

HOMEDALE CITY COUNCIL MEETING  
Homedale City Hall  
31 W. Wyoming Street

October 9th, 2024

6:00p.m.

Council Meeting Minutes

Presiding: Mayor Gheen Christoffersen

Council Present: Steve Atkins, Aaron Tines, Kim Murray, Mike Aebischer

Staff Attending: Alice E Pegram, Jeff Eidemiller, Jacob Hyer

Guests: See Attached

Attorney: not in attendance

Approve Agenda Discussion/ Action: Mayor Christoffersen asked for a motion to approve the agenda, Councilman Tines made the motion and Councilwoman Murray seconded. Motion carried by full council.

Approve Council Meeting Minutes from the September 11, 2024, Meeting: Discussion/Action: Mayor Christoffersen asked for a motion to approve the minutes, Councilman Tines made the motion and Councilwoman Murray seconded. Motion carried by full council.

Police Report: Jeff spoke to the Mayor and Council about the parking ordinances. He said some of the roads are not wide enough and they need to address on and off-street parking. He suggested he and Jacob go to other towns and see how they are doing things. Gheen said he would like to tour the town with Jeff and Jacob. Andrew Kimmel said the City has an extreme right of way; 50 to 90 feet depending on the road. Jacob said they are taking back some of the roads in town. Jeff said it would be easier if it was codified. He suggested we need a 5-year plan on the city's parking. It discussed contacting ITD about changing the parking on Idaho Street. (Highway 19) Jeff said he was going to contact Paul Fitzer about the ordinance.

Public Works Report: Jacob discussed the service orders they completed this last month. (see attached) He added a lot of his and Curtis's time was repairing Ziplly breaks. He said he is in contact with the project manager and hopefully it will go better.

He added he hired a new person, Billy Hockenhul (Beeg)

Jacob spoke about the lead and copper survey they are doing. He said it would be an ongoing thing for quite some time.

Jack said irrigation is off for the season and the RV Park will close for the season at the end of October.

Engineer Report: Andrew Kimmel's report:

Water Project: the updated distribution plans to Jake next week; then they will start laying out the plans for the new building on Ustick; they plan on it mimicking the Riverside well; all electrical will be in one building; the old building will stay but have no electrical. It will still have the submersible, possibly putting the chlorination in the old building and piping it over to the new building, which will have the capability of expansion should the need arise. The electrical room

will be isolated. They will look at putting the chlorination in the older building so if there is ever a spill it won't affect the new building and equipment. The well design is about 60% complete, he asked if they wanted to put the well out for bid now or wait and do it all as one big project? Councilman Aebischer asked how much will be covered by grant; Andrew said approx. 50% to 60% will be grant money and it's for the overall project. He added the piping contractor should be the main contractor.

Sewer Project: Andrew said Desert View was still at the lagoons; the static mixer is in; the liner has been tested and is good. They are working on an issue with the vault. On the lagoon liner, they are going to peel back one to two feet and weld another piece of liner onto it. (Desert View did not get the elevation that is required.) They are supposed to be completed by the end of this month. We are still waiting for the temperature sensor; it is on order. Per USDA, we will need to go out to bid on the manholes that are leaking, we can use grant funds for this.

Comp Plan is ready in English and Spanish. It was decided to have the public survey at the park October 26<sup>th</sup> at Bette Uda Park from 11:00 to 1:00. The City and Great West will provide a free BBQ. Jacob added he would have the lead and copper surveys there.

LTAC increased the allowable transportation grant funds; the city's last one was done in 2008, and they can apply for a new grant; it is 100% grant funded. He added we could also apply for a construction grant for the flashing beacon out by the Middle School and possibly add something for the High School.

Andrew said there are 3 traffic reviews going on now for Highway 95. Clarity Credit Union and the Jackson property. The traffic study showed this area is within an acceptable range and no light would be required at this time. He suggested they check with ITD. Andrew also suggested they square off 3<sup>rd</sup> and Utah, he is waiting for a response. Jacob mentioned that the property where the reader board belongs to the Jacksons, we also water the island from the pump on that property.

Pioneer Road Property, the owners sent a preliminary plot map which did not meet what the Council had said they wanted. The owners want to use the 7,500 sq ft lots to the back of the property and then use the City code of 7,000 sq ft on the other side of the property. The owners need to present their proposed subdivision plot map to City Council during a public hearing. The Mayor and Andrew said they just want to have an idea of what the Council will permit before the public hearing.

City Hall Update: P & Z Report: Alice reported Clarity Credit, the 3 townhomes from Ideal Homes and a new home on 624 Nevada St. building permits were turned in approved, One solar panel and 2 reroofs. One business license; Owyhee Classic Cars and one bartender license. 2025 Dog tags are ordered. Ziplly has applied for a solicitors license, and it is pending.

Attorney Report: no report

Mayor and Council Member Report:

No report

Approve the Bills Discussion/Action. Mayor Christoffersen asked for a motion to approve the bills; Councilman Tines made the motion and Councilman Atkins seconded. Motion approved by full Council.

Mayor Christoffersen adjourned the meeting.

  
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Mayor Gheen Christoffersen

Attest:   
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Alice E. Pegram, City Clerk