.

MOTION:

Councilmember Talkington made a motion to suspend the rules and place **Ordinance 2018- 009** on third and final reading by title only. The motion was seconded by Councilmember Hawkins. Roll call vote showed all members present voted in favor of the motion. Approved 7 to 0

Deputy City Clerk Bryan read the ordinance by title only:

ORDINANCE 2018-009

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF TWIN FALLS, IDAHO, REZONING CERTAIN REAL PROPERTY BELOW DESCRIBED, PROVIDING THE ZONING CLASSIFICATION THEREFORE, AND ORDERING THE NECESSARY AREA OF IMPACT AND ZONING DISTRICTS MAP AMENDMENT.

MOTION:

Councilmember Reid made a motion to adopt **Ordinance 2018-009**. Councilmember Pierce seconded the motion. Roll call vote showed all members present voted in favor of the motion. Approved 7 to 0.

- g) Presentation and update for the City's Cross Connection Control Program.

Public Works Director Caton and Water Superintendent Bohling gave an update on the City of Twin Falls Cross Connection Control Program.

Discussion ensued on the following: Health risks from cross contamination.

Type of diseases people could get from cross contamination.

Reason why people do not participate in the cross connection control program. Citizens that can't afford the fees.

Pressurized irrigation systems not intermingled with potable water. If water is shut off what plan is in place?

Neighbors are at risk.

Public needs to be more responsible.

- h) Request to approve the list of Surplus Equipment & Parts submitted by the Water Department.

Public Works Director Caton asked to approve the list of Surplus Equipment & Parts.

MOTION:

Vice Mayor Boyd moved to approve the list of Surplus Equipment & Parts. Councilmember Reid seconded the motion. Roll call vote showed all members present voted in favor of the motion. 7 to 0.

8) GENERAL INPUT/ADVISORY BOARD REPORT/ANNOUNCEMENTS

City Manager Rothweiler reminded City Council that on Friday, April 6, 2018 at 11:30 A.M. is the Rec Adhoc Committee Meeting in the Overflow Room.

Mayor Barigar said that on Tuesday, April 10, 2018 will be the State of the City Event, 11:00 AM. Orpheum Theater.

9) PUBLIC HEARINGS

- a) Request to consider disposing of a parcel of real property located at 324 Hansen Street East, by way of public auction.

Deputy City Manager Humble asked City Council to consider disposing of a parcel of real property located at 324 Hansen Street East, by way of public auction.

Discussion ensued on the following:

At auction would we obligated to take highest bid?

Open Public Hearing

Close Public Hearing

MOTION:

Councilmember Hawkins moved to approve the request to dispose of a parcel of real property located at 324 Hansen Street East, by way of public auction to be held at a later date. Councilmember Pierce seconded the motion. Roll call vote showed all members present voted in favor of the motion. 7 to 0.

10) ADJOURNMENT TO EXECUTIVE SESSION:

- a) § 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, individual agent or public school student.

§ 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.

MOTION:

Vice Mayor Boyd moved to adjourn to Executive Session 74-206(1)(b) and 74-206(1)(f).

Councilmember Reid seconded the motion. Roll call vote showed all members present voted in favor of the motion. 7 to 0

Meeting adjourned at 6:57 PM.

Sharon Bryan, Deputy City Clerk



BEFORE THE CITY COUNCIL OF THE CITY OF TWIN FALLS

In Re:	)	
	)	
<u>Zoning District Change & Zoning Map Amendment,</u>	)	FINDINGS OF FACT,
<u>Application,</u>	)	
	)	CONCLUSIONS OF LAW,
<u>Thad Farnham</u>	)	
<u>c/o JUB Engineers, Inc</u>	)	AND DECISION

Applicant(s)

This matter having come before the City Council of the City of Twin Falls, Idaho on March 12, 2018 for public hearing pursuant to public notice as required by law for a Zoning District Change and Zoning Map Amendment from C-1 PUD to R-6 & C-1 ZDA for 12.46 acres (+/-) for the purpose of allowing a multi-family residential and commercial planned development on property located at the northeast corner of Addison Avenue East and Carriage Lane North (aka 2695 Addison Avenue East) and the City Council having heard testimony from interested parties, and being fully advised in the matter, now makes the following

FINDINGS OF FACT

1. Applicant has applied for a Zoning District Change and Zoning Map Amendment from C-1 PUD to R-6 & C-1 ZDA for 12.46 acres (+/-) for the purpose of allowing a multi-family residential and commercial planned development on property located at the northeast corner of Addison Avenue East and Carriage Lane North (aka 2695 Addison Avenue East)
2. All legal requirements for notice of public hearing have been met with advertisement taking place on the following dates: January 25, 2018 & February 22, 2018
3. The property in question is zoned C-1 PUD pursuant to the Zoning Ordinance of the City of Twin Falls. The property is designated as Neighborhood Commercial/Town Neighborhood in the duly adopted Comprehensive Plan of the City of Twin Falls.

4. The existing neighboring land uses in the immediate area of this property are: to the north, Religious Facility; to the south, Commercial/Residential; to the east, Agricultural; to the west, Carriage Lane North/Undeveloped.

Based on the foregoing Findings of Fact, the City Council hereby makes the following

CONCLUSIONS OF LAW

1. The application for a Zoning District Change and Zoning Map Amendment from C-1 PUD to R-6 & C-1 ZDA for 12.46 acres (+/-) for the purpose of allowing a multi-family residential and commercial planned development on property located at the northeast corner of Addison Avenue East and Carriage Lane North (aka 2695 Addison Avenue East) is consistent with the purpose of the R-6 C-1 ZDA Zone, and is not detrimental to any of the outright permitted uses or existing special uses in the area.

2. The proposed use is consistent with the provisions of the Comprehensive Plan and Zoning Ordinance of the City of Twin Falls, and in particular Sections 10-1-4, 10-1-5, 10-4-6, 10-4-8, 10-6, 10-11-1 thru 8, 10-13, 10-14 and Cedar Park PUD # 210 of the Twin Falls City Code.

3. The proposed use is proper use in the R-6 C-1 ZDA Zone, subject to the conditions, which are attached as "Exhibit No. A", and incorporated by reference as though fully set forth herein.

4. Public services may not be available at the time of development, depending upon the speed of development of this and other subdivisions and the ability of the City to obtain additional water and/or sewer capacity. A rezone of this property is not a guarantee city utilities are available. A will-serve letter will be issued upon review and approval for a final plat and/or a phase of a final plat.

5. The application for a Zoning District Change and Zoning Map Amendment from C-1 PUD to R-6 & C-1 ZDA for 12.46 acres (+/-) for the purpose of allowing a multi-family residential and commercial planned development on property located at the northeast corner of Addison Avenue East and Carriage Lane North (aka 2695 Addison Avenue East) should be granted, subject to all applicable requirements of the Zoning Ordinance,

Adopted Standard Drawings and City code of the City of Twin Falls and to the conditions which are attached as "Exhibit No. A", and incorporated by reference as though fully set forth herein.

Based on the foregoing Conclusions of Law, the Twin Falls City Council hereby enters the following

DECISION

1. The application for a for a Zoning District Change and Zoning Map Amendment from C-1 PUD to R-6 & C-1 ZDA for 12.46 acres (+/-) for the purpose of allowing a multi-family residential and commercial planned development on property located at the northeast corner of Addison Avenue East and Carriage Lane North (aka 2695 Addison Avenue East) is hereby granted by.

2. The applicant shall comply with all applicable requirements of the Adopted Standard Drawings, the Zoning Ordinance, and the City Code of the City of Twin Falls and to the conditions which are attached as "Exhibit No. A", and incorporated by reference as though fully set forth herein.

MAYOR - TWIN FALLS CITY COUNCIL

DATE

"EXHIBIT NO. A"

1. Subject to site plan amendments as required by Building, Engineering, Fire and Zoning Officials to comply with applicable City Codes and standards.
2. Subject to a recorded final plat prior to development.
3. Subject to all outside lighting being downward facing and which shall not encroach onto surrounding properties.
4. Subject to no "temporary" or off-site rental units (commonly referred to as PODS) being utilized or stored on this property.
5. Subject to no outside storage allowed within the storage unit development site.
6. Subject to City Engineer consideration of reduction in the deeded water shares required in City Code 10-12-4-2(P)5 only through a separate agreement between City and Developer with accompanying documents detailing how the reduction is to occur, adherence requirements by subsequent owners, and any other technical or administrative items relevant to successful performance of a reduced-water demand irrigation system.



BEFORE THE CITY COUNCIL OF THE CITY OF TWIN FALLS

In Re:	)	
	)	
<u>Final Plat Application,</u>	)	FINDINGS OF FACT,
	)	
<u>Sundance Subdivision, Phase 1, a PUD</u>	)	CONCLUSIONS OF LAW,
<u>Applicant(s).</u>	)	
	)	AND DECISION

This matter having come before the City Council of the City of Twin Falls, Idaho on March 19, 2018 for consideration of the final plat of the Sundance Subdivision, Phase 1, a PUD, approximately 8.81 (+/-) acres consisting of 38 single-family residential lots located at on the south side of 2900 block of 3600 North Road and 1,300 (+/-) feet west of Blue Lakes Boulevard South, and the City Council having heard testimony from interested parties, having received written Findings from the Planning and Zoning Commission and being fully advised in the matter, now makes the following

FINDINGS OF FACT

1. Applicant has requested approval of the final plat of the Sundance Subdivision, Phase 1, a PUD, approximately 8.81 (+/-) acres consisting of 38 single-family residential lots located at on the south side of 2900 block of 3600 North Road and 1,300 (+/-) feet west of Blue Lakes Boulevard South,.
2. The property in question is zoned R-2 Sundance PUD pursuant to the Zoning Ordinance of the City of Twin Falls. The property is designated as Town Neighborhood in the duly adopted Comprehensive Plan of the City of Twin Falls.
3. The existing neighboring land uses in the immediate area of this property are: to the north, Residential; to the south, Residential; to the east, Agricultural; to the west, Residential/High Line Canal.

4. The City Engineering Office has reviewed the final plat and has approved the proposed street accesses and public utility extensions, subject to availability of such services at the time of development. The developer will pay all costs of public improvements, including but not limited to streets, curb gutter and sidewalks, sewer, water and pressurized irrigation systems. The proposed development includes dedication of additional right-of-way in compliance with the Master Street Plan.

Based on the foregoing Findings of Fact and the regulations and standards set forth below, the City Council hereby makes the following

CONCLUSIONS OF LAW

1. The final plat of the Sundance Subdivision, Phase 1, a PUD, approximately 8.81 (+/-) acres consisting of 38 single-family residential lots located at on the south side of 2900 block of 3600 North Road and 1,300 (+/-) feet west of Blue Lakes Boulevard South, is in conformance with the objectives of the zoning ordinance and the policy for developments in Twin Falls City Code §10-1-4. Specifically, the land can be used safely for building purposes without danger to health or peril from fire, flood or other menace, proper provision has been made for drainage, water sewerage and capital improvements including schools, parks, recreation facilities, transportation facilities and improvements, all existing and proposed public improvements conform to the Comprehensive Plan.

2. The final plat is in conformance with the Comprehensive Plan as required by Twin Falls City Code §10-12-2.3(H)(2)(a).

3. Public services are currently available to accommodate the proposed development, as required by Twin Falls City Code §10-12-2.3(H) (2) (b). Public services may not be available at the time of development, depending upon the speed of development of this and other subdivisions and the ability of the City to obtain additional water and/or sewer capacity.

4. The development of streets, sewer, water, irrigation, dedication of park land and other public improvements at the cost of the developer will not adversely affect any capital improvement plan and will integrate with existing public facilities, as required by Twin Falls City Code §10-12-2.3(H)(2)(c).

5. There is sufficient public financial capability of supporting services for the proposed development, as required by Twin Falls City Code §10-12-2.3(H)(2)(d).

6. There are no other health, safety or environmental problems associated with the proposed development that were brought to the City Council's attention, per Twin Falls City Code §10-12- 2.3(H)(2)(e).

7. The final plat is in conformance with the Preliminary Plat. Based on the foregoing Conclusions of Law, the Twin Falls City Council hereby enters the following

DECISION

The request for approval of the final plat of the Sundance Subdivision, Phase 1, a PUD, approximately 8.81 (+/-) acres consisting of 38 single-family residential lots located at on the south side of 2900 block of 3600 North Road and 1,300 (+/-) feet west of Blue Lakes Boulevard South, is hereby granted, subject to final technical review by the City Engineer's Office and subject to the conditions which are attached as "Exhibit No. A", and incorporated by reference as though fully set forth herein. The applicant shall comply with all applicable requirements of the Adopted Standard Drawings, the Zoning Ordinance, and the City Code of the City of Twin Falls.

MAYOR - TWIN FALLS CITY COUNCIL

DATE

"EXHIBIT NO. A"

1. Subject to final technical review and amendments as required by Building, Engineering, Fire and Zoning Officials to ensure compliance with the Sundance PUD Agreement and all applicable City Code requirements and standards.
2. Subject to submitting a Traffic Impact Study addressing pedestrian access with Phase 3. If any measures are recommended, said measures are to be installed prior to $\frac{3}{4}$ of the development being released for development.

IMPROVEMENT AGREEMENT

for

DEVELOPMENTS

This Agreement made and entered into this ____ day of ____, 20____, by and between the CITY OF TWIN FALLS, State of Idaho, a municipal corporation, hereinafter called "City" and JADE Development LLC hereinafter called "Developer" for the purpose of constructing certain improvements on property sought to be developed for the following Development Broadmoor (South) - Phase 2.

WHEREAS, there is attached hereto and incorporated herein as if the same were set out in full, a certified copy of the deed to the real property showing ownership of said real property to be in the Developer's name, or, as the case may be, there is attached hereto and incorporated herein as if the same were set out in full, a copy of the deed to the above described real property showing ownership in fee simple in someone other than Developer together with a notarized authorization, signed by the real property owner, authorizing Developer to act on behalf of said real property owner, and;

WHEREAS, Developer desires to develop said real property for the following purposes: SF Residential.

WHEREAS, the Developer is obligated to construct certain improvements pursuant to City Code Section 10-12-4.2, and;

WHEREAS, the Developer has committed to construct special features as part of the development, and;

WHEREAS, the City has certain policies, ordinances, rules and regulations governing the construction of improvements, and;

WHEREAS, it is in the best interest of the City and Developer to clearly establish in one concise document the policies, ordinances, rules and regulations which apply to developments of the type contemplated herein.

WITNESSETH

That for and in consideration of the mutual promises, conditions, and covenants contained herein the parties agree as follows:

I.

City agrees: (1) to operate and maintain all approved streets, alleys, service and roads, excluding state highways, constructed under the terms of this Agreement in any public rights-of-way

or easements and which are presently within or subsequently annexed into the City limits. Those streets, excluding state highways, lying outside the City limits and within the City Area of Impact shall be constructed to City standards but shall become the responsibility of the Twin Falls Highway District until such time as they are annexed or a maintenance agreement is signed by the City and the Twin Falls Highway District. (2) To operate and maintain all approved water lines, drainage lines, and sewer lines constructed under the terms of this Agreement in any public rights-of-way or easements and to provide water and sewer service to the Developer's real property, subject to all ordinances, rules and regulations governing sewer and water service. (3) To maintain non-pressure irrigation lines only where they cross City streets. All other maintenance of non-pressurized irrigation lines is the responsibility of the Twin Falls Canal Company or the irrigation users.

II.

In lieu of the actual installation of required public improvements before recording of the final plat, the Council may permit the subdivider to provide a financial guarantee of performance in one (1) or a combination of the following arrangements for those requirements which are over and beyond the requirements of any other agency responsible for the administration, operation and maintenance of the applicable public improvement.

a. Surety Bond

1. Accrual - The Bond shall accrue to the City covering construction, operation and maintenance of the specific public improvement.
2. Amount - the bond shall be in an amount equal to one hundred percent (100%) of the total estimated cost for completing construction of the specific public improvements, as estimated by the Developer's Engineer and approved by the City Engineer.
3. Term Length - The term length in which the bond is in force, for the duration of that phase of the project, shall be until completed and accepted by the City Engineer.
4. Bonding for Surety Company - The bond shall be with a surety company authorized to do business in the State of Idaho, acceptable to the Council.
5. The escrow agreement shall be drawn and furnished by the subdivider to the satisfaction of the Council.

b. Cash Deposit, Certified Check, Negotiable Bond, or Irrevocable Bank Letter of Credit.

1. Treasurer, Escrow Agent or Trust Company - A cash deposit, certified check, negotiable bond or an irrevocable bank letter of credit such surety acceptable by the Council, shall be deposited with an escrow agent or trust company.
2. Dollar Value - The dollar value of the cash deposit, certified check, negotiable bond or irrevocable bank letter of credit shall be equal to one hundred percent (100%) of the estimated cost of construction for the specific public improvements, as estimated by Developer's Engineer and approved by the City Engineer.
3. Escrow Time - The escrow time for the cash deposit, certified check, negotiable bond or irrevocable bank letter of credit shall be until all required improvements are completed and accepted by the City Engineer.
4. Progressive Payment - In the case of cash deposits or certified checks, an agreement between the City and the subdivider may provide for progressive payment out of the cash deposit or reduction of the certified check, negotiable bond or irrevocable bank letter of credit, to the extent of the cost of the completed portion of the public improvement, in accordance with a previously entered into agreement.

III.

Developer agrees to retain a Professional Engineer, hereinafter called the Developer's Engineer, registered by the State of Idaho to perform the following minimum Engineering Services in accordance with Title 10 Chapter 12 Section 4-1 of the City Code:

- a. Prepare a master utility plan showing the location of all existing and proposed utility lines to include but not be limited to sewer, water, gas, electricity, telephone, irrigation, pressure irrigation and storm sewer.
- b. Prepare detailed plans and specifications for construction of all improvements required by this Agreement and shall include but not be limited to a complete set of construction plans, including profiles, cross-sections, specifications and other supporting data, for all required public streets, utilities and other facilities. Such construction plans shall be based on preliminary plans which have been approved with the preliminary plat, and shall be prepared in conjunction with the final plat. Construction plans are subject to approval by the responsible public agencies. All

construction plans shall be prepared in accordance with the public agencies' standards and specifications.

- c. Perform construction surveying, staking, testing, inspection and administer the construction of all facilities required by this contract.
- d. Submit all test reports, inspection reports, change orders and construction diaries to the City Engineer every week during the construction of the development or subdivision.
- e. Prepare and submit an updated copy of the enclosed development and subdivision checklist to the City Engineer every week during the construction of the development or subdivision, and also upon completion of the project.
- f. Submit to the City Engineer the final plans, and master utility plan for the City records showing any approved changes to the original plans and specifications. A permanent drawing in ink on approved transparent polyester drafting film and an electronic media copy of the plans in ACAD 2000 using City standard format shall be provided within thirty (30) days after completion of the project.
- g. Submit a letter upon completion of construction stating that the work has been constructed in conformance to the plans and specifications, with the certification by the Developer's Engineer that improvements were constructed to the lines and grades shown.

The above work shall be subject to the approval of the City Engineer.

The City agrees to provide asphalt pavement testing for conformance with City standards, but it shall be the responsibility of Developer's Engineer to provide all necessary quality control during construction. All tests shall be taken at a frequency based upon City of Twin Falls Standard Specifications.

The Developer agrees to: (1) allow the City full and complete access to the work (2) provide all materials necessary to conduct all tests (3) supply all water necessary to test pipe joints and (4) provide the equipment and perform or have performed any testing of manufactured materials required by the City Engineer.

The Developer shall submit a letter to the City Engineer upon completion of the project, requesting that the City assume the responsibility for maintenance and operation of all public improvements as stated herein.

IV.

The Developer agrees to obtain a permit or letter of approval from the Twin Falls Highway District or the State of Idaho Department of Highways prior to constructing improvements on their respective right-of-ways. The original or a certified copy of said permit or letter shall be submitted to the City Engineer prior to beginning of construction thereon.

V.

The Developer agrees to dedicate rights-of-way to the public for the development of all streets and alleys in accordance with the City Master Street Plan and to dedicate easements for the maintenance and operation of all public utilities. The size and location of said rights-of-way and easements shall be determined by the City Engineer.

VI.

The Developer hereby agrees and petitions the City to annex into the corporate limits of said City, the above described real property that is contiguous with the same or becomes contiguous to said City limits. Developer agrees to annexation of said real property by the City upon the terms and conditions as shall be set forth by said City.

VII.

The Developer and the City agree that the improvements listed herein are required unless specifically waived by action of the City Council and that said improvements will be constructed on any public rights-of-way or easements approved and accepted by the City Council all as designed by the Developer's Engineer and approved by the City Engineer and in accordance with standards established by the City Engineer and that all required improvements will be completed in a timely manner. If improvements are not completed in a timely manner, the Developer shall provide an updated, current version of the developer's agreement and financial guarantee for City Council consideration.

VIII.

The Developer agrees to pay the total actual costs of all materials, labor and equipment necessary to completely construct all of the improvements required herein, except those costs specifically shown to be paid by the City and to construct or contract for the construction of such improvements.

IX.

Developer agrees to pay the total extra cost of all additional materials, labor and equipment necessary to construct any streets the City requires to be wider or deeper than a standard street or any water or sewer lines the City requires to be larger than the size required to properly serve the

development. The requirement for wider and deeper streets shall be based on the City Master Street Plan. Requirements for larger water and sewer lines shall be based on the citywide sewer and water system sizing guidelines.

X.

The City shall provide no compensation for the cost of an oversize water or sewer line. In the case of water or sewer lines extended adjacent to or outside the limits of development, the Developer shall be eligible for payback from adjacent property owners pursuant to Resolution No. 1182. The Developer shall also be eligible for compensation when a private developer extends or connects to any water or sewer system previously installed by private developer, pursuant to Resolution 1651.

XI

Developer agrees to request in writing that the Developer's Engineers make the inspections required herein and the Developer or his Contractors shall not proceed with the next construction phase until the required inspection is complete and the work has been approved by the Developer's Engineer, the City Engineer or the Engineer's authorized inspector. All such inspections shall be scheduled in accordance with the City of Twin Falls Standard Specifications. Developer agrees to pay all costs resulting from: 1) his failure to properly schedule and request a required test or inspection or 2) proceeding with work before receiving approval to proceed. Developer agrees to remove or correct any rejected, unapproved or defective work or materials as required by the Developer's Engineer or the City Engineer. Any such defective work whether the result of poor workmanship, use of defective materials, damage through carelessness or any other cause, shall be removed within ten (10) days after written notice is given by the Developer's Engineer or the City Engineer, and the work shall be re-executed by the Contractor at his expense. The fact that either Engineer may have previously overlooked such defective work or materials shall not be a basis for acceptance of any part of it.

The issuance or approval of plans, specifications and computations shall not be construed as an approval of any violation of any provisions of City code, specifications, standards, policy, or any other ordinance of the City. Approvals of plans that may violate City code, specifications or departmental policies will not be valid.

The approval of construction plans, specifications, and other data shall not prevent the City from thereafter requiring the correction of errors or omissions in said plans or specifications prior to or during actual construction or final acceptance by the City.

The Developer shall remove from all public property all temporary structures, rubbish, and waste materials resulting from their operation or caused by his employees.

The Developer shall guarantee all materials, workmanship and equipment furnished for a period of one (1) year from the date of written acceptance of the work by the City Engineer or authorized representative.

The Developer shall be responsible for any damage to any existing public improvements and shall repair or replace any such damage as required by the City Engineer, during or after completion of this project.

XII.

The City and the Developer agree to the following minimum for Required Improvements, City Costs, Required Inspections and to any other improvements, approved or required by the City Council and shown on the approved construction plans.

PUBLIC WAYS

(a) Required Improvements

- (1) Curb, gutter and sidewalk on all public street rights-of-way.
- (2) A standard residential street thirty six feet (36') wide with an eight inch (8") gravel course and two inch (2") asphaltic concrete surface course on all public street rights-of-way serving residential use property.
- (3) Minor residential and private streets as specified in the City of Twin Falls Standard Drawings.
- (4) A standard commercial or collector street forty eight feet (48') wide with an eleven inch (11") gravel course and three inch (3") asphaltic concrete surface course on all public street rights-of-way serving commercial use property or as a collector street. Whenever a street serves an industrial use property the City Engineer will determine the appropriate structural section.
- (5) A service-road twenty four feet (24') wide with an eight inch (8") gravel course and two inch (2") asphaltic concrete surface course and with concrete curb-gutter or curb and valley-gutter on all public service road rights-of-way.
- (6) A sidewalk five feet (5') wide minimum on all public pedestrian rights-of-way. Four foot (4') sidewalks by special permission of the City Council are allowed by City of Twin Falls Standard Drawings for minor residential streets under certain conditions.

- (7) Landscaping and sidewalk placement required adjacent to arterial and collector streets: A tract of land eleven feet (11') in depth behind the curb line will be dedicated as part of any residential development adjacent to arterial and collector streets. Within that tract the developer shall install landscaping six feet (6') in depth with a sprinkler system and with grass and trees behind the curb line and shall also install a five foot (5') sidewalk. The landscaping will be maintained by the city and funded through a fee added to the water bill of each account within the development. Irrevocable restrictive covenants for this development and maintenance shall provide for this funding. TFCC §10-12-4.2(O).
- (8) Street signs and traffic control devices on all public streets.
- (9) Street lights as determined by City policy for street light installation.
- (b) City Costs
 - (1) The cost of any street signs or traffic control devices installed by the City on new or existing streets.
 - (2) The cost of any required street lights (standard luminaires mounted on a wood pole). The Developer shall pay the extra cost of any decorative luminaries or poles. Prior approval will be required, and the cost of maintenance, replacement and power usage will be considered.
- (c) Required Inspections and Testing
 - (1) All inspections and testing shall be as required by City of Twin Falls Standard Specifications.

WATER SYSTEM

- (a) Required Improvements
 - (1) Pursuant to City Code Section 7-8-3, 7-8-10 and 10-12-4.2 water line and fittings six inch (6") minimum diameter that will transport a flow of water, which will satisfy fire, domestic, other water demands of the development, based upon the City water pipe sizing plan and computer water model. Water line extension shall include connection from the existing City Water System to each building site and fire hydrants and then loop back to the City System in a manner that will provide a properly functioning system approved by the City Engineer, Water Superintendent and Fire

Chief. If the development is to be constructed in phases, the water system shall be looped back to the City system during the first phase. No dead-end lines will be allowed during any phase of the project.

- (2) Water lines and fittings adjacent to and internal to the development shall be sized to continue the orderly expansion of the City water distribution network in accordance with existing sizing guidelines.
- (3) Water valves that will allow temporary suspension of water flow for maintenance and repair of portions of water system without causing undue inconvenience to a large number of users or creating a critical situation in the suppression of fires.
- (4) Fire hydrant connections and fire hydrants spacing to substantially comply with the minimum standards suggested by the Fire Rating Bureau and American Water Works Association. Fire hydrants are required in all developments.
- (5) One water service line shall be constructed to each building site at the time the water lines are installed. Each service line shall not exceed fifty feet (50') in length and shall terminate at the right-of-way.

During construction of the curb the letter W shall be stamped into the top or face of the curb directly in front of the water meter box. The impression shall be not less than one and one half inches (1½") high. Meters shall be grouped at adjacent side lot lines when possible or at another location if requested by the Developer and approved by the City Engineer and Water Superintendent.

Water meter boxes will not be allowed in driveway approaches. Any cost associated in relocating meters from driveway approaches will be the responsibility of the Developer or Lot Owner. Temporary address or lot number signs shall be staked at the location where the water meter box is to be installed. The City may install multiple water meters in a single water meter box.

The City will make the water line tap only after all appropriate tap fees for a Water Connection General Permit have been received and permits issued. All new water service line and connections made from existing water service mains to service any new development will be the responsibility of the

Developer. The City will make the necessary service line tap after payment of the required water connection general permit fees.

- (6) One water service line tap, meter box, and service line shall be constructed for each building connected to the City water system. It is understood and agreed that the City will make all service line taps and install all meter boxes and that the fee paid by the developer for a Water Connection General Permit will reimburse the City for such work.
- (7) It is further understood and agreed that the City will make all connections to the existing water system. The City will disinfect the new water system at the developer's expense.

(b) City Costs

- (1) None.

(c) Required Inspections

- (1) All inspections and testing shall be as required by the City of Twin Falls Standard Specifications.

WASTE WATER COLLECTION SYSTEM

(a) Required Improvements

- (1) Pursuant to City Code Section 7-7-4, 7-7-11 and 10-12-4.2 a waste water collection system (eight-inch (8") minimum diameter) that will transport a flow of waste water, under conditions of maximum and minimum discharge from the development, to the existing City waste water system.
- (2) Waste water sewer lines adjacent to or internal to the development will be sized to continue the orderly expansion of the City Waste Water Collection System in accordance with existing sizing guidelines and computer sewer model.
- (3) Manholes to provide access for maintenance and cleaning of the sewer lines located at any change of grade or alignment of the sewer, at the end of each sewer and spaced not more than four hundred feet (400') apart.
- (4) During construction of the curb the letter S shall be stamped into the top or face of the curb directly in front of the sewer service line location. The impression shall be not less than one and one half inches (1½") high.

(b) City Costs

(1) None.

(c) Required Inspections and Testing

(1) All inspections and testing shall be as required by City of Twin Falls Standard Specifications.

DRAINAGE SYSTEM

(a) Required Improvements

(1) Any valley-gutters, ditching, grading or other surface drainage facilities necessary to convey any storm run-off originating from or traversing across the proposed development over the land surface to a point of retention, detention or discharge approved by the City Engineer.

(2) Any catch basin, storm sewer and other sub-surface drainage facilities necessary to convey any storm run-off, originating from or traversing across the proposed development, to a point of retention, detention or discharge approved by the City Engineer, that cannot, in the City Engineer's opinion, be conveyed over the land surface without causing damage to public or private property or without being an unreasonable inconvenience or hazard to a private individual, a group of individuals or the general public.

(b) City Costs

(1) None.

(c) Required Inspections and Testing

(1) All inspections and testing shall be as required by the City of Twin Falls Standard Specifications.

GRAVITY IRRIGATION SYSTEM

(a) Required Improvements

(1) Any pipe, boxes or other appurtenances necessary to convey all irrigation water in underground pipe across the development and any adjacent public property. Irrigation facilities outside an established City irrigation district shall be constructed in an irrigation easement on private property except where it is necessary for irrigation water to cross the public right-of-way and all such crossings shall be perpendicular to the center line of said right-of-way unless otherwise approved by the City Engineer due to some unusual condition.

- (b) City Costs
 - (1) None.
- (c) Required Inspections and Testing
 - (1) All inspections and testing shall be as required by the City of Twin Falls Standard Specifications.

PRESSURE IRRIGATION SYSTEM

- (a) Required Improvements
 - (1) Pursuant to Section 7-8-3 of the City Code, the use of the City's potable water supply as the primary source of irrigation water in all new developments shall be prohibited. For purposes of this subsection, the term "new development" means any new subdivision or PUD, or any development of any parcel of land of two (2) acres or larger that is not part of a subdivision or PUD. One (1) share of Twin Falls Canal Company Water for each acre of property within the subdivision shall be deeded to the City of Twin Falls before the filing of the final plat for use in the City's pressurized irrigation system.
 - (2) Pressure irrigations water line and fittings shall be four inch (4") minimum diameter or larger that will transport a flow of water, which will satisfy all irrigation water demands of the development, based upon the computer irrigation water model that the developer's engineer has prepared.
 - (3) Water lines and fittings adjacent to and internal to the development shall be sized to continue the orderly expansion of the City Pressure Irrigation water distribution network in accordance with existing sizing guidelines.
 - (4) Water valves that will allow temporary suspension of water flow for maintenance and repair of portions of water system without causing undue inconvenience to a large number of users. One pressure irrigation water service line shall be constructed to each subdivision

lot site at the time the pressure irrigation water lines are installed. Each service line shall not exceed fifty feet (50') in length and shall terminate at the right-of-way. One Pressure irrigation water service line tap, irrigation box, and service line shall be constructed for each subdivision lot connected to the City pressure irrigation water system.

- (5) The Developer shall be responsible for all costs incurred in designing and installing the pressure irrigation station. This includes the land, pumps, motors, filters, buildings, delivery system to the station from the TFCC head gate, storage pond, Supervisory Control and Data Acquisition (SCADA) system, and power to the station.
- (6) All pressure irrigation system plans must be prepared by the Developer's engineer shall be according to the City's standard specifications and drawings. Plans submitted to the City shall be signed by a Professional Engineer for review and final approval, before the City Engineer will sign the plat or approve construction plans.
- (7) The Pressure Irrigation System shall be located within easements, right of ways and/or property deeded to the City of Twin Falls.
- (b) City Cost.
 - (1) None
- (c) Required Inspections and Testing
 - (1) All inspections and testing shall be as required by the City of Twin Falls Standard Specifications.

SPECIAL FEATURES

Pursuant to commitments made by the Developer as conditions of approval of the development, the following special features shall be constructed:

a) Required Improvements

b) City Costs

(1) None.

XIII.

The City and the Developer agree that the sequence of construction shall be as follows unless special approval in writing is obtained from the City Engineer:

1. Erosion and sedimentation controls.
2. Stormwater retention and detention facilities.
3. Waste water sewers and service connections.
4. Waste water manholes.
5. Storm sewers and catch basins.
6. Gravity irrigation pipes and boxes.
7. Pressure irrigation lines, service connections, etc.
8. Water lines and service connections.
9. Gas lines, power lines, telephone lines and cablevision lines.
10. Any other underground improvements that are required.
11. Sub-base preparation for public ways.
12. Gravel base course for public ways.
13. Curb-gutter, valley-gutter and sidewalk.
14. Gravel leveling course.
15. Asphalt paving.
16. Special Features.

XIV.

The Development may be phased as indicated on the attached development plan submitted by the Developer and approved by the City Engineer.

The terms of the basic agreement shall apply individually to each phase shown on the attached plan as though each phase were a separate and independent development providing each phase is begun in the sequence indicated on the development plan.

The two (2) year time limit, (indicated in Section VII of the Agreement) for completing the required improvements shall begin for each phase when the Developer sells a lot or an application or a building permit to construct a building within the phase has been received by the City.

The Developer may cease further development after completing any phase and before beginning the next phase and the basic agreement shall terminate in accordance with Section XVI, of the basic agreement for any undeveloped phases of the development originally proposed in the basic agreement.

XV.

This agreement shall bind the parties hereto, their heirs, successors in interest, and lawful assigns.

XVI.

In the event of a breach of Agreement, or should legal action of any kind be taken to enforce the provisions, hereof, the prevailing party shall be entitled to reasonable attorney fees and costs awarded by the Court.

Attest:

CITY OF TWIN FALLS, IDAHO

City Clerk_____
Mayor

Developer

JADE Development, LLCBY: Brian March Auth agent

STATE OF IDAHO)
)ss.
County of Twin Falls)

On this ____ day of _____, 20__, before me, the undersigned, a Notary Public for Idaho, personally appeared _____, known to me to be the persons whose names are subscribed to the within instrument on behalf of said Owner and acknowledged to me that said Owner executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and seal the day and year first above written.

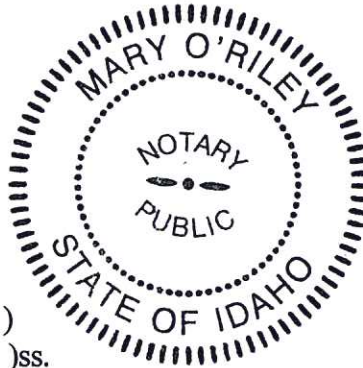
Notary Public for Idaho
Residing at Twin Falls, Idaho

CORPORATION

STATE OF IDAHO)
)ss.
County of Twin Falls)

On this 28 day of March, 2018, before me, the undersigned, a Notary Public for Idaho, personally appeared Brian McSide, known or identified to me (or proved to me on the oath of D. L.) to be the ~~president, or vice-president, or secretary or assistant secretary~~ Authorized agent of the corporation that executed the instrument or the person who executed the instrument on behalf of said corporation, and acknowledged to me that such corporation executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and seal the day and year first above written.



Mary O'Riley
Notary Public for Idaho
Residing at Twin Falls, Idaho

*Date of Exp.
12-15-2023*

PARTNERSHIP

STATE OF IDAHO)
)ss.
County of Twin Falls)

On this ____ day of _____, 20____, before me, the undersigned, a Notary Public for Idaho, personally appeared _____, known or identified to me (or proved to me on the oath of _____) to be one of the partners in the partnership of _____, and the partner or one of the partners who subscribed said partnership name to the foregoing instrument, and acknowledged to me that he executed the same in said partnership name.

IN WITNESS WHEREOF, I have hereunto set my hand and seal the day and year first above written.

Notary Public for Idaho
Residing at Twin Falls, Idaho

NOTICE OF DEVELOPER'S AGREEMENT

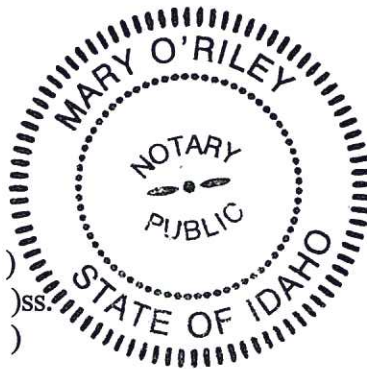
NOTICE IS HEREBY GIVEN, that a document entitled "Improvement Agreement for Developers" (hereafter "Agreement") has been executed and filed with the City of Twin Falls, Idaho, for the following named subdivision:

The Agreement imposes certain obligations upon the developer for the development of the subject property, and upon the developer's heirs, successors in interest and lawful assigns. Details of the conditions and obligations may be found by examining or photocopying the Agreement at the Office of the City Engineer, 321 2nd Avenue East, Twin Falls, Idaho 83301.

CITY OF TWIN FALLS, IDAHO

City Clerk

Mayor



STATE OF IDAHO)

County of Twin Falls)

Developer

JAE Development, LLC.

BY: Brian Mosick Auth Agent

On this 28 day of March, 2018, before me, the undersigned, a Notary Public for Idaho, personally appeared Brian Mosick, known to me to be the persons whose names are subscribed to the within instrument on behalf of said Owner and acknowledged to me that said Owner executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and seal the day and year first above written.

Mary O'Riley
Notary Public for Idaho

Residing at Twin Falls, Idaho

Date of Exp.
12-15-2023



Date: Monday, April 9, 2018
To: Honorable Mayor and City Council
From: Justin Dimond, Sergeant

Request:

Request to hold the Community Support Center Open House on May 12, 2018.

Time Estimate:

Due to the time and nature of this event, Staff recommends that this item be placed on the Consent Calendar.

Background:

Mary Duniphin, representing the Community Support Center located at 336 Main Avenue South, has submitted a Special Event Application for the "Community Support Center Open House" event to be held on May 12, 2018, from 10:00 a.m. to 3:00 p.m. This event is intended to be a commemoration of Mental Health Month which is the month of May.

The Open House will feature a celebration in the form of a block party in the 300 Block of Main Avenue South. The organizers have requested the closure of the 300 Block of Main Avenue South/East to allow for the celebration. The event will include information for adults and activities for children, to include a bounce house and mini-train rides. There will be popcorn and beverages provided at the event. There will also be a DJ playing amplified, pre-recorded music throughout the event.

The organizers will be responsible for any cleanup of all areas affected by the event.

The organizers have provided written notification to all businesses in the 300 Block of Main Avenue South/East that potentially could be impacted by this event. They have also provided the mandatory liability insurance.

Approval Process:

Consent of the Council

Budget Impact:

This event will not require security; therefore, there is no budgetary impact.

Regulatory Impact:

N/A

History:

N/A

Analysis:

N/A

Conclusion:

Relevant City Staff Members have approved the Special Event Application request. Based on this request and the information provided, Staff recommends that this event be approved.

Attachments:

None



Date: Monday, April 9, 2018
To: Honorable Mayor and City Council
From: Craig Kingsbury, Chief of Police

Request:

Presentation of POST Basic and Intermediate Certifications and the formal ceremony promoting Officer Shawn Applewhite to the position of Sergeant before the City Council.

Time Estimate:

The presentations will take approximately 40 minutes.

Background:

POST CERTIFICATIONS

On October 26, 2017; November 2, 2017; November 9, 2017; and January 3, 2018, Officers Elisha Batteiger, Tracy Thompson, Justin Clark, and Bradly Wendlandt, respectively, were awarded their Peace Officer Standards and Training Basic Certification. Officer Batteiger came to the TFPD as a lateral officer, Officer Thompson attended and graduated from Idaho POST Academy, and Officers Clark and Wendlandt graduated from the CSI Law Enforcement Program. These Officers have successfully completed the Twin Falls Police Department's Field Training Program, and have served as Police Officers in the State of Idaho as required to receive this certification.

On December 18, 2017, and January 15, 2018, Officer Shawn Applewhite and Officer Nik Gumeson, respectively, were awarded their Peace Officer Standards and Training Intermediate Certification. To receive this certification, Officers Applewhite and Gumeson were required to complete hundreds of hours of training, including obtaining several college credits.

The personal commitment of these Officers to better themselves through training has helped the Twin Falls Police Department in achieving its goal of being the best Police Department in the State of Idaho.

PROMOTION

Shawn Applewhite was hired by the Twin Falls Police Department on December 6, 2011, as a full-time Police Officer.

Shawn participated in the Twin Falls Police Department's Reserve Officer Program in 2001. Shawn successfully attended and graduated from the POST Basic Academy in 2011 and received his POST Basic Certification in April 2013. Shawn was awarded his POST Intermediate Certification on December 18, 2017.

Shawn currently serves as a Patrol Officer, Field Training Officer, and is a member of the SWAT Team, Crisis Intervention Team, and Honor Guard.

After a very competitive promotional process, Shawn was selected for the position of Sergeant. He will

be assuming his supervisory duties on April 15, 2018.

Approval Process:

None

Budget Impact:

There is no budgetary impact.

Regulatory Impact:

None

History:

N/A

Analysis:

N/A

Conclusion:

Chief Kingsbury, Captain Anthony Barnhart, and Lieutenant John K. Wilson will present POST certificates to Officers Batteiger, Thompson, Clark, Wendlandt, Applewhite, and Gumeson.

Chief Kingsbury will be formally promoting Sergeant Shawn Applewhite before the City Council on April 9, 2018.

Attachments:

1. POST Certificates - Batteiger, Thompson, Clark, Wendlandt, Applewhite, Gumeson 04-09-18

State of Idaho

*The Peace Officer Standards
& Training Council*

hereby awards the

Basic Certificate

to

Elisha W. Batteiger

Twin Falls Police Department

*For having fulfilled the requirements of this certificate as set forth by the Idaho Peace
Officer Standards & Training Council on the 26th day of October, 2017.*

Jeff A. Lowrey
Chairman

V R McLean
Division Administrator

State of Idaho

*The Peace Officer Standards
& Training Council*

hereby awards the

Basic Certificate

to

Tracy L. Thompson

Twin Falls Police Department

*For having fulfilled the requirements of this certificate as set forth by the Idaho Peace
Officer Standards & Training Council on the 2nd day of November, 2017.*

Jeff A. Lurvey
Chairman

V R McLean
Division Administrator

State of Idaho

*The Peace Officer Standards
& Training Council*

hereby awards the

Basic Certificate

to

Justin W. Clark

Twin Falls Police Department

*For having fulfilled the requirements of this certificate as set forth by the Idaho Peace
Officer Standards & Training Council on the 9th day of November, 2017.*

Jeff A. Lurvey
Chairman

V R McLean
Division Administrator

State of Idaho

*The Peace Officer Standards
& Training Council*

hereby awards the

Basic Certificate

to

Bradly R. Wendlandt

Twin Falls Police Department

*For having fulfilled the requirements of this certificate as set forth by the Idaho Peace
Officer Standards & Training Council on the 3rd day of January, 2018.*

Jeff A. Harvey
Chairman

V R McLean
Division Administrator

State of Idaho

*The Peace Officer Standards
& Training Council*

hereby awards the

Intermediate Certificate

to

Shawn C. Applegate

Twin Falls Police Department

*For having fulfilled the requirements of this certificate as set forth by the Idaho Peace
Officer Standards & Training Council on the 18th day of December, 2017.*

Jeff L. Loney
Chairman

V R McLean
Division Administrator

State of Idaho

*The Peace Officer Standards
& Training Council*

hereby awards the

Intermediate Certificate

to

Nikolas L. Gumeson

Twin Falls Police Department

*For having fulfilled the requirements of this certificate as set forth by the Idaho Peace
Officer Standards & Training Council on the 15th day of January, 2018.*

Jeff A. Lurvey
Chairman

V R McLean
Division Administrator



Date: Monday, April 9, 2018
To: Honorable Mayor and City Council
From: Wendy Davis, Parks & Recreation Director

Request:

Presentation of service plaque to Tom Reynolds in recognition of his service on the Parks and Recreation Commission.

Time Estimate:

Mayor Barigar and Vice Mayor Nikki Boyd will make the presentation. Allow a few minutes for comments and a photo opportunity.

Background:

Tom Reynolds began his service on the Parks and Recreation Commission in June of 2012. He served two consecutive three year terms from 2012 to March of 2018. Tom has been a dedicated and committed commission during his six year tenure. His thoughtful insight and solid leadership will be missed.

Approval Process:

None

Budget Impact:

Regulatory Impact:

None

History:

N/A

Analysis:

N/A

Conclusion:

Staff recommends that City Council honor Tom Reynolds for his dedicated service to the Parks and Recreation Commission and the City of Twin Falls.

Attachments:

None



Date: Monday, April 9, 2018
To: Honorable Mayor and City Council
From: Wendy Davis, Parks & Recreation Director

Request:

Confirm the re-appoint Bryan Rice and Richard Birrell, and the appointment of Chance Munns to serve on the Parks and Recreation Commission

Time Estimate:

Presentation will take approximately 5 minutes, allowing a few minutes for comments.

Background:

City Code 2-4-3 Membership: states: "There shall be nine (9) voting members of the Parks and Recreation Commission to be appointed by the Mayor and confirmed by members of the City Council".

It has been the City's policy to conduct interviews when vacancies occurred due to resignation, terms not being renewed or members serving their full terms.

The Parks and Recreation Commissioners Bryan Rice and Richard Birrell have each served a three year term and expressed interest in being reappointed to the commission to serve a second term. One vacancy from Commissioner Tom Reynolds was created because he has served two consecutive terms. The vacancy was announced and applications were received. The interview committee consisted of Mayor Shawn Barigar, Parks and Recreation Commission Liaison Vice Mayor Nikki Boyd, and Parks & Recreation Director Wendy Davis. On Monday, April 2, 2018, the interview committee interviewed the applicants. The interview committee selected Chance Munns to serve on the Parks and Recreation Commission.

Approval Process:

A majority vote by the City Council is needed to approve this request.

Budget Impact:

There is no significant budget impact associated with this request.

Regulatory Impact:

Approval of this request will fill the Parks and Recreation Commission seats.

History:

N/A

Analysis:

N/A

Conclusion:

Mayor Barigar recommends that the Council confirm these appointments.

Attachments:

None



Date: Monday, April 9, 2018
To: Honorable Mayor and City Council
From: Jason Brown, Environmental Engineer

Request:

Request to award the contract for the On-Site Sodium Hypochlorite Generator project to Process Solution Inc. of Campbell, California through sales representative Waterford Systems of Salt Lake City, Utah in the amount of \$99,500.00.

Time Estimate:

The staff presentation will take approximately 5 minutes.

Background:

The On-Site Sodium Hypochlorite Generator will allow the City to have the necessary disinfection capabilities for current and future uses. The generator provides a level of disinfection in our water system that help provide a level of safety for our community. The City currently operates a 100 lb/day, the purchase would allow us to generate 200 lb/day. This additional capacity allows for future growth and some redundancy in our system.

The current 100 lb/day generator will be moved and utilized at another location located in the City, which continues to help the City meet current and future needs

Approval Process:

City Council approves the execution of the contract by the City.

Budget Impact:

The budgeted amount for this project is \$200,000.00.

Regulatory Impact:

Approval of this request will allow the Staff to execute the contract.

History:

N/A

Analysis:

N/A

Conclusion:

Staff recommends that the City Council approve the award of the contract to Process Solutions, Inc. in the amount of \$99,500.00.

Attachments:

1. Bid Tabulation

UNIT PRICE BID TABULATION

2018 Sodium Hypochlorite Bid
Twin Falls, Idaho

Opened at: 203 Main Street E, Twin Falls, ID
On this Date: March 30, 2018
At this Time: 2:00 PM (local time)

				Budget		Filtration Technology, Inc.		De Nora Water Tech.		Process Solutions, Inc	
BID ITEM DESCRIPTION				BID UNIT PRICE	BID PRICE	BID UNIT PRICE	BID PRICE	BID UNIT PRICE	BID PRICE	BID UNIT PRICE	BID PRICE
UNIT	ESTD QNTY										
			1	\$200,000.00	\$200,000.00	\$122,950.00	\$122,950.00	\$109,276.00	\$109,276.00	\$99,500.00	\$99,500.00
TOTAL OF ALL BID PRICES				\$200,000.00		\$122,950.00		\$109,276.00		\$99,500.00	
Low-Bid Ranking						3		2		1	
Percentage of Low Bid						124%		110%		100%	



Date: Monday, April 9, 2018
To: Honorable Mayor and City Council
From: William Carberry, Airport Manager

Request:

Request to award a bid to Weidner Fire for Airport Fire Fighting Tools & Equipment in the Amount of \$106,819.41 under FAA AIP Grant 40.

Time Estimate:

The staff presentation will take approximately 2 minutes, with possibly additional time for questions.

Background:

In conjunction with FAA guidance, the Airport separated the firefighting tools and equipment bid from the bid for a new fire truck. The airport held a bid opening on February 15, 2018. Two bids were received and Weidner was the lowest responsive bidder, submitting a bid of \$106,819 for the tools and equipment.

Engineer's Estimate-\$111,701.63

Weidner Fire-\$106,819.41

LN Curtis-\$110,897.32

Approval Process:

A majority vote of the Council is needed to award the bid.

Budget Impact:

The airport has the funding to award the bid in the recently executed AIP 40 grant. The local 6.25% local match is available in the airport FAA construction fund.

Regulatory Impact:

Approval of this request will continue to enable the airport to meet its obligation to maintain personnel and equipment needed to perform aircraft rescue and firefighting (ARFF) services.

History:

N/A

Analysis:

N/A

Conclusion:

Staff recommends that the Council approve the request to award the bid and contract to Weidner Fire for \$106,819.41, and authorize the mayor to sign the notice of award and contract.

Attachments:

1. JUB Recommendation Wiedner Fire Bid 022218



J-U-B ENGINEERS, INC.

J-U-B COMPANIES



**THE
LANGDON
GROUP**



**GATEWAY
MAPPING
INC.**

February 20, 2018

Joslin Field Magic Valley Regional Airport
Bill Carberry, Airport Manager
492 Airport Loop
Twin Falls, ID 83301

RE: Joslin Field Magic Valley Regional Airport
ARFF Equipment Procurement
FAA AIP 3-16-0036-040

Dear Bill,

On February 15, 2018, 2 p.m. local time, bids were publicly opened for the auxiliary equipment for the ARFF vehicle. This is the third time this bid was advertised. The first two instances resulted in no bids. There were two (2) bidders participating at this bid opening. A third firm had also been notified of this project but they chose not to participate. The bids are summarized below:

Schedule	Engineer's Estimate	Weidner Fire	LN Curtis
ARFF Auxiliary Equipment	\$ 111,701.63	\$ 106,819.41	\$ 110,897.32

The apparent low, responsive, qualified and responsible bidder Weidner Fire, with a bid of \$106,819.42. This bid was 4.4% under the Engineer's Estimate.

The bid from LN Curtis did not follow the unit price schedule provided with the bid. J-U-B ENGINEERS will reevaluate the LN Curtis bid if Weidner Fire is unable to excavate a contract.

After review of the bids and the bid documents, J-U-B ENGINEERS recommends that the bid for the ARFF Auxiliary Equipment Project be awarded to Weidner Fire of Midvale, Utah.

Both bidders requested a Buy American waiver, so upon the award of this contract, Weidner Fire will be required to submit the paperwork called out in the bid documents, which will be reviewed for the FAA for approval.

In addition to the auxiliary equipment, bids were obtained from three companies for the procurement of radios and headsets to be used in the ARFF vehicle. This equipment was separated from the auxiliary equipment due to the specific compatibility requirements with the equipment currently being used by the Twin Falls Fire Department. The AIP handbook allows for procuring items less than \$10,000 through quotes directly from the suppliers. Appendix U,

Table U-6, Item 4 describes this process. These bids include installation into the ARFF vehicle upon delivery to the airport. The table below summarizes these bids:

Rosenbauer	All Wireless Communications	White Cloud Communications
\$ 13,025.00	\$ 10,555.71	\$ 9,796.00

J-U-B ENGINEERS, Inc. recommends the radio bid be awarded to White Cloud Communications.

Upon your notification, we will prepare the Contract Documents for the award of the contract.

Sincerely,

J-U-B ENGINEERS, Inc.



Kent Atkin, P.E.
Project Manager

Cc: Gary Gates Helena ADO

Enclosures:

Auxiliary Equipment Bid Tab, Weidner Fire Bid, and White Cloud Communications quote



Date: Monday, April 9, 2018
To: Honorable Mayor and City Council
From: William Carberry, Airport Manager

Request:

Request to award a bid to White Cloud Communications for Airport Fire Truck Radio/Headset Equipment in the Amount of \$9,796.00 under FAA AIP Grant 40

Time Estimate:

The staff presentation will take approximately 2 minutes, with possibly additional time for questions.

Background:

In conjunction with FAA guidance, the Airport separated the Radio equipment bid from the bid for a new fire truck. The airport requested bids from three companies for the procurement of radios and headsets for the new ARFF vehicle. This equipment was separated from the auxiliary equipment/tool bid due to specific compatibility requirements with the equipment currently being used by the Twin Falls Fire Dept. The FAA allows for informal bidding through direct quotes from three suppliers for items less than \$10,000.

Rosenbauer-\$13,025.00

All Wireless Comm- \$10,555.71

White Cloud Comm- \$9,796.00

Approval Process:

A majority vote of the Council is needed to award the bid.

Budget Impact:

The airport has the funding to award the bid in the recently executed AIP 40 grant. The local 6.25% local match is available in the airport FAA construction fund.

Regulatory Impact:

Approval of this request will continue to enable the airport to meet its obligation to maintain personnel and equipment needed to perform aircraft rescue and firefighting (ARFF) services.

History:

N/A

Analysis:

N/A

Conclusion:

Staff recommends that the Council approve the request to award the bid and contract to White Cloud Communications for \$9,796.00, and authorize the mayor to sign the notice of award and contract.

Attachments:

1. JUB Recommendation Wiedner Fire Bid 022218



J-U-B ENGINEERS, INC.

J-U-B COMPANIES



**THE
LANGDON
GROUP**



**GATEWAY
MAPPING
INC.**

February 20, 2018

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Bill Carberry, Airport Manager
492 Airport Loop
Twin Falls, ID 83301

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Sincerely,

J-U-B ENGINEERS, Inc.



Kent Atkin, P.E.
Project Manager

Cc: Gary Gates Helena ADO

Enclosures:

Auxiliary Equipment Bid Tab, Weidner Fire Bid, and White Cloud Communications quote



Date: Monday, April 9, 2018
To: Honorable Mayor and City Council
From: Bill Baxter, Utility Services Supervisor

Request:

Request to present an update on the current state of the recycling program and market.

Time Estimate:

Presentation will take approximately 5 minutes. Staff will answer any questions, but is not planning any additional time given the information to be presented.

Background:

On March 12, 2018, Council approved a rate increase to the sanitation charges in order to provide funding for cost sharing recycling processing costs with PSI, up to \$100 per ton total cost, and to allow for the increased costs to send recycling materials collected to the landfill if the processing costs exceed the \$100 per ton amount. This report is simply to provide an update on the process through the previous month.

Approval Process:

N/A

Budget Impact:

None.

Regulatory Impact:

None.

History:

N/A

Analysis:

N/A

Conclusion:

City staff is committed to sharing the process that is occurring, and any changes in the recycling procedures and market conditions, for Council's information. This item is simply informational.

Attachments:

None