

**APPROVED**

**City of Stanley  
Council Meeting  
Tele-Conference  
April 08, 2021**

**IN ATTENDANCE FOR THE CITY:**

Mayor Steve Botti, Council President Laurii Gadwa, Councilmember Austin Clegg and Councilmember Tim Cron, and Councilmember Gabriel Cardoso. All answered to roll call. City staff members included: City Clerk/Treasurer Cari Tassano. At 6:37 Councilmember Clegg phone was disconnected.

**OTHER ATTENDEES:**

Amy Klingler, Hunter Diehl, Greg Wallace, Charlie Thompson, CJ Sherlock, Jeff Welker, Trent Avery, Elmar Grabher and Fritz Grabher.

**CALL TO ORDER:**

The meeting was called to order by Mayor Botti at 5:00 p.m.

**AGENDA AMENDMENTS:**

none

**MAYOR COMMENTS:**

We are continuing to work on the Work Force housing site. We have applied for a Gem Grant for the drilling of a well and a need analysis. We will need a Special Use Permit from the Forest Service to extend a sewer line from the current line at the lift station.

**COUNCIL COMMENTS:**

none

**COVID-19:**

Amy Klingler is happy to report that anyone over 16 is eligible to receive the COVID-19 vaccine. Currently the vaccine available in Stanley is the Moderna vaccine. She wants everyone to still be cautious while there has been some new news regarding variants along with the general cases that are still being reported. ICU admissions and death rates are improving and hopefully we can be a little more optimistic per Councilmember Clegg. Klingler wants us to be cautiously optimistic.

**CITIZEN PARTICIPATION:**

Charlie Thompson reiterated his concerns that he expressed on March 10, 2021, Special Meeting, he is very concerned with the potential of having a good well or even a functional well at the current work force housing site on Museum Drive. He feels with Biden's infrastructural bill there may be money available for the City. Once again maybe we should try and trade property with the Forest Service where water is more feasible. Maybe we should hire a City Manager for this project and others.

**COUNCIL ACTION ITEM LIST:**

none

**ORIGINAL IN RED**

**CONSENT AGENDA:**

03/10/21 Special Meeting and the payment approval report – unpaid and prepaid bill for March/April. Council President Gadwa moves to approve the consent agenda. Councilmember Cardoso seconds. Roll Call Vote: Council President Gadwa – Aye, Councilmember Cron – Aye, Councilmember Clegg – Aye. Councilmember Cardoso – Aye. All approve. Motion passes.

**LAW ENFORCEMENT:**

The City Council is in receipt of the written report from the Custer County Sheriff’s office, the Council acknowledges the report.

**COMMUNITY BUILDING:**

none

**PIONEER PARK:**

Botti reported that the Stanley to Redfish Trail should be completed by July 2021. We are hoping to have the connector trail into town started this summer. We currently have an MOU with the Division of Aeronautics to have our trail cross their property, associated with this we will also need a special use permit from the Forest Service, they have an easement on Division of Aeronautics property so we therefore will also need their approval. One last thing we will need to be complete is on the east end of Critchfield, the corner of the property will hopefully be deeded to the City of Stanley so we can obtain a grant or grants for the Trail.

The groomer shed had some damage to it from a recent storm. We have ordered material to fix the shed.

**STREET AND ROADS:**

We are currently working on the 2021 Summer Street and Roads contract.

**AD HOC COMMITTEES:**

Cemetery: none

Code Review: need to work on Title 17 and on the Open Land District

Sawtooth Interpretive & Historical Association: none

Snowmobile Groomer: none

Chamber of Commerce: unfortunately, they lost the executive director they just hired. They are currently re-looking at an applicant that they considered last summer.

**OLD BUSINESS:**

Potential cost of an annexation survey for the property at Museum Drive and surrounding areas: these costs would include boundary research, ownership, record of survey, establish monuments, and a legal description. the estimate for this work would be \$6,700.00. The Council will need to consider if we need to try and find the money for this fiscal year or next fiscal year? The conversation turned to whether this property was the best spot for our Housing project. Mayor Botti gave background of other options vs. this 4-acres for work forces housing:

1. City wide water system (very big undertaking and very expensive).
2. Put limited housing on the 1.4 acres we own on Airport Road, this is also a preferred site for the groomer building.
3. Trade the land the City owns west of town for property owned by the Forest Service on Benner Street.

Mayor Botti wouldn’t consider any of these options unless we don’t find water. Option #3 listed above would be very time consuming and could possibly take years. We currently own

the 4 acres and if we don't find water in the flats, there is the possibility we could drill up on the hill owned by the Forest Service, to do this we would need a Special Use Permit (which is possible, this has been previously discussed with the Forest Service).

Council President Gadwa pointed out we are only discussing the annexation of the 4 acres down at Museum Drive and the cost to pay for the annexation survey in this discussion. Councilmember Cron suggested we drill the well first and then consider the annexation. This discussion will be tabled until our next council meeting on May 13th so everyone has time to review the different options and considerations.

City Council approval of Gabriel A. Cardoso as Councilmember for Seat #4: Council President Gadwa moves to approve Gabriel A. Cardoso for Councilmember Seat #4. Councilmember Clegg seconds. Roll Call Vote: – Council President Gadwa - Aye, Councilmember Cron – Aye, Councilmember Clegg – Aye. All approve. Motion passes. Mayor Botti presented Cardoso with his certificate.

**NEW BUSINESS:**

Mountain Village Resort 2021 Camping proposal for Special Events: Councilmember Cardoso moves to approve the 2021 Camping Proposal. Councilmember Cron seconds. Roll Call Vote: Council President Gadwa – Aye, Councilmember Cron – Aye, Councilmember Clegg – Aye, Councilmember Cardoso – Aye. All approve. Motion passes.

Temporary RV Employee housing request:

1. City of Stanley – 510 Eva Falls Avenue – Greg and Judy Wallace  
Councilmember Cron moves to approve temporary RV Housing. Councilmember Cardoso seconds. Roll Call Vote: Council President Gadwa – Aye, Councilmember Cron – Aye, Councilmember Clegg – Aye, and Councilmember Cardoso – Aye. All approve. Motion passes.

The City Clerk made the City Council aware of the Mountain Village trailer request on Ace of Diamonds for temporary RV housing but was not put on the agenda (the request was included in their packets), this trailer has been approved over the last few years. The Council acknowledged the trailer, and this will be put on the agenda for the next meeting for Council approval.

Possible consideration of an amendment to the Wireless Communication Facilities Ordinance to restrict cellular antennas in certain districts: Mayor Botti read a handout given to the City Council with FCC and FDA regulations. Even though we cannot control certain aspects, we can control the visual impact to our town. It was discussed that in a future meeting they would like to consider changes to our Wireless Communication ordinance to protect our town.

Permitted uses for Open Land District: Botti handed out possible revisions for permitted uses in the Open Land District as discussed in previous meetings and based off the committee that was created between Councilmember Clegg and Council President Gadwa to give further definitions to the Open Land District. Wood River Land Trust owns the Valley Creek Preserve and their intention is to transfer the land over to the City of Stanley with restrictions, carrying forward the terms of the grant from the State of Idaho, currently this property is in residential B zone, Open Land District seems to be the best district for this property. If we rezone it to Open Land District then we would probably need to revise the ordinance. There are some things the management plan for the Valley Creek Preserve would be in conflict with the current permitted uses in the Open Land District.

Jeff Welker and C.J. Sherlock are very worried and feel threatened about their situation on Valley Creek with safety, traffic, influx of people on Valley Creek shoreline and wildlife being disrupted, the stream flow being changed and possibly flooding their property, trash management, and law enforcement. They have a deck that is in full view of Valley Creek and they witness the public doing the craziest things on the shoreline of Valley Creek. Sherlock suggested having the preserve entrance down creek from their place. Mayor Botti clarified the grant money Wood River Land Trust used to purchase the preserve is to help restore Salmon habitat that was granted through the Idaho State Fish and Game, it is also a requirement to have public access. This is why it is important what happens on the preserve they are mandated to preserve it, preserve and protect Salmon Habitat and create public access. Whether the City or WRLT owns the property these restrictions will still be in place. There already is a private road on Valley Creek that WRLT owns part of, so if we say no roads, then that road would go away. The Open Land District also applies to property up by the airport, we need to have roads in this area. The City Council further discussed how this effects the whole Open Land District. The management plan could put further restriction on Valley Creek Preserve if necessary.

Councilmember Cron moves to further pursue the permitted uses and make the changes to Open Land District to include the permitted uses we just discussed today, the accumulation of information supplied by the special committee and add bathroom facilities.

Councilmember Cardoso seconds. Mayor Botti pointed out this motion is to proceed with drafting this language into a proposed ordinance, we are still required to have a public hearing before any further action or decisions can be taken. Roll Call Vote: Council President Gadwa – Aye, Councilmember Cron – Aye, and Councilmember Cardoso – Aye. All approve. Motion passes. Councilmember Clegg phone was disconnected at 6:37 p.m. (prior to this motion).

**BUILDING PERMIT:**


Building Permit #959 – Curly Wood, LLC - 795 Merritt Lane – 1,868 sq. ft addition to current building permit #920. the City of Stanley received plans on 3/22/2021 with no new building permit request (building was underway prior to this date). On 4/6/2021 a building permit request and the topo map were submitted. Mayor Botti pointed out that the construction started prior to requesting a building permit. It appears that they pushed the building footprint of the addition into the hillside, it appears that they cut into the hillside further than the building footprint required, the slope is more than likely greater than 15% which requires provisions in the Hillside Ordinance 17.40.032. The Hillside Ordinance would need to be abided by. Trent Avery with Grabher Construction stated, "we had a Geotechnical Engineer at the construction site, it was our intention to have this report to you, but because everyone was so busy, he has not supplied us with this report yet, the report should be to us by next week". According to Avery there is also a re-vegetation report that has not yet been given to the City of Stanley. Elmar Grabher with Grabher Construction stated, "the plans that were submitted on 3/22 should have been sufficient", "they also have their previous building permit #920, they should be able to excavate the property with this permit alone, currently there are G blocks installed, we excavated early because they wanted to do this when the frost was still in the ground". Mayor Botti pointed out the building permit #920 that was issued in 2019 was for a different building footprint. The Building Permit #959 request is for a new building footprint. According to Grabher They only excavated the platform for the new addition. Botti informed Grabher that this work is not permitted without a new building permit and that further documentation is required: the vegetation report, rehabilitation report, hillside ordinance provisions, and the Geotechnical Engineering report. Grabher felt some of these requirements were in the original building permit request (#920), he suggested that the City Council come and look

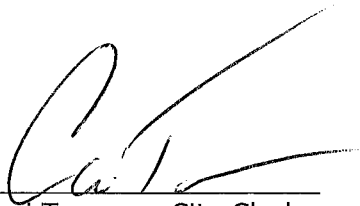
at the job site tomorrow. Council President Gadwa suggested the City Code inspector and the Mayor need to go over to the job site and address the necessary requirements or any additional requirements prior to any approval. Councilmember Cron moves to deny building permit #959 due to an incomplete building permit being presented. Councilmember Cardoso seconds. Roll Call Vote: Council President Gadwa – Aye, Councilmember Cron – Aye, Councilmember Cardoso – Aye. Permit #959 is denied. Motion passes. A meeting on the job site was scheduled for tomorrow at 12:00 p.m. Gabriel Cardoso, Tim Cron and Mayor Botti all agreed to attend.

**CITY CLERK REPORT:**

The City Clerk asked if there were any questions or concerns on any of the financials, there were no question. She also notified everyone that starting in May all the Council meeting will begin at 6:00 p.m.

Mayor Botti adjourns the meeting at 7:37 p.m.

  
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Steve Botti, Mayor

ATTEST:   
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Cari Tassano, City Clerk

