



Twin Falls City Council Agenda

Monday, June 29, 2020, 5:00 PM

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

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

- 1) CALL MEETING TO ORDER/CONFIRMATION OF QUORUM
- 2) PLEDGE OF ALLEGIANCE
- 3) PROCLAMATIONS: None
- 4) CONSENT CALENDAR
 - a) **ACTION ITEM:** Request to approve the Accounts Payable for June 18-24, 2020.
By: Amy Luna, Finance Administrative Assistant
 - b) **ACTION ITEM:** Request to approve the Wells Fargo Credit Commercial Card for May 2020.
By: Amy Luna, Finance Administrative Assistant
 - c) **ACTION ITEM:** Request to approve the June 22, 2020, City Council Minutes.
By: Amy Luna, Finance Administrative Assistant
 - d) **ACTION ITEM:** Request to approve the "Freedom is the Cure" rally.
By: Ryan Howe, Sergeant, Police Department
 - e) **ACTION ITEM:** Request to approve the 10th Annual Optimist Club Wings and Things Ultimate Tailgate Challenge.
By: Ryan Howe, Sergeant, Police Department
- 5) ITEMS OF CONSIDERATION
 - a) **PRESENTATION:** Presentation by Joshua W. Kern M.D., Vice President of Medical Affairs, St. Luke's Health System.
By: Travis Rothweiler, City Manager
 - b) **PRESENTATION:** Title 10 Code Rewrite Update
By: Jonathan Spendlove, Planning & Zoning Director
- 6) GENERAL PUBLIC INPUT:
GENERAL PUBLIC INPUT: To provide public input to the City Council please send to:
Citizeninput@tfid.org,
- 7) ADVISORY BOARD REPORT/ANNOUNCEMENTS

8) PUBLIC HEARINGS:

To make written comment please click here <https://forms.tfid.org/Forms/PublicComments>. Comments submitted after 12:00 PM, will not be included in the public hearing record. To call in to the meeting please telephone 1-208-939-6718, Conference ID: 255 406 669#. Calls must be received between 6:00 pm – 6:10 pm on June 29, 2020 and will be put into a queue to speak during the Public Hearing portion of the meeting.

- a) **ACTION ITEM:** Request for a Special Use Permit to allow a well house and transmission main, owned and operated by the City of Twin Falls, on property located at 348 Oriole Ave c/o Mark Holtzen, City Engineer on behalf of the City of Twin Falls. (PZ20-0067)

By: Jonathan Spendlove, Planning & Zoning Director

9) 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 & Zoning Commission shall wait to be recognized by the Mayor or Chairman, 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 shall 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 the request is 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 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.
 - 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 Chairman. The spokesperson shall be limited to 15 minutes.
 - Written comments, including e-mail, received by 12:00 p.m. on the date of the hearing shall be either read into the record or displayed to the public on the overhead projector.
8. Following the Public Testimony, the applicant is permitted five (5) minutes to respond to Public Testimony.
9. Following the Public Testimony and Applicant's response, Council or Commission members, as recognized by the Mayor or Chairman, 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 Chairman may limit the time permitted for the answer.
10. The Mayor or Chairman 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, 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.



Twin Falls City Council Minutes

Monday, June 22, 2020, 5:00 PM

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

****AMENDED AGENDA****

1) CALL MEETING TO ORDER/CONFIRMATION OF QUORUM

Present: Mayor Suzanne Hawkins, Vice Mayor Ruth Pierce, Council Member Shawn Barigar, Greg Lanting, Christopher Reid & Nikki Boyd.

Absent: Council Member Craig Hawkins

Staff Present: City Manager Travis Rothweiler, Deputy City Manager Mitch Humble, City Attorney Shayne Nope, CFO Breanna Howard, Police Chief Craig Kingsberry, Fire Chief Les Kenworthy, City Engineer Mark Holtzen, P&Z Director Jonathan Spendlove, Sergeant Ryan Howe, Corporal Steven Gassert, Staff Engineer Jesse Schuerman, Staff Engineer Erin Steel, HR Director Gretchen Scott, Network Administrator Dee Davidson, Finance Administrative Assistant Amy Luna.

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

2) PLEDGE OF ALLEGIANCE

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

3) PROCLAMATIONS: None

4) CONSENT CALENDAR

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

- a) **ACTION ITEM**: Request to approve the Accounts Payable for June 11-17, 2020.
- b) **ACTION ITEM**: Request to approve the June 15, 2020, City Council Minutes.
- c) **ACTION ITEM**: Request to approve the 2020-2021 Alcohol License Renewals.
- d) **ACTION ITEM**: Request to approve the Back the Blue event.

5) ITEMS OF CONSIDERATION

- a) **PRESENTATION**: Presentation by Joshua W. Kern M.D., Vice President of Medical Affairs, St. Luke's Health System.
Mayor Hawkins introduced Dr. Kern, Vice President of Medical Affairs, St. Luke's Health System.

Discussion ensued on the following:

Council Member Reid: Thanked Dr. Kern for his information.

Mayor Hawkins thanked Dr. Kern for his presentation.

- b) **ACTION ITEM**: Request to approve an encroachment into City Right-of-Way for balconies extending onto Main Ave South and Hansen St South.

P&Z Director Spendlove requested to approve an encroachment into City Right-of-Way for balconies extending onto Main Ave South and Hansen St. South.

Discussion ensued on the following:

Council Member Lanting: Any reason that they are not on all apartments?

Council Member Reid: Patios are on the top 4 floor and not on the sidewalk.

Vice Mayor Pierce: Asked about the building next to the commons and their "balcony" Council Member Barigar: Will this be taken up the new code re-write?

MOTION: Council Member Reid moved to approve an encroachment into City Right-of-Way for balconies extending onto Main Ave South and Hansen St. South. **Council Member Barigar** seconded the motion. Roll call vote showed all members present voted in favor of the motion. 6 to 0.

- c) **ACTION ITEM:** Request to accept the Partnership for Success Law Enforcement Grant from the Idaho Office of Drug Policy.

Corporal Gassert requested to accept the Partnership for Success Law Enforcement Grant from the Idaho Office of Drug Policy.

Discussion ensued on the following:

Council Member Lanting: Asked for explanation of "Shoulder Tap". Is there an uptake in Maharajah use with Ontario being only 2-1/2 hours away?

MOTION: Vice Mayor Pierce moved to approve the request to accept the Partnership for Success Law Enforcement Grant from the Idaho Office of Drug Policy in the amount of \$56,938.00. **Council Member Boyd** seconded the motion. Roll call vote showed all members present voted in favor of the motion. 6 to 0.

- d) **PRESENTATION:** Presentation from Idaho Transportation Department about a pavement rehabilitation project on Blue Lakes Blvd. from Perrine Bridge to Poleline.

ITD Rep Steven Hunter made a presentation for the Idaho Transportation Department about a pavement rehabilitation project on Blue Lakes Blvd., from Perrine Bridge to Poleline.

Discussion ensued on the following:

Council Member Boyd: Is the depth only 2 inches?

Council Member Reid: Asked for clarification of the construction schedule. What amount of time are we looking at for the construction?

Council Member Barigar: Thanked the presenter for the information. Asked for clarification of the start time? Would there be a possibility for an earlier start?

Council Member Lanting: Spoke about the timing of the construction.

Mayor Hawkins: Asked for clarification on the reason for changing out the lighting. Asked if there were any alternative for the first intersection and its workability. With there be more sitting traffic on the bridge, would there be a way to eliminate the trucks sitting there? Will the project on I-84 be complete by the time this project starts? What about the Hwy 93 project?

Vice Mayor Pierce: Asked about the turn signals?

Mayor Hawkins: Asked if the City is responsible for the traffic study or is ITD?

City Engineer Holtzen: Clarified the traffic studies going forward.

Council Member Lanting: Talked about having left hand turn signals at Blue Lakes and Bridge View.

Council Member Reid: Spoke about a presentation on this intersection and the failing it by ITD.

Council Member Barigar: Master transportation plan discussion/clarification.

Council Member Boyd: Talked about how the messaging of this project goes out to the public.

Mayor Hawkins: Asked about the brick. Mentioned the third crossing.

- e) **ACTION ITEM:** Request to pass a resolution authorizing the Mayor and City Clerk to sign the State/Local Agreement for the Filer Avenue Road Safety Audit.

Staff Engineer Steel requested to pass a resolution authorizing the Mayor and City Clerk to sign the State/Local Agreement for the Filer Avenue Road Safety Audit.

Discussion ensued on the following:

Council Member Lanting: What if the study says that we need to move the High School?

MOTION: Council Member Barigar moved to approve resolution #2020-010 authorizing the Mayor and City Clerk to sign the State/Local Agreement for the Filer Avenue Road Safety Audit in the amount of \$50,000.00 with a 7.34% match. **Council Member Reid** seconded the motion. Roll call vote showed all members present voted in favor of the motion. 6 to 0.

- f) **ACTION ITEM:** Request to use reserve funds to complete and furnish shelled space in City Hall for Utility Billing.

Deputy City Manager Humble requested to use reserve funds to complete and furnish shelled spaces in City Hall for Utility Billing.

Discussion ensued on the following:

Council Member Boyd: What would we be using the shelled space on the second floor? **Council Member Reid:** How will this affect customer service for City Hall? Can we have more conversations on Customer Service?

City Manager Rothweiler: Spoke on the customer service aspect in government.

Vice Mayor Pierce: what is the time frame for this project? Spoke about the convenience of the dropbox.

Mayor Hawkins: Have we looked at alternative payment locations?

Council Member Barigar: How many UB employees would move out and how many would move in?

Mayor Hawkins: Do you have a plan for the Rec space that would be vacated at the park's building?

MOTION: Council Member Reid moved to approve the request to use reserve funds to complete and furnish shelled spaces in City Hall for Utility Billing in the amount of \$150,000.00. **Vice Mayor Pierce** seconded the motion. Roll call vote showed all members present voted in favor of the motion. 6 to 0.

- 6) **GENERAL PUBLIC INPUT: To provide public input to the City Council please send to:**
Citizeninput@tfid.org

- 7) **ADVISORY BOARD REPORT/ANNOUNCEMENTS**

- 8) **PUBLIC HEARINGS: None**

- 9) **ADJOURNMENT**

- a) Executive Session § 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: Council Member Lanting moved to adjourn to Executive Session § 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. **Council Member Reid** seconded the motion. Roll call vote showed all members present voted in favor of the motion. 6 to 0.

The meeting adjourned at 06:27 PM



Date: Monday, June 29, 2020
To: Honorable Mayor and City Council
From: Ryan Howe, Sergeant, Police Department

ACTION ITEM

Request:

ACTION ITEM: Request to approve the “Freedom is the Cure” rally.

Time Estimate:

Staff recommends this request be placed on the Consent Calendar.

Background:

Liz Niccum has requested use of the First Federal Bank Park to host the “Freedom is the Cure” rally on August 1, 2020 from 9:00 am until 5:00 pm.

This event will consist of speakers from government, businesses and organizations across Idaho to address economic situations and other issues affecting citizens of the Magic Valley. The event will be free to attend. Information booths and possibly food vendors will be at the park for this event. Organizers anticipate over 500 attendees during the event.

There will be amplified sound in the form of a public address system and music played between speakers.

Alcohol will not be sold or served at this event.

The event organizer may be required to submit a health and safety plan by the Twin Falls Parks Department. As with other events, this event will be subject to cancellation, postponement or additional safety precautions based on state and local governmental restrictions and regulations.

Approval Process:

Consent by the City Council.

Budget Impact:

This event will not have any budget implications.

Regulatory Impact:

N/A

History:

N/A

Analysis:

N/A

Conclusion:

This Special Events Application has been approved by several relevant City Staff members and the Twin Falls Police Department Staff. It is recommended that this request be approved by the City Council as presented.

Attachments:

None



Date: Monday, June 29, 2020
To: Honorable Mayor and City Council
From: Ryan Howe, Sergeant, Police Department

ACTION ITEM

Request:

ACTION ITEM: Request to approve the 10th Annual Optimist Club Wings and Things Ultimate Tailgate Challenge.

Time Estimate:

Staff recommends this request be placed on the Consent Calendar.

Background:

Dennis Bowyer, on behalf of the Twin Falls Optimist Club, has submitted a Special Event Application requesting to hold their annual fundraiser, Wings and Things Ultimate Tailgate Challenge. This event will be held in the Twin Falls City Park on Saturday, September 12, 2020, commencing at 4:00 p.m. and concluding at 7:00 p.m.

This event will consist of a Tailgating Barbeque competition where the judging community will purchase tickets to sample the different foods. People will then cast their ballots for the best cooks and best food. There will be prizes awarded to the winning food vendors. There will also be a wing eating contest during the event. Organizers anticipate 750 attendees throughout the event.

There will be amplified sound at this event in the form of a public address system. There will also be a live radio remote broadcast. The sound amplification will start at 4:00 p.m. and conclude at 7:00 p.m.

Alcohol will not be sold or served at this event. .

The Twin Falls Optimist Club has held fundraising events of this nature in past years. The 2019 event did not generate any Police calls for service. Due to the short time frame of this event and a long history of no calls for service, security is not required.

Approval Process:

Consent by the City Council.

Budget Impact:

This event will not have any budget implications.

Regulatory Impact:

N/A

History:

N/A

Analysis:

N/A

Conclusion:

This Special Events Application has been approved by several relevant City Staff members and the Twin Falls Police Department Staff. It is recommended that this request be approved by the City Council as presented.

Attachments:

None



Date: Monday, June 29, 2020
To: Honorable Mayor and City Council
From: Jonathan Spendlove, Planning and Zoning Director

ACTION ITEM

Request:

ACTION ITEM: Request for a Special Use Permit to allow a well house and transmission main, owned and operated by the City of Twin Falls, on property located at 348 Oriole Ave c/o Mark Holtzen, City Engineer on behalf of the City of Twin Falls. (PZ20-0067)

Time Estimate:

Approximately five (5) Minutes for Staff Presentation.

Background:

In the past few years, the Water Department has taken steps to secure additional Water resources for future growth within the City. This location has proved to be a viable location for a ground water well and ancillary infrastructure.

Approval Process:

Any new land use on property owned or maintained by the City of Twin Falls is required to go through the public hearing process with the City Council.

The Council shall make a decision on the request within thirty (30) days after the public hearing. If Conditions of Approval are placed on the permit by the Council, the Administrator shall issue the permit specifically listing such conditions. Conditions shall be implemented within 6 months or the permit is void.

Budget Impact:

The current fiscal budget has allocated funds for this project to be pursued, following all entitlement and building regulations.

Regulatory Impact:

If approved, the City will be allowed to continue through the entitlement process for establishing a water source well in this location.

History:

This property was dedicated to the City of Twin Falls in 2008 as part of the Pheasant Meadows Subdivision. Recently, the development of the residential lots to the North and West have started taking shape.

Analysis:

New land uses on property owned by the City are unique per City Code. They require a public hearing with the City Council in order to be legally established.

The proposed ground water source well, pumphouse, and additional supporting infrastructure is located on undeveloped park land owned by the City. The proposed design and operation of this new facility is following engineering best practices to minimize the disturbance to surrounding properties while maintaining safety of the overall potable (drinking) water system of the City.

Conclusion:

The Council is tasked with making a final decision on this item. The Council may approve the request as presented, approve with conditions, deny the request, or table the request for additional information.

Attachments:

1. PZ20-0067 Comprehensive Staff Report
2. PZ20-0067 Vicinity Map
3. PZ20-0067 Narrative
4. PZ20-0067 Site Plan
5. PZ20-0067 Bldg Elevations
6. PZ20-0067 Fencing Elevations



Comprehensive Staff Report

To: Planning & Zoning Commission
 Presenter: Jonathan Spendlove, Planning & Zoning Director

Request: A **Special Use Permit** to allow a well house and transmission main, owned and operated by the City of Twin Falls, on property located at 348 Oriole Ave.

Application: PZ20-0067

Applicant & Representative: City of Twin Falls, Engineering Department.

Josh Baird, P.E.
 Staff Engineer

Mark Holtzen, P.E.
 City Engineer

Public Hearing: June 29, 2020

Analysis

New land uses on property owned by the City are unique per City Code. They require a public hearing with the City Council in order to be legally established.

The proposed ground water source well, pumphouse, and additional supporting infrastructure is located on undeveloped park land owned by the City. The proposed design and operation of this new facility is following engineering best practices to minimize the disturbance to surrounding properties while maintaining safety of the overall potable (drinking) water system of the City.

Approval Process

The Special Use Permit process requires a public hearing in which interested persons have the opportunity to be heard, with regards to the application.

The Council shall make a decision on the request within thirty (30) days after the public hearing. If Conditions of Approval are placed on the permit by the Council, the Administrator shall issue the permit specifically listing such conditions. Conditions shall be implemented within 6 months or the permit is void.

History

This property was dedicated to the City of Twin Falls in 2008 as part of the Pheasant Meadows Subdivision. Recently, the development of the residential lots to the North and West have started taking shape.

In the past few years, the Water Department has taken steps to secure additional Water resources for future growth. This location has proved to be a viable location for a ground water well and ancillary infrastructure.

Applicable Regulations or Codes

Per City Code 10-7-19, Any new land use on property owned or maintained by the City of Twin Falls is required to go through the public hearing process with the City Council.

Comprehensive Plan Compliance

The 2016 Comprehensive Plan "Grow With Us" designates this area as "Town Neighborhood" This request meets this designation or other comprehensive plan guidelines by providing needed critical infrastructure to the area, and the City as a whole. Therefore, staff has determined this request is in compliance with the 2016 comprehensive plan.

Potential Impacts

Staff does not anticipate an increase of detrimental impacts from this request on the surrounding properties.

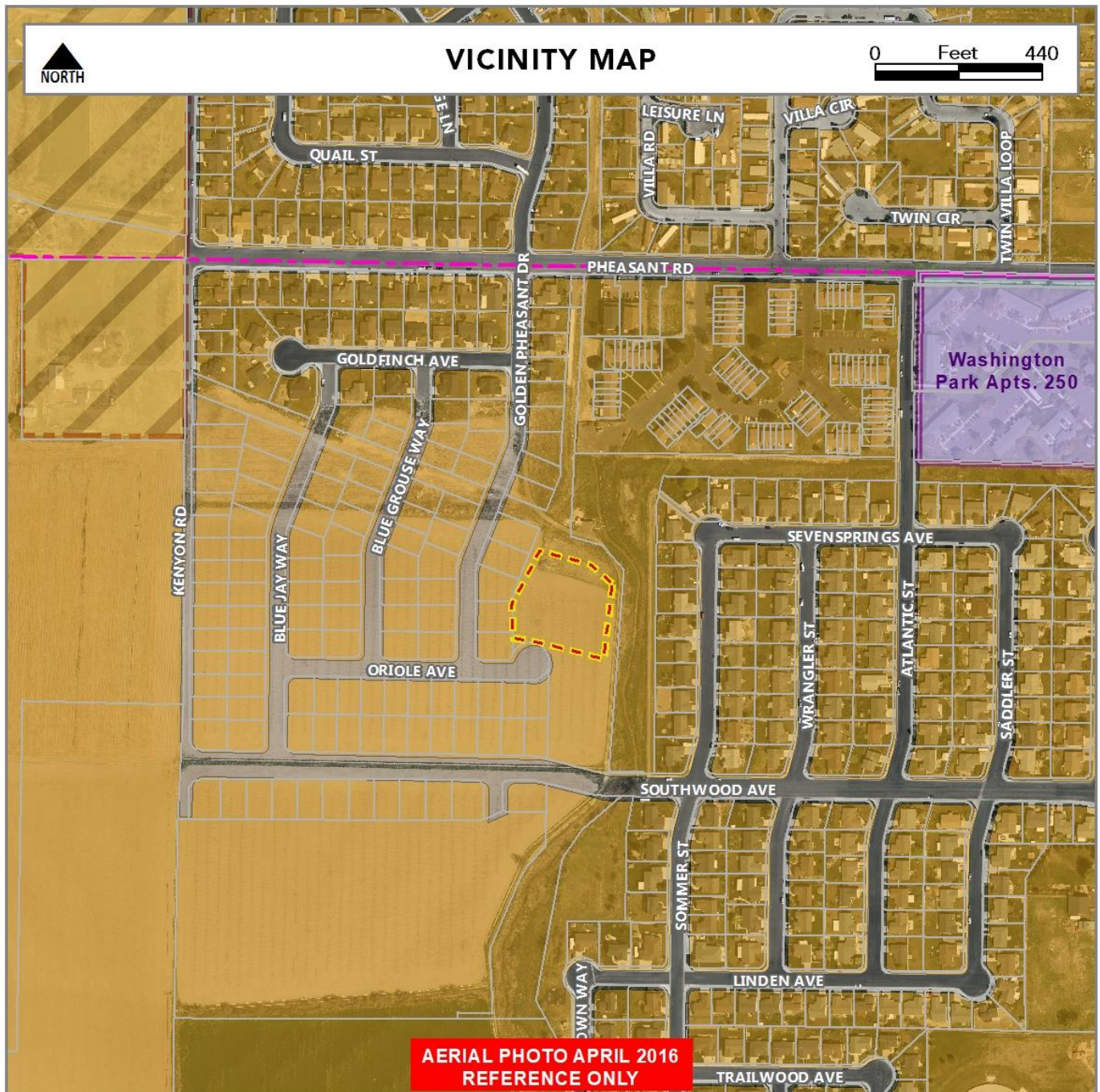
Conclusion

The Council is tasked with making a final decision on this item. The Council may approve the request as presented, approve with conditions, deny the request, or table the request for additional information.

Attachments

1. Vicinity Map
2. Narrative
3. Site Plan
4. Elevations
5. Photos

Public Hearing: June 29, 2020



Current Zoning: R4

Existing Land Use: Undeveloped
Stormwater Facility

Comprehensive Plan: Town
Neighborhood

Proposed Land Use: City Owned
and operated water supply facility.

Surrounding Zoning Designations & Land Use(s)

North: R-4, Residential

East: R-4, Coulee/Undeveloped

South: R-4, Undeveloped -
Residential

West: R-4, Residential

Applicable Regulations

10-1-4, 10-1-5, 10-4-5, 10-7-19, 10-11-1 thru 8, 10-13

MEMORANDUM

DATE: May 20, 2020

TO: Jonathan Spendlove, AICP, City of Twin Falls Planning and Zoning Director

CC: Mark Holtzen, PE, City Engineer; Josh Baird, PE, City Project Manager

FROM: Josh Elliott, PE; Addison Coffelt, J-U-B ENGINEERS, Inc.

SUBJECT: Special Use Permit: South Well House No. 5 and Transmission Main

On behalf of the City of Twin Falls, we are submitting this Special Use Permit (SUP) for a new approximately 384 sq. ft. well house building located at 348 Oriole Avenue, Twin Falls, ID. Twin Falls city code requires a SUP for “utility owned buildings” within residential-zoned areas for structures larger than twenty-five (25) sq. ft. in area and more than three (3) feet above ground. The purpose of the proposed well house building is to enhance the public drinking water system. The well house will not be staffed, nor generate more traffic than normal. An occasional city staff member may visit for maintenance purposes, but no employees will be housed on-site.

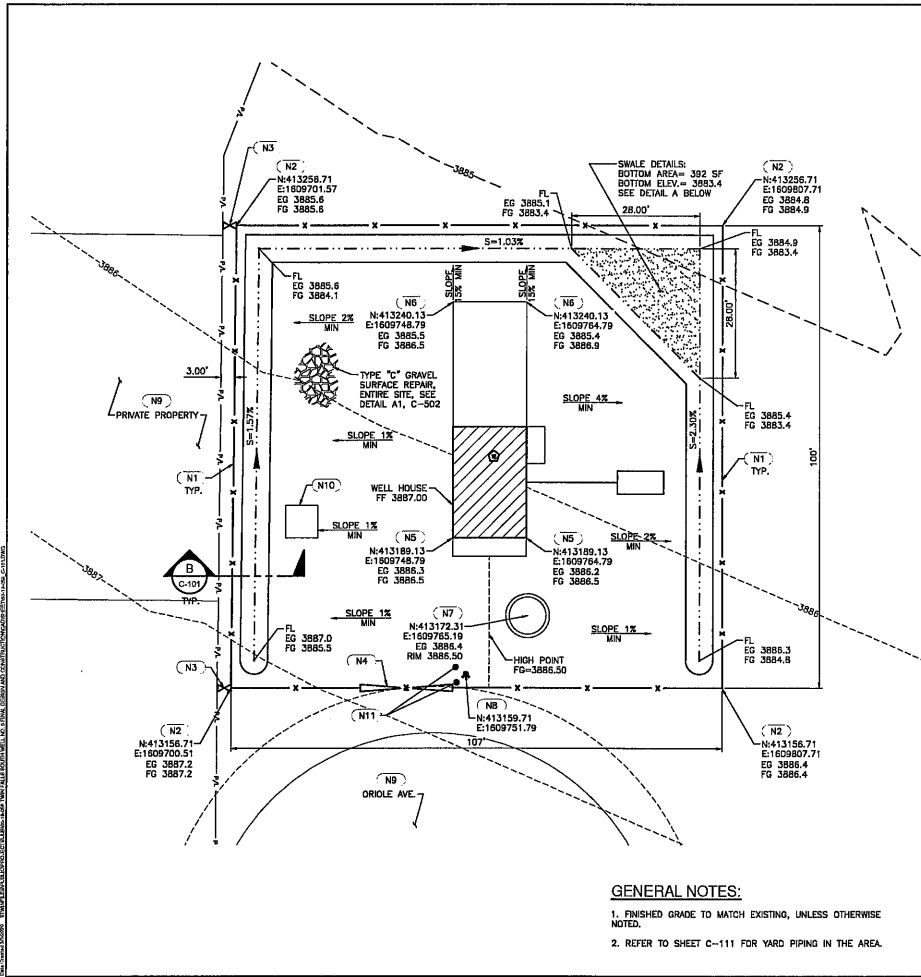
The nearest residence is currently located approximately 350’ away from the well. A brief evaluation of potential impacts on adjoining property is included below:

- i. Noise – The well house is not expected to generate frequent noise that will cause a nuisance to nearby properties. The well pump motor can generate noise but will be enclosed within the wellhouse building. An exterior, standby diesel generator will also be located at the site in order to maintain function of the well during a power outage; however, the generator will be equipped with a sound attenuating weather enclosure. In addition, the generator is only expected to be in use during a power outage and during regular maintenance exercises which are typically one time per week, for around 30 minutes.
- ii. Glare – No site features or equipment are expected to cause glare issues. The building will not have traditional windows but will have a few glass block architectural features to allow natural light into the building. The roofing system will be standing seam metal in a color selected by the Owner.
- iii. Odor – No regularly noticeable odor is expected to be created at the site. No chemical disinfection equipment is planned at the site. Momentary motor exhaust odor

may be present when the standby generator is exercised during anticipated weekly maintenance.

iv. Fumes and vibration on adjoining property – No noticeable fumes or vibration are expected to frequently occur at the site. Brief fume generation is anticipated only during infrequent startup of the standby generator.

v. A discussion of the general compatibility with adjacent and other properties in the district – The wellhouse building will be constructed of split faced cement mortar unit (CMU) blocks and the roof will be wood framed with metal roofing. All colors will be selected by the Owner with the intent of blending into the surroundings. This architectural style is common for schools and park buildings. The face of the building is expected to be setback from the surrounding fence at 30' or greater on all sides.

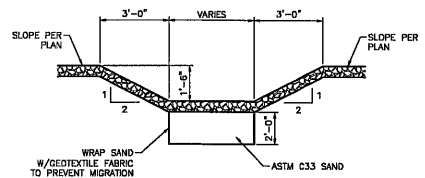


GENERAL NOTES:

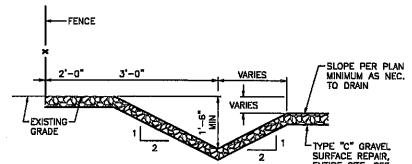
1. FINISHED GRADE TO MATCH EXISTING, UNLESS OTHERWISE NOTED.
2. REFER TO SHEET C-111 FOR YARD PIPING IN THE AREA.

KEYED NOTES:

- (N1) FENCE, SEE DETAIL A1, C-504
- (N2) FENCE CORNER
- (N3) PEDESTRIAN GATE, SEE DETAIL B1, C-503
- (N4) VEHICLE ACCESS GATE, SEE DETAIL B1, C-504
- (N5) WELL HOUSE BUILDING CORNER
- (N6) GENERATOR PAD CORNER
- (N7) FLOW METER VAULT, SEE DETAIL B2, C-504
- (N8) FIRE HYDRANT PER TFSO-404
- (N9) PART OF PHEASANT MEADOWS PHASE 2C DEVELOPMENT
- (N10) 7' X 7' UTILITY PAD FOR TRANSFORMER, SEE E-102
- (N11) BOLLARD, SEE DETAIL C2, SHEET C-503



A TRIANGULAR STORMWATER SWALE
SCALE: NTS



B LINEAR STORMWATER SWALE
SCALE: NTS



JUB ENGINEERS, INC.
115 Northstar Ave.
Twin Falls, ID 83301
Phone: 208.733.2414
www.jub.com

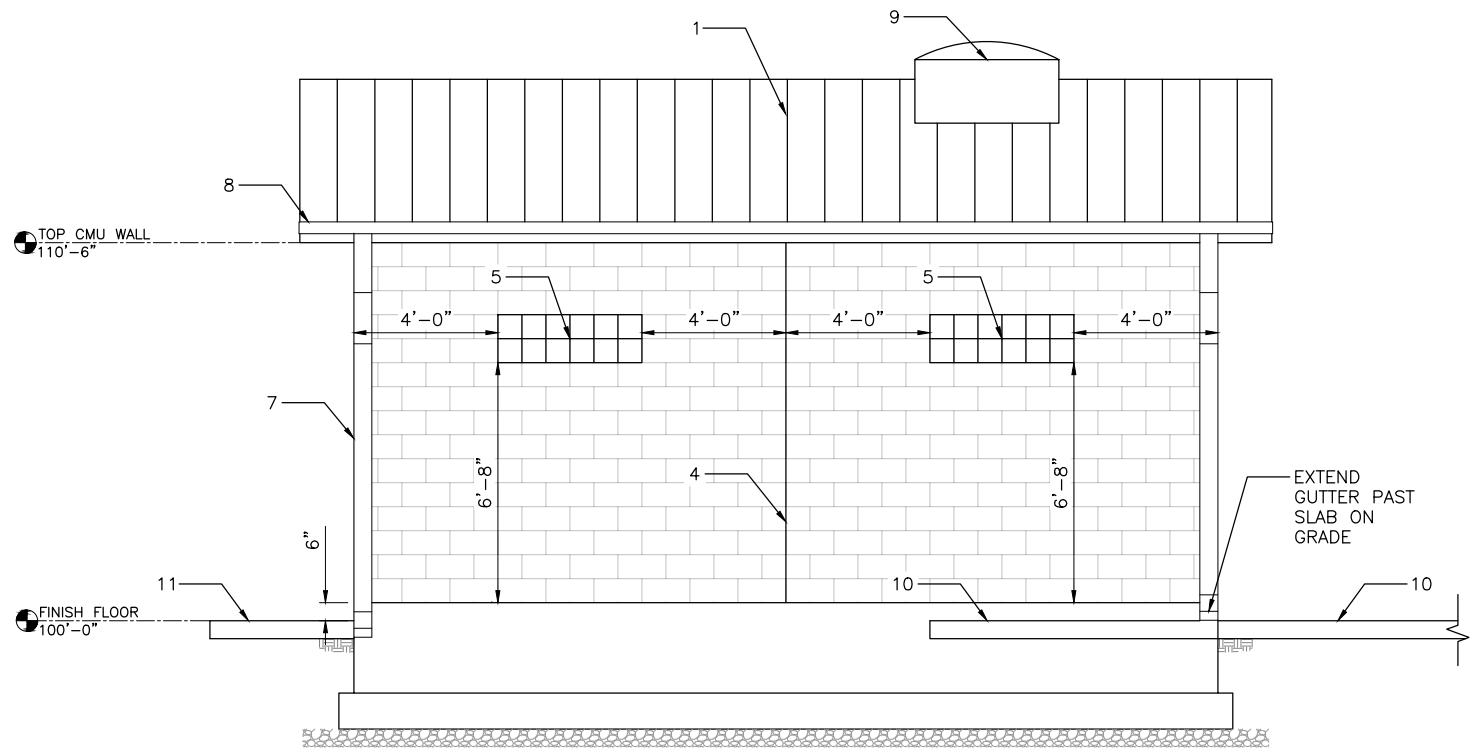


NO.	REVISION	DATE	BY	CHKD.
1	ISSUED FOR PERMIT	08/11/2011	JUB	JUB

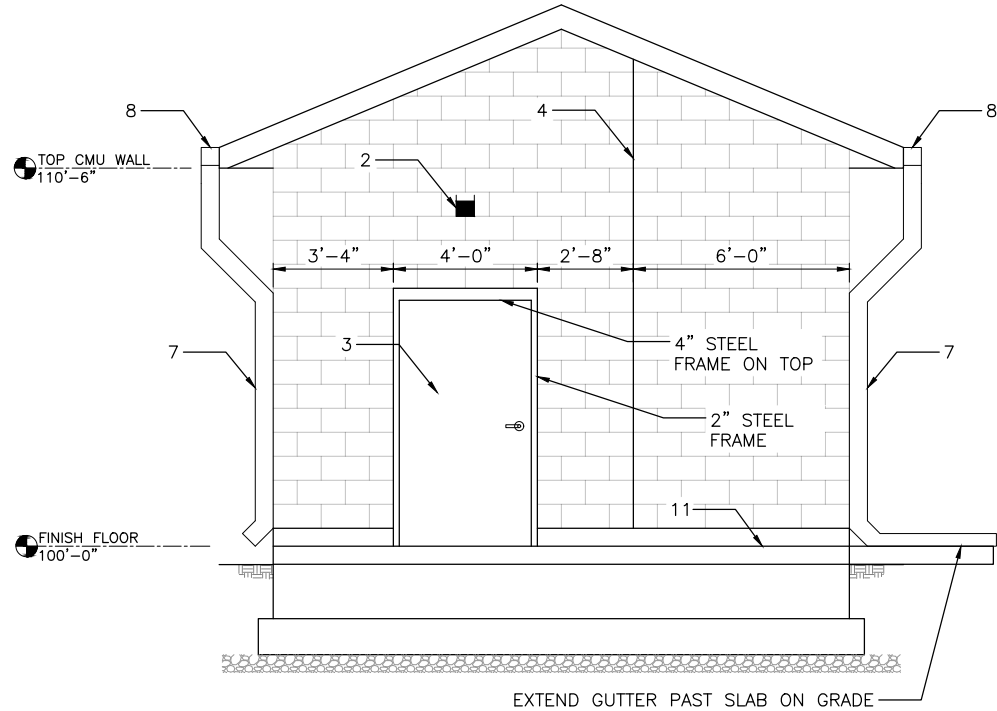
CITY OF TWIN FALLS
SOUTH WELL HOUSE NO. 5 & TRANSMISSION MAIN
WELL HOUSE AREA SITE & GRADING PLAN

DESIGNED BY	JUB
CHECKED BY	JUB
DATE	08/11/2011
PROJECT NO.	13744
SHEET	6
TITLE	C-101

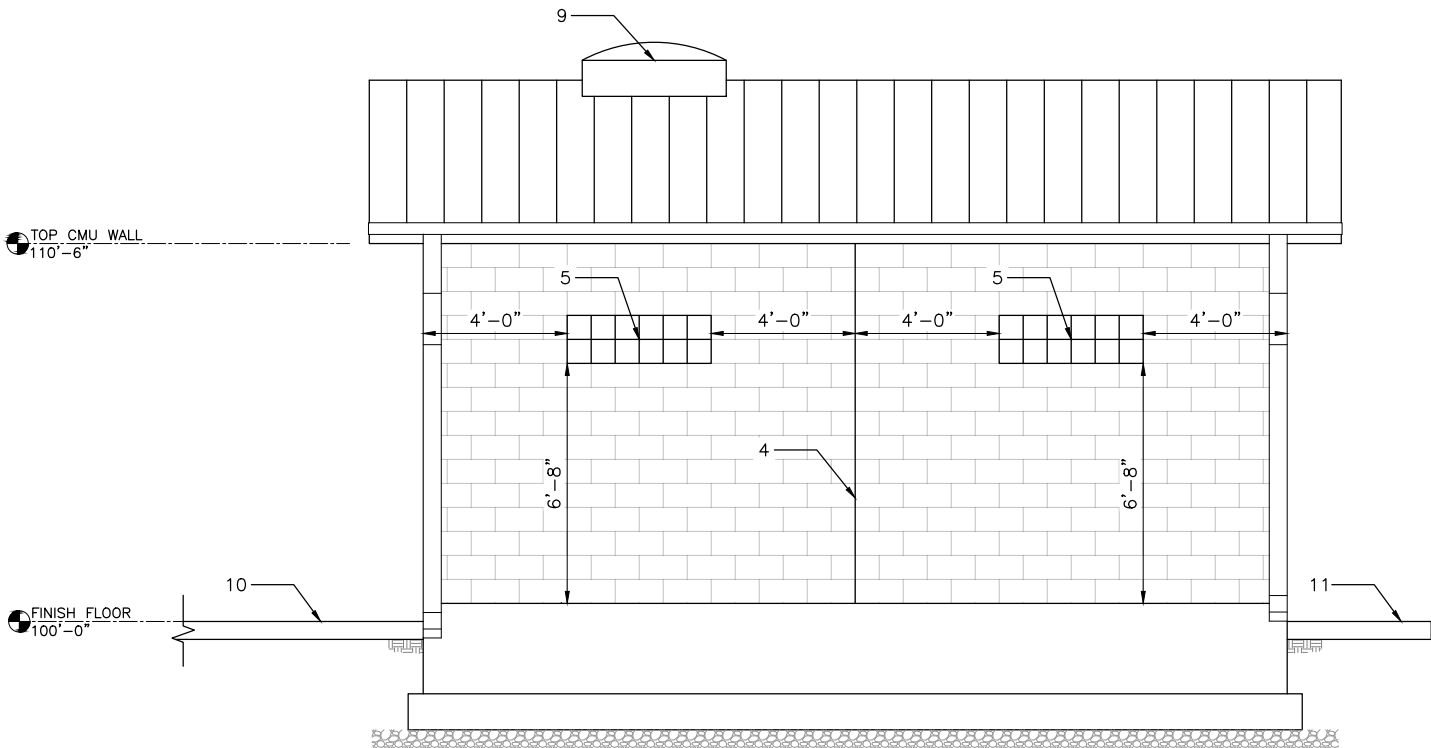
Plot Date: 5/13/2020 9:11 AM Plotted By: Jesse Shocklee
Date Created: 5/7/2020 T:\TWINFALLS\PUBLIC\PROJECTS\JUB\60-19-058 TWIN FALLS SOUTH WELL NO. 5 FINAL DESIGN AND CONSTRUCTION\CAD SHEET 60-19-058 S-201.DWG



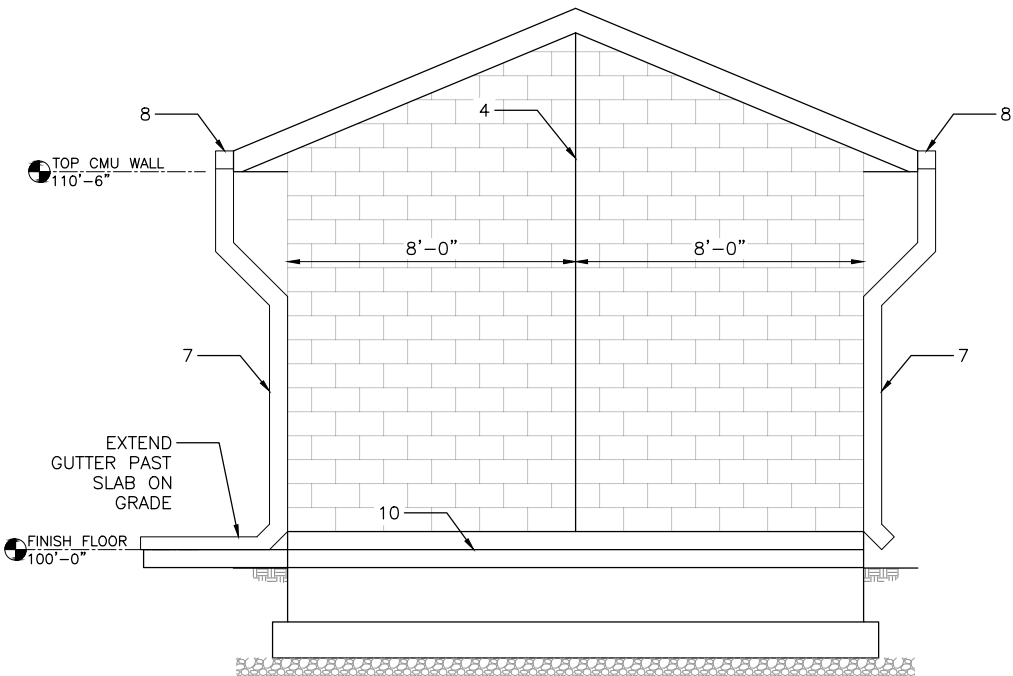
A1 EAST ELEVATION
SCALE: 3/8" = 1'-0"



A2 SOUTH ELEVATION
SCALE: 3/8" = 1'-0"



D1 WEST ELEVATION
SCALE: 3/8" = 1'-0"



D2 NORTH ELEVATION
SCALE: 3/8" = 1'-0"

ELEVATION NOTES: #

- 26 GA. STANDING SEAM METAL ROOF W/ CONCEALED FASTENERS.
- EXTERIOR LIGHT FIXTURE, SEE ELECTRICAL DRAWINGS. AT ALL LIGHT FIXTURES, INSTALL SMOOTH FACE BLOCK.
- 1 3/4" x 3'-8" x 7'-0" INSULATED METAL DOOR. CONTRACTOR TO PROVIDE AND COORDINATE HARDWARE WITH OWNER
- CMU WALL CONTROL JOINT.
- 1'-4"x4'-0" GLASS BLOCK WINDOW.
- NEW 6" SLAB ON GRADE.
- PRE-FINISHED ALUMINUM SEAMLESS DOWNSPOUTS.
- PRE-FINISHED ALUMINUM SEAMLESS GUTTERS.
- SKYLIGHT, 48"x48" MINIMUM DIMENSIONS OF SKYLIGHT ARE INSIDE CLEAR DIMENSIONS, SEE DETAIL D1/S-502. CONTRACTOR TO COORDINATE SKYLIGHT DIMENSIONS WITH TRUSS DESIGNER. SKYLIGHT TO BE REMOVABLE FOR FUTURE PUMP REMOVAL. CONTRACTOR TO ALIGN CENTER OF SKYLIGHT WITH CENTER OF PUMP LOCATION BELOW.
- EXTERIOR CONCRETE EQUIPMENT PAD
- EXTERIOR CONCRETE DOOR STOOP



J-U-B ENGINEERS, INC.

J-U-B ENGINEERS, INC.

115 Northstar Ave.
Twin Falls, ID 83301

Phone: 208.733.2414
www.jub.com



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NO.	REVISION	DESCRIPTION	BY	DATE

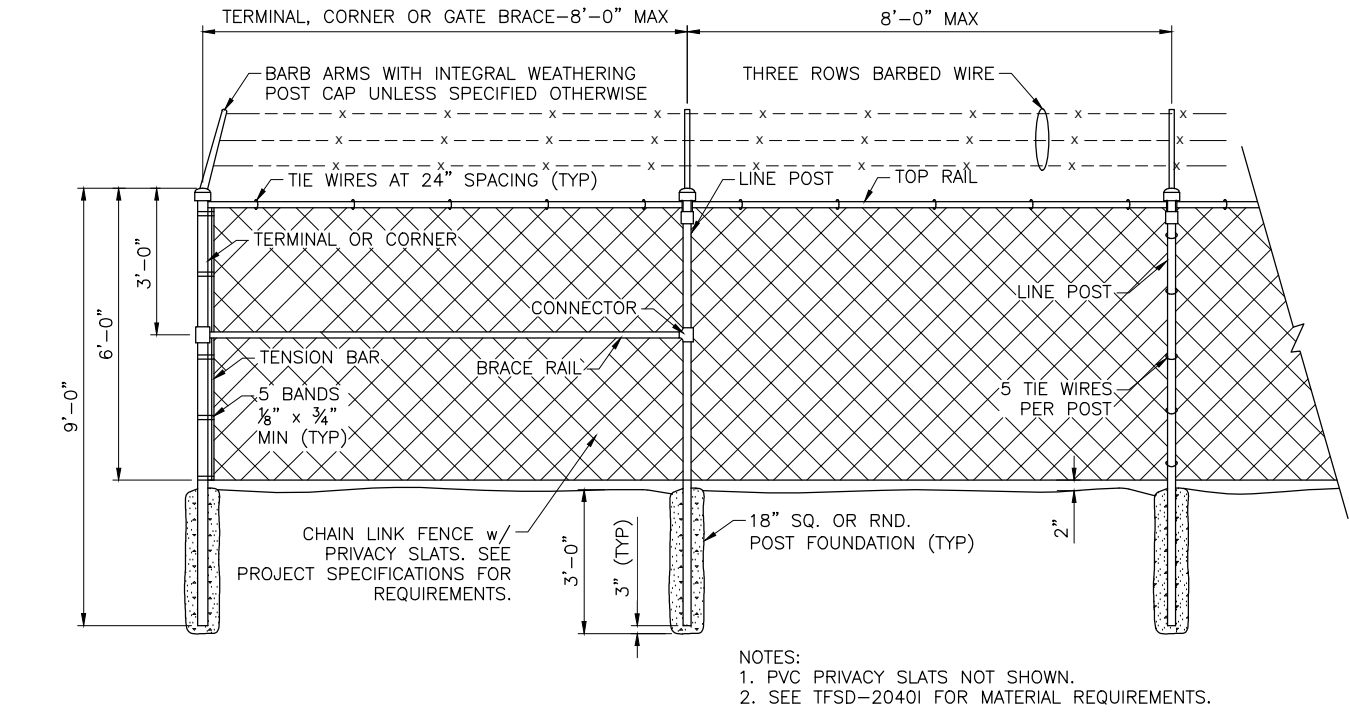
CITY OF TWIN FALLS
SOUTH WELL HOUSE NO. 5 & TRANSMISSION MAIN

WELL HOUSE EXTERIOR ELEVATIONS

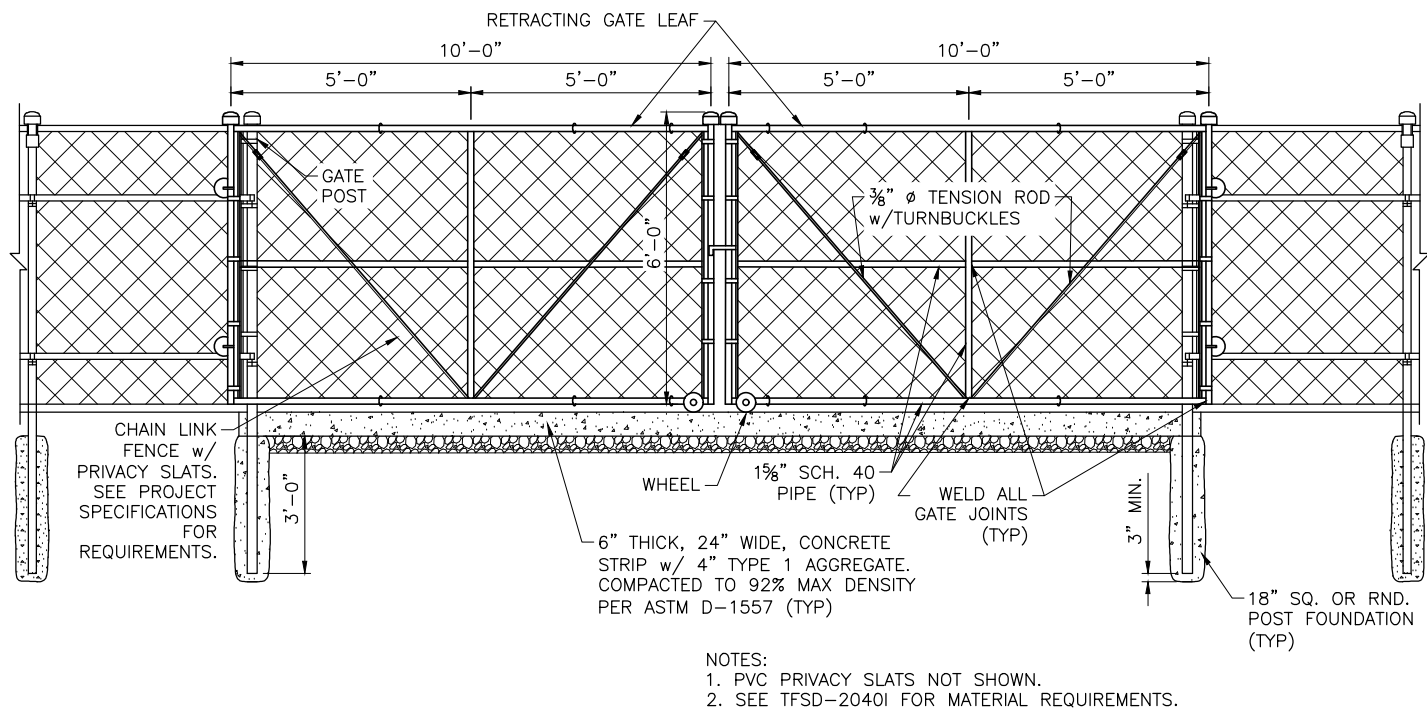
FILE: 60-19-058 S-201
JUB PROJ. #: 60-19-058
DRAWN BY: KCKMLJ
DESIGN BY: DJB
CHECKED BY: JPE
AT FULL SIZE, IF NOT ONE INCH SCALE ACCORDINGLY
LAST UPDATED: 5/7/2020
SHEET 29
TITLE S-201

Plot Date: 5/1/2020 9:42 AM Plotted By: Kerry Kichenwitz
Date Created: 2/22/2020 TWIN FALLS SOUTH WELL NO. 5 FINAL DESIGN AND CONSTRUCTION CAD SHEET 60-19-058 C-504.DWG

A1 TYPICAL FENCE DETAILS
SCALE: N.T.S.



B1 20' ACCESS GATE
SCALE: N.T.S.



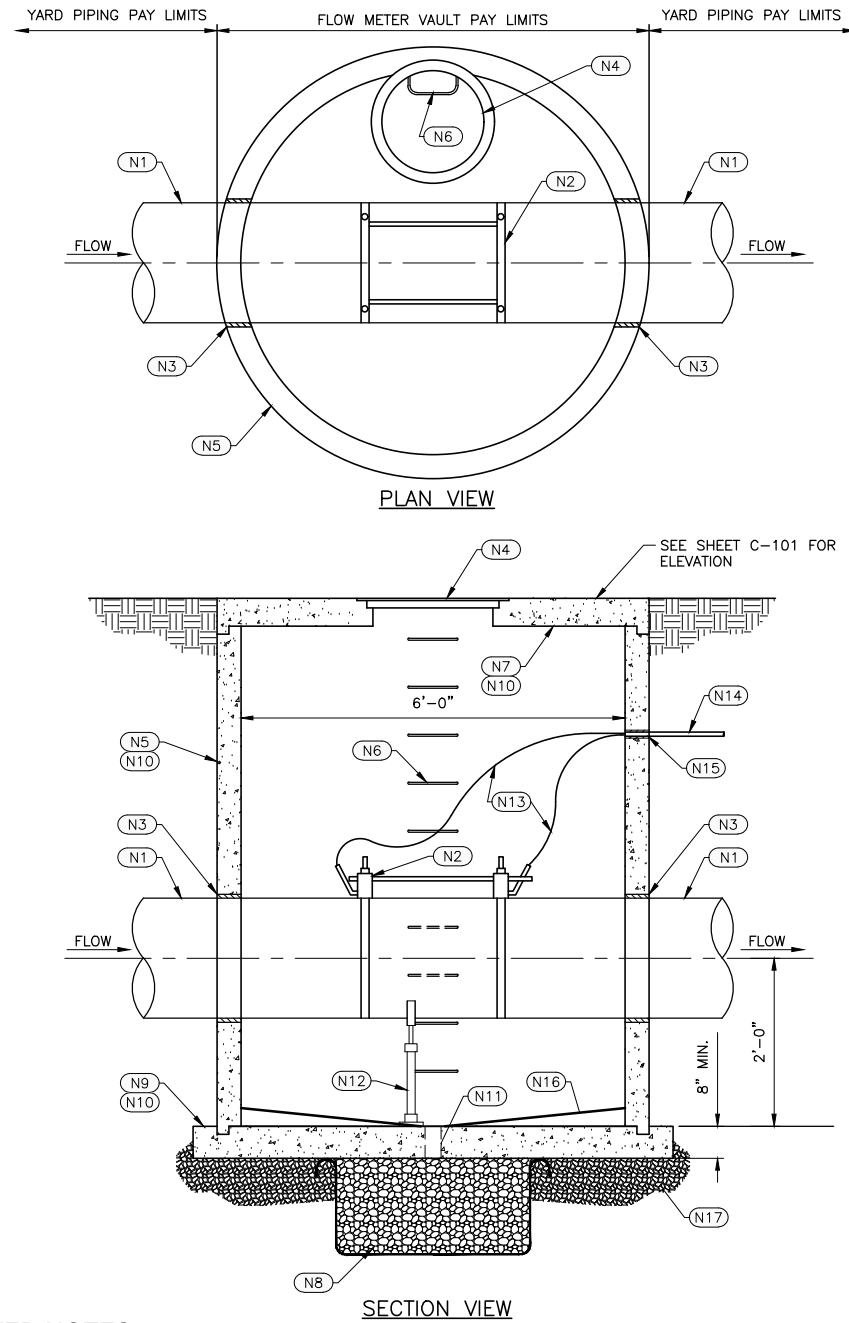
B2 FLOW METER VAULT
SCALE: N.T.S.

KEYED NOTES:

- | | |
|---|---|
| (N1) 12" DI WATER MAIN | (N9) CONCRETE FLOOR SLAB |
| (N2) ULTRASONIC CLAMP-ON FLOW METER | (N10) REBAR NOT SHOWN, PROVIDE REBAR IN CONCRETE TO ACCOMMODATE TRAFFIC LOADING |
| (N3) KOR-N-SEAL MANHOLE CONNECTOR | (N11) 4"Ø FLOOR DRAIN |
| (N4) 24" DIA. MANHOLE LID CAST IN TOP OF LID, ORIENT AS SHOWN IN THE PLAN VIEW | (N12) PIPE SUPPORT, STANDON MODEL S92 OR APPROVED EQUAL |
| (N5) 6'-0" DIA. PRECAST CONCRETE MANHOLE, HS-20 LOAD RATED, PROVIDE MASTIC SEALANT AT ALL JOINTS | (N13) ALLOW 4' OF EXCESS CABLES IN MANHOLE |
| (N6) PLASTIC COATED STEPS PER ISPMC SECTION 502-2.3 AND STANDARD DRAWING SD-509 | (N14) CONDUIT, SEE ELECTRICAL SHEETS |
| (N7) REINFORCED PRECAST CONCRETE FLAT LID WITH LIFTING HOOKS, HS-20 LOAD RATED | (N15) GROUT PIPE PENETRATION WATERTIGHT |
| (N8) 3" DRAIN ROCK PER ISPMC 801 AGGREGATE WITH GEOTEXTILE WRAP, COMPACT TO 95% ASTM D-1557 (15 C.F.) | (N16) CONCRETE FILL, SLOPE TO DRAIN AT 10:1 SLOPE (TYP.) |
| | (N17) 6" 3/4" MINUS, CRUSHED AGGREGATE, COMPACT TO 95% ASTM D-1557 |

NOTES

- ORIENT ACCESS HATCH AND STEPS AS SHOWN IN PLAN VIEW.
- SEE ELECTRICAL SHEETS FOR ADDITIONAL DETAILS.
- CENTER FLOW METER ON UNCUT LENGTH OF WATER MAIN WITH JOINTS A MIN. OF 3' OUTSIDE THE MANHOLE. MAINTAIN LOCATION OF MANHOLE AS SHOWN ON SHEET C-101 & C-111.





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CITY OF TWIN FALLS
SOUTH WELL HOUSE NO. 5 & TRANSMISSION MAIN

CIVIL DETAILS

FILE: 60-19-058 C-504
JUB PROJ. #: 60-19-058
DRAWN BY: KCKMLJ
DESIGN BY: DJB
CHECKED BY: JPE

ONE INCH
AT FULL SIZE, IF NOT ONE
INCH, SCALE ACCORDINGLY

LAST UPDATED: 5/5/2020

SHEET 19
TITLE C-504