

CITY COUNCIL REGULAR SESSION

JULY 11, 2016  
203 Broadway Ave N

PRESENT:

Tom McCauley	Mayor	Elizabeth Barker	Treasurer
Michael Higbee	Council President	Karen Drown	Clerk
Pam McClain	Council Member	Regie Finney	Public Works Director
Kyle Hauser	Council Member	AJ Gray	Water Superintendent
Sue Gabardi	Council Member	Scott Bybee	City Engineer
Bill Nungester	City Attorney	Concerned Citizens	

PUBLIC SALE opened at 7:00 PM.

Mayor McCauley opened the public sale of the property known as the “Seneca Dorm Property”. He asked if any offers had been received on the property. Karen informed him no offers had been made. Mayor McCauley stated the public notice requirements had been met so the property could be sold to any interested buyer in the future.

REGULAR SESSION called to order at 7:05 PM.

CONFIRMATION OF QUORUM:

Karen Drown confirmed a quorum.

Michael moved to change the agenda and move Citizen’s Concerns before Old Business. Pam seconded the motion. There was no discussion and the motion passed.

CITIZENS CONCERNS –

Kurt Matkin, 912 Robertson, came before Council with a concern about the chlorine coming through the water system. He explained that a water operator had tested his water this year and also last year. He discussed the test results in parts per million with Council and his concerns about the water. AJ Gray, Water Department Superintendent, explained that chlorine is measured by EPA standards of milligrams per liter. He also reviewed the test results from 912 Robertson on the service orders from both years and the tests came back within the range or below that the treatment plant runs at. AJ also explained that with chlorine if it can be smelled or tasted then it is too low. There was a discussion about the options for a filtration system. Mayor McCauley also stated the treatment plant is monitored by alarm systems and reports are submitted to the state.

Gigi Johnson had called City Hall and Elizabeth had taken a message. Gigi stated she was looking at purchasing a property in Buhl and if Council did not reconsider the 2<sup>nd</sup> Amendment request she would consider not purchasing the property. Mayor McCauley stated that after review by legal authorities the city could change the code but it was not necessary and nothing violates anyone personal rights. There was a discussion about the number of emails that Council members had received and that the majority of the senders were not recognized as citizens of Buhl. Mayor McCauley ended the conversation by stating that city code does not contradict state code.

#### OLD BUSINESS:

- ... Minutes of June 27, 2016: Kyle Hauser moved to approve the minutes; Pam McClain seconded the motion. There was no discussion and the motion passed.
- ... Monthly Claims for Payment: Pam McClain moved to approve the monthly claims for payment; Sue Gabardi seconded the motion. There was no discussion and the motion passed.
- ... Monthly Reports: Pam McClain moved to approve the monthly department head reports minus the police department report; Kyle Hauser seconded the motion. There was no discussion and the motion passed.
- ... Clerk/Treasurer Report: Pam McClain moved to approve the clerk/treasurer report; Kyle Hauser seconded the motion. There was no discussion and the motion passed.
- ... Monthly Report: Scott pointed out to Council there had been a very nice article in the Times News concerning water and wastewater facilities in the Magic Valley and it did a very nice job of putting Buhl right up front.

Scott also informed Council the new Director Megan Ronk and COO Bobbi-Jo with the Department of Commerce had come for a meeting with Mayor McCauley, Scott and Regie. They discussed previous projects and the upcoming ICDBG project. They took them on a tour of town and the Seneca facility. They also discussed the tight timeframe Buhl is under when a Request for Information (RFI) comes in from a company or developer. After the discussion Buhl has been added to the list to get the RFI quicker which will allow more time to gather the information they are requesting.

Scott updated Council and let them know there was a company scheduled to look at the Seneca facility this week.

The last item Scott had was that city staff would be meeting with contractors to discuss workload and timeframe for the ICDBG project. Scott added the city has a year to

complete the project but would like to finish sooner rather than later; but would also get the best opportunity for the city on pricing for the project.

- ... Additional Information on Rate Structure for Utilities: Elizabeth explained she had looked at the audited financial statements to look at how costs are increasing. A piece of that is depreciation which is a real cost to the enterprise funds because you have to replace equipment. She explained in the four years she has been here belts have been tightened but there are not a lot of areas which can be cut further.

Water: Revenues in this department are volatile because of a number of factors ranging from industry usage to weather. Chemicals and parts prices have increased. Administration and the department are looking at the numbers closely month to month to watch bottom line.

Sanitation: Regie explained that since the Community Service position had started tonnage on the garbage was up because people are cleaning up their properties.

Wastewater: Equipment that was installed originally is going to need replaced. And chemicals and parts have gone up just like the water department.

There was a discussion about the rate increase in 2013 and the shift that was done from bonds to the utility portion in the "Bond Savings Transfer Fee". Elizabeth explained those fees have been used to absorb operating and maintenance cost increases because there had not been a rate increase the last two year but the costs for operating and maintenance had increased.

#### NEW BUSINESS:

Urban Renewal Agency Board Appointee: Kyle moved to approve Tom McCauley to the Urban Renewal Agency Board. Michael seconded the motion. Mayor McCauley stated Scott had checked with the state to make sure it was appropriate, which it is. There was no discussion and the motion passed.

A recess was taken from 7:55 PM to 8:05 PM.

#### Initial Council Review of Utility Budgets:

Water: AJ presented to Council his proposed budget and explained a number of items. He stated that the supply of parts that was previously at the water treatment plant has been used up over the last 3 or 4 years and he was not ordering in the quantities previously ordered. He explained the

EPA has a new lead law which has increased the cost of parts. He added that the city had purchased a number of rebuilt Neptune meters which are now failing and going to need to be replaced. There was a discussion of the cost of chemicals going up and the way maintenance is done to be preventative. The training budget was also discussed because the water operators are attending classes to gain their continuing education credits and ability to test for certifications.

Sanitation: Regie explained the biggest item in sanitation is the replacement of the garbage truck. He explained that when a new truck was purchased they would use it while it was in warranty to work all the kinks out of it. Once the warranty was up then they would go back and use the old truck until it was not workable.

Wastewater: Regie explained the gas and oil line item was up because that also covered maintenance on the generator which needs to be done more often and more in depth. He also explained the salaries are on the high end and he didn't allot the full amount of the hourly increase authorized by council.

COUNCIL CONCERNS – Pam informed Council that she had started the High Five Grant letter of intent. She had requested some information from the school district and needed that before she could move on.

Kyle commented the City got its bang for the buck on the 4<sup>th</sup> of July fireworks show. He stated it was a great show that seemed to just keep going.

MEETING ADJOURNED – Michael Higbee moved that the meeting be adjourned; Sue Gabardi seconded the motion and all were in favor. The meeting was adjourned at 8:37 PM.

Minutes prepared by Karen Drown, City Clerk