

COMMISSIONER MEETING OF April 26, 2021

The Caribou County Commissioners met in regular session on March 22, 2021 at 9:00 a.m. Those in attendance, Commissioner Chairman Mark Mathews, Commissioner Bryce Somsen, Commissioner Marty McCullough. Also, in attendance were Caribou County Clerk Denise Horsley, Chief Deputy Clerk Jill Stoor, Caribou County Prosecutor Doug Wood, Road and Bridge Supervisor Kim Spencer, Road & Bridge Leadman Brett Barfuss, Caribou County Sheriff J. Adam Mabey, Caribou County Assessor Aaron Cook, Planning & Zoning Director JoAnna Ashley, Stan Christensen, Kent Clegg, Maniah Clegg, Scott Elsmore, Ira Tibbetts, Justin Hatch, and Shalayne Bartschi.

The meeting opened with Commissioner Bryce Somsen giving the pledge of allegiance and prayer.

Kim Spencer, Road and Bridge:

- They have several upcoming projects in the Freedom and Crow Creek areas. They will be starting next week and expect to take approximately two weeks. They will be doing shoulder work on Stateline Road just south of the intersection with Highway 34 along with patchwork on Crow Creek and Fish Hatchery Road. Crews will work two 13-hour days and then one 14-hour day while they are traveling to the area.
- Kim has located a D8 Cat loader for sale out of Oregon. The loader is a 2012, has 5129 hours, and has recently had the undercarriage redone. It is listed at \$385,000 delivered. He has revenue sharing funds available and it will be taken out of next year's budget.
- Commissioner Somsen motioned to approve the purchase of a 2012 Caterpillar D8T serial number FCT300313 at a purchase price of \$385,000. Commissioner McCullough seconded the motion. Motion passed.

Denise Horsley, Clerk, Indigent:

- Commissioner Somsen motioned to amend county indigent case number 2021-04 as presented. Commissioner McCullough seconded the motion. Motion approved.
- Denise presented the documents related to the property exchange on the hospital property. They include a Quitclaim Deed, Affidavit, and Real Estate Exchange Agreement.

Commissioner Somsen motioned to sign all documents for the property exchange between The Church of Jesus Christ of Latter-day Saints and Caribou County. Commissioner McCullough seconded the motion. Motion passed.

Jacob Farnes, IT/GIS: Jacob was unable to attend the meeting.

J. Adam Mabey, Sheriff:

- Sheriff reported that they had a COVID outbreak at the jail. Things are now under control; they have locked down, sanitized, and used all necessary PPE. They are currently back up to full operations.
- Sheriff informed the commissioners that he made a personal statement in the newspaper. He has had only positive responses thus far.
- They have had an employee resignation in detention and has begun the hiring process.
- Sheriff presented a proposal regarding archiving the social media footprint of the county. Along with Jacob Farnes he has been looking into a company that would capture all social media and websites that are put out by the county. This would help us be compliant with the freedom of information laws when the public make requests. He recommended that the commissioner explore the options and subscribe to the service.

JoAnna Ashley, Planning & Zoning:

- JoAnna is presenting three items today that are all review items with discussion among commissioners only. No public input will be heard today.
- Stanley Christensen has presented a letter or reconsideration for a Conditional Use Permit for his proposed RV park. He feels the decision was based on the influence of public opinion and not on his rights as a property owner or in consideration the Caribou County Comprehensive Plan. The matter was discussed by commissioners.

Commissioner Somsen motioned to reconsider the decision and grant the Conditional Use Permit for Stanley Christensen with a limit of 6 RV spots in 2 phases with the previous conditions recommended by the planning and zoning board. Commissioner Mathews seconded the motion. Motion was approved with Commissioners Mathews and Somsen voting aye. Commissioner McCullough voting nay.

- Commissioner Somsen motioned to approve the application of Shaun Anderson for a Conditional Use Permit as drafted as it is in compliance with County Zoning Code chapter 13.08.05 with a condition that the health department complete a waste management plan before Mr. Anderson can proceed. Commissioner McCullough seconded the motion. Motion passed unanimously.

- Commissioner Somsen motioned to approve the application of Jerry Lakey for a zone amendment to High Density Residential based on the fact that the standards of approval in Chapter 13.10.02.B have been met and included a developmental agreement as outlined in chapter 13.11 of the code restricting the land to single-family dwellings only with a five-year limit will be in place to develop the property, after which the land would revert to back agricultural zone. Commissioner McCullough seconded the motion. Motion passed unanimously.
- Commissioner Somsen motioned to approve the Conditional Use Permit application for Whiskey Creek Ranch LLC for a shooting preserve and skeet range because it met the conditions of Chapter 13.08.05 of the Zoning Code and includes the following conditions: 1. The hunts take place only between September 1st and January 31st; 2. Only six paying hunters, hunt at a time; 3. There is only one commercial hunt a week; 4. All state and federal laws are adhered to. Commissioner McCullough seconded the motion. Motion passed
- JoAnna brought up discussion on finalizing the Caribou County Comprehensive Plan. She is exploring options for making sure that the plan is covering all state statutes and in compliance with the goals and policies. Economic research, community outreach, and other pertinent issues would be need to be addressed and she is looking into options on how to handle the finalization. She would like to add a budget line item on the upcoming budget to address the project; possibly hiring and outside company to assist. After speaking with Denise, funds could be made available from the current expense budget. This would be a one-time budget item and the commissioners would review the comprehensive plan annually to manage and keep it updated.

Commissioner Somsen motioned to add a Comprehensive Plan line item to the 2022 Budget. Commissioner McCullough seconded the motion. Motion passed.

- JoAnna would like to travel to Boise for training that was cancelled last year due to COVID. Approximate cost is \$1600 and she has the funds available in her budget. Commissioners approved the travel.
- Commissioner Somsen motioned to convene an executive session at 10:50 a.m. pursuant to I.C 74-206(b). Commissioner McCullough seconded the motion. Motion passed.

Commissioner Somsen suggested reconvening regular session at 10:58 a.m. All commissioners agreed.

Justin Hatch, Extension Office:

- Justin is requesting approval to travel to Missouri to a grazing school. He would be traveling from the 5th to the 9th of May with Dave McCallister of Butte County. The approximate cost would be

\$1400 and he has the funds available in his budget to cover the expenses. The commissioners approved the travel request.

- The commissioners requested that Justin be a part of the Caribou Forest Initiative and help facilitate their meetings. The secretary at the Bear Lake office will assist. Justin also informed the commissioners that Bear Lake County now has clearance to hire an extension agent which will free him up from his commitment there.

Shalayne Bartschi, Caribou County Senior Citizens:

- Shaylane presented her income and expense report for the quarter ending March 31st. She stated that the income is higher because of extra money received from meals delivered throughout COVID. The money is earmarked for raw food expense, payroll, and utilities.
- Construction began today on the kitchen remodel project. She explained that they have frozen dinners so that they are able to continue with their meals on wheels program during the remodel. The thrift store will also continue to be open.
- John Adams Ford has donated an AR15 for the senior center to raffle. They will be selling tickets at the Senior Center and advertising on social media and with flyers around town. They will be sold at \$5 per ticket or 5 for \$20.
- The Golf Scramble will be held this year on July 17. John Adams has made a vehicle available for a hole-in-one.
- Bayer donated lead and asbestos testing before the remodel began; the test came back clear.

Aaron Cook, Assessor:

- Aaron presented the commissioners with an update on preliminary values. He is finishing up a 5-year rotation on values, and because he anticipated market fluctuation has changed programs to adjust values in all areas each year. This should keep up in compliance with state regulations.

The median ratio on residential is at 87% which fell a little low. We have had a significant increase in vacant residential from last year. The median ratio is 60% which puts us out of compliance for this year, but he has made adjustments to correct. They now do a ratio study on ag lands and we passed all this year.

New construction preliminary number look to be about five million. Most of the new construction roll is on homes this year. Those numbers fall within the normal average for Caribou County.

The numbers he presented on the Primary roll values show significant raise this year. The primary roll (not including public utilities or centrally assessed properties such as railroads and pipelines) shows the largest increase Aaron has seen in the past ten to eleven years. We are looking at an increase of just over 155 million. The changes are necessary because of the housing market change of 15 to 20 percent. The total change is approximately 21 percent. The short story is there is a significant increase in value. The good thing is it's not all in on sector. With the values being higher, if there are not larges increases in the budget the levy rates should go down accordingly.

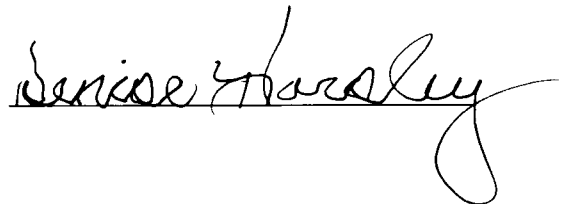
Other:

- Commissioner Somsen moved to pay the claims, and remittances for FY 2021 in the amount of \$190,824.76, payroll claims in the amount of \$166,903.12, and to approve the minutes of April 12, 2021 as presented. Commissioner McCullough seconded the motion. Motion carried.
- Commissioner Somsen motioned to join the Four County Board of Guardians. Commissioner McCullough seconded the motion. Motion passed.
- The meeting adjourned at 12:15 p.m. The Caribou County Board of Commissioners will meet again on May 10, 2021 at 9:00 a.m. for regular meeting.

Signed: Mark Mathews, Commissioner Chairman



Attested: Denise Horsley



Approved Payment of Bills

	26-Apr-21	Claims	Payroll
Current Expense		\$ 7,767.89	
Indigent		\$ 14,209.70	
Road & Bridge		\$ 20,084.77	
Special Highway		\$ 6,081.14	
Justice		\$ 27,146.80	
Consolidated Election		\$ 96.00	
Weed Control		\$ 4,717.06	
Solid Waste			
Reappraisal		\$ 1,134.50	
Health		\$ 1,153.16	
Ambulance		\$ 611.46	
Parks & Recreation		\$ 1,316.09	
Tort			
County Fair			
County Court Facility		\$ 125.00	
District Court		\$ 559.80	
Court Services			
Juvenile Justice		\$ 516.26	
Veteran's Memorial			
Mineral Leasing		\$ 3,152.35	
PILT		\$ 5,038.16	
City of Soda Springs			
City of Bancroft			
City of Grace			
Bancroft Cemetery			
Central Cemetery			
Fairview Cemetery			
Freedom Cemetery			
Grace Cemetery			
Lago Cemetery			
Lava Cemetery			
Lund Cemetery			
Thatcher Cemetery			
Turner Cemetery			
School District #148			
School District #149			
School District #150			
School District #21			
Grace Free Library			
Water District			
TV Translator			
Waterways Fund		\$ 261.48	
Bailey Creek Fire District			
Freedom Fire District			
Auditor's Trust			
Adult Probation Fee			
Diversion Education Trust			
Juvenile Housing Trust			
Range Improvement Trust			
Court Trust			
Centennial Trust			
College Trust			
Treasurer's Trust		\$ 8,992.72	
ID Trust			
Concealed Weapon's Trust			
Motor Vehicle Trust			
911 Trust			
Public Safety Trust			
Weed Control Trust			
Drug Court Trust			
Soft Costs & Video arraignments			
Vessel Account			
Oregon Trail-BLScenic Byway 2			
Grand Total		\$ 102,964.34	

remittances

87,860.42

payroll

166,903.12

TOTAL

357,727.88

CARIBOU COUNTY COMMISSIONER'S AGENDA

Date: 4/26/2021

ACTION ITEMS / BUSINESS

Time	Name of Person/Party	Concerning
9:00 AM	Bills & Minutes	
9:15 AM	Kim Spencer	Road & Bridge - D8 CAT
9:30 AM	Jacob Farnes	IT / GIS
9:45 AM	J. Adam Mabey	Sheriff
10:00 AM	JoAnna Ashley / Planning & Zoning	Stanley Christensen - RV Park CUP Reconsideration
10:15 AM		Decision for: Shaun Anderson DUP, Whiskey Creek CUP
10:30 AM		Jerry Lakey Zone Ammendment
10:45 AM		Comp. Plan Budget / Training In July
11:00 AM	ShaLayne Bartschi	CC Senior Citizen - quarterly report
11:15 AM	Justin Hatch	Travel to Missouri
11:30 AM	Indigent	Case #2021-4 new approval
11:45 AM	Commissioners	Join the 4 County Board of Guardians
12:00 PM	Aaron Cook	Preliminary 2021 Values
12:15 PM	Lunch Break	
1:00 PM		
1:15 PM		
1:30 PM		
1:45 PM		
2:00 PM		
2:15 PM		
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4:30 PM		
4:45 PM		
5:00 PM		

OTHER BUSINESS: Executive Session I.C. 74-206

BOE

sign Hospital & LDS Church documents

Condification Agreement