

Hayden Lake Irrigation District
2160 W. Dakota Avenue
Hayden, ID 83835-5122

March 7, 2023
Regular Meeting

The following are minutes of the regular meeting of the Hayden Lake Irrigation District Board of Directors, held at 2160 W. Dakota Avenue, Hayden, Idaho, at 5:00 p.m. on March 7, 2023.

- A. **CALL TO ORDER:** Meeting was called to order at 5:00 p.m. by Chairman Fleming.
- B. **ROLL CALL TO ESTABLISH QUORUM:** Present were Director Antrim, Director James, and Chairman Fleming.
- C. **DECLARATION OF A QUORUM:** A quorum was declared.
- D. **APPROVAL OF AGENDA:** (*Action Item*) The Agenda was amended to move Development #3 to #1, and add the Edward Smith Will Serve to Development #4. Director Antrim made a motion to approve the amended March 7, 2023 agenda, seconded by Director James, motion passed.
- E. **APPROVAL OF MINUTES & FINANCIALS:** (*Action Item*) There are 18 checks (14974 - 14992), totaling \$29,766.60, eight online payments totaling \$21,222.05 and 10 ACH payments totaling \$36,501.26. Director James made a motion to approve the February 7, 2023 regular minutes, and the March 7, 2023 financials as presented, seconded by Director Antrim, motion passed.
- F. **PUBLIC COMMENT:** None
- G. **OBSTRUCTIONS:** Tabled for the season. Will resume in April.
- H. **DEVELOPMENT:**
 - 1. **OO Land Holding Will Serve & Annexation:** (*Action Item*) Engineer Ray Kimball, working with RYN Built Homes, appeared on behalf of OO Land Holding to request a Conditional Will Serve, pending annexation. The subdivision shall be known as Hazelnut Glen and is 38.9390 acres. It will consist of 122 lots. The subdivision has access to waterlines on the north and west side of the parcel. The subdivision seeks an Annexation Agreement, in addition to the Conditional Will Serve. Director James made a motion to approve the Conditional Will Serve and Annexation Agreement for the Hazelnut Glen subdivision, seconded by Director Antrim, motion passed.
 - 2. **One Place Church Annexation & Conditional Will Serve:** A Development Agreement has been provided for the One Place Church but nothing has been returned. The project is on hold pending a response.

3. **Development Agreement for Legacy, Aspen & Caldero Court:** (*Action Items*)
 - a. **Legacy:** Legacy is a Marmon Properties, light industrial, project. They have received a Will Serve. The Development Agreement was reviewed and signed by Chairman Fleming and will be sent to Marmon Properties for approval. Legacy will be a multi-unit development.
 - b. **Aspen:** Aspen is six commercial buildings, which will be serviced separately. Aspen signed and returned the Development Agreement.
 - c. **Caldero Court:** Caldero Court will be a combination of multi-family units and commercial units. It is a 2.9 parcel located off Orchard. The commercial development will be done in phases. This is a Dorris Development project. The Development Agreement was reviewed and signed by Chairman Fleming and will be sent to Dorris Development for approval.
 - d. **Edward Smith:** Edward Smith is a 2.79-acre parcel located at 650 W. Hayden Avenue. It will consist of six commercial buildings. Edward Smith has received the Will Serve.

4. **Curtis Development, Dakota & Goerig, Will Serve:** (*Action Item*) Curtis Development is five-acre parcel. They are requesting a Will Serve for an eight-building business park serviced separately with $\frac{3}{4}$ " -1" connections, an irrigation connection and three fire hydrants. The development will be light industrial units, including 144-unit storage facility that will be dry land.

Director James made a motion to approve the Development Agreements for Legacy, Aspen, Calder Court, and Edward Smith and the Will Serve for Curtis Development, seconded by Director Antrim, motion passed.

I. **OLD BUSINESS:**

5. **Tank 2 / 375 Lacey / Bond:** Work for the tank will resume on March 13th, 2023. The District believes the project will be complete by the middle of April. CB&I signed the change order presented for the delay in the project completion. The District will not release the LIDs until the project is complete.

6. **Bureau of Reclamation / Resolution 23-01:** The Bureau separation is pending legislative approval.

7. **Bore & Forklift Bids:** The Administrator is looking into possible purchases but has been unsuccessful so far. Until a bore machine or forklift can be found for a reasonable price, the District will rent the equipment when necessary.

8. **Postage Machine Purchase:** (*Action Item*) After reviewing the multiple bids the District received for postage machines, the Administrator proposed the District purchase the Postbase Pro currently in the District's possession. The cost will be \$2,520.33 and there will be a \$46.50 monthly equipment fee. The District will drop the bulk mailing system and run the postcard bills through

postage machine. Director James made a motion to purchase the Postbase Pro, seconded by Director Antrim, motion passed.

J. NEW BUSINESS:

9. Bid for Miles & Reed Looping Line? (\$480,030.00): (*Action Item*) The Administrator proposed the District use a portion of the grant recently received to replace the District infrastructure on Ramsey and Olympus, Miles and Ramsey and Colton and Ramsey. The project will be known as the HLID RCCP Main Replacement. JUB Engineers placed the cost of the infrastructure replacement to be \$480,030.00. This proposal included the cost of pipes. The District has a stockpile of pipes so the estimated price will be less than estimated. This would be a mid-summer project. Director James made a motion to approve the HLID RCCP Main Replacement project, seconded by Director Antrim, motion passed.

K. STAFF REPORT:

Administrator Report: The Administrator provided an oral report. He provided a review of the current and upcoming schedules.

SETTING DATE FOR NEXT MEETING: April 4, 2023

With no further business, a motion to adjourn was made by Director Antrim and seconded by Director James. The meeting adjourned at 6:30 p.m.

Respectfully submitted:
Dawn Chidester
District Clerk

Approved by:
Branden Rose
District Administrator