

**City of Teton
Tetonia City Council
Regular Meeting
City Hall-3192 Perry Ave
April 9, 2018 – 7:00 pm**



Open Meeting

- Call to order by Mayor at 7:00 pm/Pledge of Allegiance
- Roll call by Clerk – Council Member, Bucky Matkin; Council Member, Nanci Garling; Council Member, Aaron Hansen; City Attorney, Bart Birch; Council President, Tom Abbott was excused.
- Others in attendance – Linda Herrera, Board Chair Planning and Zoning; Scott Kauf, Owner Tetonia Club

Planning and Zoning

Building permits

Linda Herrera reports that a building permit has been issued to Martin Velazquez who is building a spec house in the Rammel Subdivision.

Tetonia Club

Linda Herrera and Scott Kauf advise that Scott applied for the liquor license from the State of Idaho. He would like to get the liquor license from the State, then get the one from the County and finally get the one from the City.

In the current City Code there is no provision for a bar in the Commercial Downtown area. There is a reference to a tavern in the subsequent pages in the discussion of parking requirements.

Scott bought the building in 2001 and applied for the liquor license at that time. The building has a history of being a bar. It was the first bar in Teton Valley.

The Council discussed that without verbiage one way or another – not specific language that the designation should be in favor of the land owner. Dave's Pubb did an addition in 2008 and to their knowledge no issue was raised at that time.

Scott advises that the Fire Marshall inspected the building today and he expects to have a CO from the building inspector Jason Latham by next Monday.

According to Scott, he has to have the business open to the public 8 hours a day for 6 days a week for the first six months. After that he can establish his own hours. You can't serve a drink before 10 am or after 1 am.

At this time, he does not plan on serving food. He would like to use the old neon sign which is currently inside the building.

Linda Herrera states that there are several issues with the current City Code – one of which is the lack of designation for a bar in the commercial downtown area. Planning and zoning recommends that the Tetonia Club's use as a bar fits for the area, but it isn't actually designated that way.

The Council discussed that if it isn't specifically prohibited, then it should be ok. If it is specifically prohibited then it can't happen. The Council is trying to invite businesses into town. The Tetonia Club intends to operate as a small family business. Scot states that he would love to be a part of the increases business within the City.

The Council agrees with P&Z that there needs to be a conditional use permit for the facility to be used as a Boarding House. Right now we are looking at a bar for the next few months and then will consider opening for lodging.

Council give the OK to do a tavern and gave the Tetonia Club the nod to go forward.

P&Z is advised that anytime there is a question over a new issue as this was, that it should be brought to the Council.

Rick Miller – EIDC

Water Project - 3H will be coming back on site 4/23. Well drilling will be starting soon. The Interim financing with the Bank of Commerce. City of Tetonia will need to make a request for an extension on the interim financing. At the next construction they will determine the new deadline for completion of the project. Bond determination and bank determination. Construction meeting next week.

City Park Improvements – Does the City want to proceed with an application for a block grant for the Park? The funding is limited to \$150,000. The money can go to various things in the Park. Improvements should be able to be used by any of the general public. Any bids for improvements does require Davis Bacon Wages. Some options would be to enlarge and improve the existing pavilion or to doing something like smaller gazebos around the park.

The Council wanted to know if they could get quotes on restroom units that can just be brought in and sit up. The City would have to put down a pad. The Council thinks that they could get one toilet that would be a unisex toilet and it could also be ADA compatible. Have not been looked into it.

It would also be nice to make improvements that would allow the pavilion to be used in all season. The current pavilion is hard to keep the ice off the floor in the winter.

Rick states that matching funds are important. The bigger the matching fund commitment, the better likelihood that funding will be granted. He would anticipate that the match should be \$40,000 to \$80,000. One of the things that needs to happen is to have another LMI (low and moderate income) survey. He anticipates that the cost of that new survey will run about \$1800.00.

Park applications are due in September. Private donations would improve the chances of getting the grant. Private donation shows that the people are interested in taking care of their park.

Rick suggests that the city get a good idea of the cost of whatever they might want to do and then move forward with getting the survey. This will allow for input from the citizens. The City should also get an architect on board to make an accurate estimate of what things are going to cost. If a grant is awarded under \$25,000, the job can be awarded without publication.

Nanci Garling moved to have the City apply for the grant and in preparation for that, to conduct the survey. Aaron Hansen seconds the motion. All in favor. Motion carries.

Rick will need an updated address list with the most current addresses for the people inside the City Limits. Jean will get an updated list in an excel format over to Rick.

Property at 6170 south 3rd

This issue is set for trial on May 9th. However, it appears that they are working hard to get it cleaned up. We could have gone after the renters, too. Either the owner or the renter can be held responsible. Any vehicles on the lot that do not run should be removed.

The City should send out letters or contact owners/renters about the first part of May to put them on notice that they need to clean their property up. Letters should be submitted with a photos of the problems.

PUBLIC WORKS

Mitch states that he went back to the doctor just last week and that they doctor thought he shouldn't got full time just yet. The Council requested that Mitch let them know if he needs any help.

At the corner of Central Street and North 7th, the residents there had a water problem when we had a heavy snow followed by a warm spell. They is not much that can be done to keep this from happening. There is currently nowhere to direct the additional run off water when it comes down the hill. It is on the list of emergency project to deal with in the future.

Make sure we don't make this issue worse with our water project.

Consent Agenda

Minutes – Nanci Garling moves to accept the minutes from March 12, 2018. Bucky Matkin seconds the motion. All in favor. Motion carries.

Claims and revenue – Bucky moves to accept claims for March, 2018. Nanci Garling second the motion. All in favor. Motion carries.

Adjournment - Bucky Matkin moves to adjourn the meeting. Aaron Hansen seconds the motion. All in favor. Motion carries.

Gloria J Hoopes, Mayor

Date

Jean E Hansen, Clerk

Date

