

MINUTES OF A REGULAR MEETING OF THE CITY
COUNCIL OF THE CITY OF COEUR D'ALENE, IDAHO,
HELD AT THE LIBRARY COMMUNITY ROOM

January 2, 2024

The Mayor and Council of the City of Coeur d'Alene met in a regular session of said Council at the Coeur d'Alene City Library Community Room on January 2, 2024 at 6:00 p.m., there being present upon roll call the following members:

James Hammond, Mayor

Dan Gookin) Members of Council Present
Kiki Miller)
Dan English)
Woody McEvers)
Amy Evans)

Christie Wood) Members of Council Absent

CALL TO ORDER: Mayor Hammond called the meeting to order.

INVOCATION: Bishop Brian King of the Prairie Ward Congregation, Church of Jesus Christ of Latter-day Saints, provided the invocation.

PLEDGE OF ALLEGIANCE: Councilmember Miller led the pledge of allegiance.

A presentation regarding the update on Development Impact Fee Capital Improvement Plans and the Impact Fee Study was provided by Melissa Cleveland, Welch Comer Senior Project Manager. She noted that the purpose of the update was to explain modifications to the CIPs and changes in methodology since November, to provide an example of land uses and associated fees, and to gather Council feedback before the next public hearing. She explained that the Parks CIP has been revised to reduce costs, set the level of service at around 4 acres/1000 people, and revised the assumptions regarding park users, which changes the growth's share of improvements to existing parks. This resulted in the Parks fees being reduced from \$983.00 to \$535.40 per customer per unit (including both Residential and Non-residential customers), and from \$1,654.00 to \$620.46 per customer unit (including non-Residential customers). They have also removed the planning for the Julia Street overpass from the Transportation CIP and reviewed trip generation for some land uses, which resulted in a lower transportation cost. She reviewed the Fire (nonresidential per square foot consistently applied) and Police impact fees, noting that the Police impact fee has slightly increased. The maximum defendable fee is shown in the summary of the study, which is lower than previously presented. She provided examples of a hotel, restaurant, apartment, and cottage home. Ms. Cleveland noted the proposed annexation fee remains the same. She requested feedback from the Council regarding charging the non-residential Parks fee. The next hearing will be held January 16, 2024.

Councilmember McEvers noted that the City of Coeur d'Alene appears to be less expensive than most comparative cities and that transportation seemed low comparatively and wondered why, with Ms. Cleveland stating that the City costs appear to be in the middle of the compared cities. Councilmember McEvers clarified that the City can't take more than the study recommends but can charge less. Ms. Cleveland noted that sometimes cities will find grants or other revenue sources to justify lowering fees in the future. Councilmember English felt the City was a good bargain for the services provided. He noted that since last meeting he has looked at the old Museum site and would like it to be utilized by the City in the future. Councilmember Gookin appreciated that the Julia Street overpass was removed and would not like hotels, restaurants, and office spaces to pay Parks fees. He further asked when the fees would be increased, with Ms. Cleveland noting review should occur annually and it is recommended to approve an annual escalator, based on construction cost index. Councilmember Gookin asked that they show how the fees would have been increased over the past 20 years with an annual escalation at the next hearing. The Mayor noted that a whole different fee structure would be presented if we had increased them over the years. Councilmember Miller stated that she believes the Parks fees should be charged to the hotels, as the parks are a tremendous amenity for the hotel users and she believes the more visitors to the parks means less space for residents, so more parks will be needed for the residents and should be part of the CIP. Ms. Cleveland noted that there is a new park planned in the northwest region, known as the Trails Park, and additional land acquisition will likely be in the northern part of the City. Councilmember Miller noted that the parks have been paid for by the citizens and they should get help going forward. She asked if the CIP plan list is in priority order and if the police substation can be amended, with Ms. Cleveland noting it can be modified and that they made the substation item less specific, so the Council has flexibility. Councilmember Evans asked for clarification of the BLM park adjustments, removing the docks and boardwalks, with Ms. Cleveland clarifying the docks are now constructed and no longer eligible and boardwalks were pulled out by the Parks Director.

CONSENT CALENDAR: Motion by McEvers, second by Miller, to approve the consent calendar.

1. Approval of Council Minutes for December 19, 2024.
2. Approval of Bills as Submitted.
3. Setting of the General Services/Public Works Committee Meeting at Noon on January 8, 2024.

ROLL CALL: Gookin Aye; Evans Aye; English Aye; Miller Aye; McEvers Aye. **Motion Carried.**

OATHS OF OFFICE: City Clerk Renata McLeod administered the oath of office to re-elected Councilmembers Dan English and Dan Gookin.

RECESS: Mayor Hammond called for a recess at 6:40 p.m., reconvening at 6:48 p.m.