

**MINUTES  
CITY COUNCIL MEETING  
Bonners Ferry City Hall  
7232 Main Street  
267-3105  
April 20, 2021  
6:00 pm**

Mayor Dick Staples called the Council meeting of April 20, 2021 to order at 6:00 pm. Present for the meeting were: Council Members Adam Arthur, Rick Alonzo and Ron Smith. Also present were: City Attorney Andrakay Pluid, City Clerk/Treasurer Christine McNair, City Administrator Lisa Ailport, City Engineer Mike Klaus and Contract Planner Clare Marley. Members of the public present were: Marciavee Cossette, Jerry Higgs, Denise Crichton, Fay Almond, Callie Riese, Dave Gray, David Clark and Rose Shababy.

**Join video Zoom meeting:** <https://zoom.us/j/17672764>  
**Meeting ID: 176727634**  
**Join by phone: 253-215-8782**

**PLEDGE OF ALLEGIANCE**

**PUBLIC COMMENTS**

Dave Gray spoke about Planning and Zoning.  
Jerry Higgs spoke about legislative issues.

**REPORTS**

No reports were given.

**CONSENT AGENDA – {action item}**

1. Call to Order/Roll Call
2. Approval of Bills and Payroll
3. Approval of the April 6, 2021 Council meeting minutes and the April 12, 2021 Special Council meeting minutes
4. Treasurer's report

Adam Arthur moved to approve the consent agenda. Rick Alonzo seconded the motion. The motion passed. Adam Arthur – yes, Rick Alonzo – yes, Ron Smith – yes

**OLD BUSINESS**

**NEW BUSINESS**

5. **Electric** – Discuss authorizing the purchase of the power poles for Phase 2 of the Highway 95 project (attachment) {action item} Mike said he tried to include all the materials for the move from Alderson Lane to LaBrosse Hill. Phase 1 Alderson Lane to Eisenhower Street is scheduled to be completed by November 1, 2021 and Phase 2 Eisenhower Street to LaBrosse Hill is scheduled to be completed by August 31, 2022. Mayor Staples asked how many poles will be moved. Mike said 10 for Phase 1 and at least 20 for Phase 2. Adam asked if we will not be able to complete the work. Mike said with the Riverside project it may be difficult. Rick Alonzo moved to authorize staff to spend up to \$100,000.00 to begin moving the power poles. Adam Arthur seconded the motion. The motion passed. Adam Arthur – yes, Rick Alonzo – yes, Ron Smith – yes

6. **Planning and Zoning** – Discuss projects regarding setbacks and accessory dwelling units (attachment) {action item} Clare Marley gave a presentation for setbacks and accessory dwelling units. Planning & Zoning is asking for feedback to make sure Council is in favor of continuing with ordinances for setbacks and accessory dwelling units. The draft has a maximum size is 800 square feet or 40% of the primary residence. The minimum size is 400 square feet, with a maximum 2 bedrooms. P&Z is encouraging design elements of the neighborhood. Lot size minimum of 5,000 square feet for a detached ADU. Impact to City services. Mike said capacity is limited. Adam asked if this will be an additional hookup. Mike said it can be either separate or the same line. Adam is in favor of having a separate meter for water. Mayor Staples allowed Callie to make a comment. Callie asked about the square footage of the ADU. Clare said that has been considered. Adam asked about the 40% of the primary. Mayor Staples said there are several primary houses that are less than 1,000 square feet. Adam is concerned about the smaller structures. Clare asked if there is a difference between detached and attached structure. Adam said yes. Mayor Staples feels the percentage is the main thing. Rick recommends just using a minimum size without regard to the primary residence. Adam recommends the minimum to be 50% of the primary dwelling unit. P&Z recommends allowing eaves to extend 2 feet into the setback and allow a combined side yard setback of 20 feet, with neither side less than 8 feet setback. Allow an administrative exception if a hardship is shown. The current ordinance doesn't have a clear definition of front yards. Fences are considered structures, which requires a setback, and doesn't leave much area for a fenced yard. Adam said he likes the recommendations made by P&Z.

**ADJOURNMENT**

The meeting adjourned at 6:49pm