

**OFFICE OF THE BOARD OF COUNTY COMMISSIONERS
OF BLAINE COUNTY
REGULAR MEETING OF THE JUNE 2013 SESSION**

Fourth Day

Tuesday, June 18, 2013

Pursuant to Statutory Provisions, the Board of Blaine County Commissioners (BCC) met this day at 9:00 a.m. Present were Chairman Lawrence Schoen, Vice-Chairman Angenie McCleary, Commissioner Jacob Greenberg; County Administrator Derek Voss; County Clerk JoLynn Drage; Operations Director Char Nelson; Recording Secretary Sunny Grant; and *Idaho Mountain Express* reporter Kate Wutz.

Chairman Schoen called the meeting to order at 9:06 a.m.

AMEND AGENDA

McCleary moved, seconded by Greenberg, to amend today's agenda to remove Executive Session for Indigent medical claims; and also to remove Contracts, Grants and Agreements from today's agenda. Motion carried unanimously.

PUBLIC COMMENT - NONE

COUNTY DEPARTMENT REPORTS, DISCUSSION and CONSIDERATION

Clerk's Report – JoLynn Drage

At the Idaho Association of Commissioners and Clerks Conference last week, the State Tax Commission presented changes that will affect the Clerk's office.

Operations Director – Char Nelson

- The trailer that was to temporarily house the clerk's office during construction on the Old County Courthouse is still in the Judicial Building parking lot. To leave it in place for the winter would cost \$6,100 in rent; to remove it would cost about \$3,000. Nelson will see if she can get reduced rent so the trailer and wiring can remain in place until begins.
- The BCC has held two public meetings to consider future funding for Road and Bridge. The 2013 Blaine County Transportation Plan estimated \$31 million will be needed for 12 capital improvement projects. Greenberg asked for a spreadsheet comparing all possible funding methods for Road and Bridge operations and capital funding needs for the next eight or nine years. Nelson will provide the BCC with requested information.
 - The Clerk said there are currently proposals to increase the state gas tax.
 - Depending on the specific levy, 50% of levy funds collected in the cities shall go to the cities. How much would the County need to levy in order to receive the funds it needs? How do local cities' roads compare with County roads?
 - A proposal for bond or levy may require a special election in November 2013 or an election in May 2014. Ballot language would have to be finalized by early September.
- Road and Bridge allotted \$12,000 for a drywell and ADA overlay of part of the parking lot behind the Old County Courthouse. Poor drainage causes water to pool over much of the parking lot, creating dangerous icy conditions. A drywell and compacting the pavers would cost about \$4,500, which can come out of the Operations B budget.
- ITD approved a Local Highway Technical Assistance Council (LHTAC) grant to fund Glendale Road improvements. Design is scheduled for 2018; construction completed in about 2021.
- Hulen Meadows has been staked to show the right-of-way area the County needs to reclaim. Nelson will attend Hulen Meadows HOA.

County Administrator – Derek Voss

- Sun Valley Board of Realtors Government Affairs Director Bob Crosby has requested the County reconsider the four-day workweek. The BCC agreed to reevaluate the four-day work week on its five-year anniversary, or sooner if economic conditions change radically.

CONSENT CALENDAR

- **Beverage Licenses: The Town Pump, Rolling in Dough, and KB'S.**

McCleary moved, seconded by Greenberg, to approve the Consent Calendar for June 18, 2013.

McCleary moved, seconded by Greenberg, to convene as the Blaine County Ambulance Board. Motion carried unanimously.

AMBULANCE DISTRICT FY2014 BUDGET PRESENTATION:

Also present: Wood River Fire Protection District Chief Bart Lassman; Ketchum Fire Chief Mike Elle; Board of Fire Commissioners for the Wood River Fire District Chairman James Frehling; Wood River Fire District Fire Commissioner Jay Bailet; and Chief Deputy Clerk Leslie Londres.

Ketchum Fire Chief Mike Elle presented the Ambulance District FY2014 budget on behalf of ambulance contractors. Contractors have increased operational awareness, and forged new intergovernmental and automatic aid agreements that provide the benefits of functional consolidation. The Ambulance District

now has ambulances and volunteers living in outlying areas. The Ambulance District's strength is in the vast experience and knowledge of its personnel, who take personal responsibility for the service they deliver and the costs associated with the service.

Sixteen percent of emergency calls are simultaneous with one or two other calls, which requires all agencies to work together and back each other up. Due to Blaine County's aging demographic, even local calls are becoming more complex. Ketchum now responds to more backcountry rescues than structure fires. Special events on Baldy, mountain bikers and paragliders produce a lot of calls. Backcountry rescues are manpower-intensive, high risk and require a lot of training. Local emergency services partner with the Forest Service, Air St Luke's, Army National Guard, Sun Valley Trekking and personnel from other neighboring counties for backcountry calls. While local personnel resources are in the backcountry, adequate resources have to remain in town for local emergencies, which requires considerable coordination and cooperation among local agencies.

A 9½-hour night-long technical rescue is very complex, and can be dangerous. Local emergency agencies rely on a volunteer core who leave better-paying "day" jobs to join in emergency response.

When an emergency call comes in, Dispatch puts out a call to all paramedics. The nearest person is the first responder. Emergency Medical Dispatch communications make everything safer and more efficient for patients and responders. Fire chiefs all attend Emergency Communications Technical Advisory Committee meetings.

Interoperable communications, local and statewide, with all partners, including law enforcement, is beneficial but has a lot of issues. Radio system costs are high at this time, and partners are looking for solutions. Staff continues to search for new revenue streams and to review and update fee schedules.

Wood River Fire Protection District Chief Bart Lassman said the busiest time of day is 4:00-8:00 p.m., Tuesdays and Saturdays in July and August. The biggest user age group is 20-29, which far exceeds the second biggest user group of 40-59. The third group is the aging population.

The budget request covers contractors' cost of readiness for basic and advanced needs.

- There is no ambulance capital purchase this year.
- Budgets now focus more on training advanced rescue techniques and medical skills.
- The Ambulance District is no longer the primary provider for interfacility transfers. Last year's ambulance fee increase was designed to cover the revenue decrease from St. Luke's assuming that responsibility.
- Services provided are increasingly medical calls and rescues over structure fires.

The Ambulance District and Blaine County Administrator Derek Voss commended the Ambulance District contractors on their unified sense of purpose and inter-cooperation for the safety of Blaine County residents and visitors.

The Ambulance District suggested the providers consider doing a public backcountry preparedness class for mountain bikers, paragliders, dirtbikers, and others who use the backcountry.

BLAINE COUNTY COMMISSIONERS RECONVENE

McCleary moved, seconded by Greenberg, to reconvene as the Blaine County Board of Commissioners. Motion passed unanimously.

SKILLED NURSING CARE TRANSITION PLANNING

Also present: Blaine County Chief Deputy Prosecuting Attorney Tim Graves; Chief Deputy Clerk Leslie Londos; Blaine Manor representative Linda Haavik; Blaine Manor Finance Director Stephanie Jaskowski; Blaine Manor Board President Marsha Riemann; Safe Haven representative Dave Hennessy; Croy Canyon Ranch Foundation Campaign Chairman Anita McCann and Croy Canyon Ranch Foundation advocate Mike McCann; Committee to Save Blaine Manor representative Jim Laski; and *Idaho Mountain Express* reporter Tony Evans.

Recent discussions of the Skilled Nursing Care Transition Team:

- County HR Generalist and Safe Haven HR want to review and prioritize the Transition Team's HR concerns, and set a timeline.
- The State Historical Society wants to be sure a couple structures on Safe Haven's Bell Mountain property are categorized and documented for historical purposes.
- Safe Haven expects financing for Bell Mountain to be secured by the end of the month.
- HR professionals are reviewing the Affordable Healthcare Act, which presents challenges in providing employee benefits for transition employees.

Graves and Safe Haven's attorney have edited drafts of the Transition Service Agreement. The process is proceeding positively, with little argument on either side.

Greenberg noted another facility for memory care and assisted living is breaking ground in Hailey.

BOULDER-WHITE CLOUDS NATIONAL MONUMENT DESIGNATION PROPOSAL

Also present: Idaho Conservation League (ICL) Executive Director Rick Johnson; ICL Central Idaho Associate Dani Mazzotta; ICL Central Idaho Field Office summer intern Trent Hodges; Sun Summit South President Chip Deffe; Wood River Bike Coalition (WRBC) Executive Director Brett Stevenson; WRBC Working Board Member Mia James; USA Cycling Road and Dirt Camps Organizer Bill Olson; and Lili Simpson.

ICL Executive Director Rick Johnson related the history of many years unsuccessfully promoting wilderness legislation. Conservation groups are now looking for an alternative strategy to protect the many uses of the Boulder-White Clouds. They suggest seeking National Monument status through the Antiquities Act.

The Antiquities Act has a history of being used to protect various kinds of archeological, historical, conservation and natural resources. ICL has met with The Wilderness Society, Blaine County Recreation District, the International Mountain Bicycling Association (IMBA), neighboring County Commissioners, the ranching community, etc., to assemble the greatest diversity of people in support of National Monument designation of the Boulder-White Clouds. If the Administration undertakes a proclamation, a public process will follow.

The Boulder-White Clouds landscape level protection proposal covers the east and west sides of the mountain range, and includes key watersheds. National Monument protection protects many values of the ICL including watershed, wildlife and habitat, solitude, human-powered recreation, etc. Monument protection would also cover the highest elevation-road in Idaho; tundra-type ecosystem with plants that are found nowhere else; and old mining historic resources such as Boulder City and Livingston, including mine clean-up.

The SNRA covers a large face of the west side of the mountain range. Some groups advocate that the Boulder-White Clouds National Monument designation should include the SNRA; but the ICL would rather see the National Monument complement the SNRA. Many National Monuments are managed by the Forest Service. National Monument status would be of economic benefit to the community; and the ICL wants to make protection of the Boulder-White Clouds a community endeavor. Johnson asked the BCC what they think the President's National Monument proclamation should state as an overall vision and long-term view for the Boulder-White Clouds, including particular "objects" to be protected and clearly the "wildland values" of the area. The President's Proclamation will set the tone for a landscape-level management plan, which by law must be in place in three years.

BREAK

LAND USE AND BUILDING SERVICES HEARINGS

- **Nichols Landscapes Community Housing – Planned Unit Development.** Public hearing and consideration of an application by Nichols Landscapes for a CH-PUD consisting of a single Community Housing Unit associated with a commercial use. The project is proposed at 105 Hospital Drive. The property is zoned Medium Density Residential District (R-.4), with Community Housing Overlay District (CHOD), and is located within Section 30, T4N R18E, BM, Blaine County. The Planning & Zoning Commission recommended approval on May 23, 2013.

Also present: Blaine County Land Use Administrator Tom Bergin; County Senior Planner Kathy Grotto; applicants Karl Nichols and Carol Pintler.

Grotto said former occupants had abandoned the business on the property. Landscaping contractors are only allowed on this property in the R-.4 Zoning District as a Conditional Use through the CH-PUD Overlay District. This is a commercial CH-PUD with a very small CH requirement. Grotto read notice.

McCleary moved, seconded by Greenberg, that notice was adequate. Motion carried unanimously.

The P&Z approved the Conditional Use Permit for this property, contingent upon the BCC's approval of the Community Housing Planned Unit Development (CH-PUD). Size and parking limitations are allowable with a Conditional Use Permit through the Community Housing Overlay District.

The building has been abandoned for a period of time. Prior to that, the use (which was not a landscape contractor) did not have a conditional use permit. A landscaping business is only allowed on this property through the Community Housing-Planned Unit Development Overlay. Since it is a business, it incurs a CH requirement, which is 1/10 unit, but the applicant is proposing one full 1BR unit. The applicant meets all Community Housing requirements and exceeds Blaine County Housing Authority recommended approval. The applicant will charge below the allowable maximum rent.

Applicant Carol Pintler said the company is moving the business next door onto a Hospital Drive site. They want to convert the existing older house to a 2BR unit downstairs and 1BR CH apartment upstairs, and offer both units to employees. The rental units, targeted to Category 1 or 2, are being insulated, totally renovated and have adequate storage. The Blaine County Housing Authority guidelines include a provision for developers who provide units for their employees. The BCHA will establish a special applicant pool for the development.

There is a designated employee parking area. Access to the highway has been eliminated. There is a landscaped buffer along the highway with breaks for wildlife passage. They will add landscaping between the house and the hospital parking lot. P&Z wanted additional landscaping on the south side of the lot, but ITD owns that land and has no plan. They will lay down more gravel as dust abatement as excess gravel becomes available. The house is now connected to Sun Valley Water & Sewer. There is room onsite for snow storage. The required setback from the highway is 25 feet. The house is set back 24 feet from the highway, so is non-conforming by one foot.

The applicant will install a sidewalk on the hospital side, but would like to wait until their summer work schedule slows down and will install the sidewalk themselves. They will submit a security agreement with a deposit of 150% of the value of the sidewalk installation.

PUBLIC COMMENT - NONE

Greenberg moved, seconded by McCleary, to approve the application for Nichol Landscape for a Community Housing Planned Unit Development, finding that the project complies with the criteria set forth in Title 9, Chapter 35 Community Housing Overlay District, subject to the conditions outlined in the draft. The project is compliant with the Comprehensive Plan and Standards of Evaluation. Motion carried unanimously.

LAND USE AND BUILDING SERVICES DISCUSSIONS AND CONSIDERATION

• Comprehensive Plan Update

Also present: Kim Nalen.

Grotto discussed Ketchum’s update of their Comprehensive Plan, the South Gateway area and Ketchum Areas of City Impact with Ketchum Planning staff. She plans to meet with Planning staff from other cities as part of updating the County’s Comprehensive Plan.

• Other Land Use comments:

Blaine County Land Use Administrator Tom Bergin told the BCC about upcoming special meetings and a potential Land, Water and Wildlife project.

EXECUTIVE SESSION

McCleary moved, seconded by Greenberg, to go into Executive Session, pursuant to Idaho Code §67-2345 1(a), Personnel, to discuss staffing for the Comprehensive Plan Update Steering Committee; and, pursuant to Idaho Code §67-2345 1(f) to discuss with legal counsel the legal ramifications of and legal options for pending litigation; and, pursuant to Idaho Code §67-2345 1(i), to discuss potential claims arising out of transition from Blaine Manor to Safe Haven with the County’s risk manager. Roll call: McCleary (aye), Greenberg (aye), and Schoen (aye). Motion carried unanimously.

OPEN SESSION RESUMED

ADJOURN

At the hour of 2:23 p.m., the BCC finding no more business before them adjourned.

Attest: _____ Approved _____
JoLynn Drage Lawrence Schoen
County Clerk Chairman