

**A Regular Meeting of the City Council of the City of Lava Hot Springs, Idaho  
held on July 9th, 2026, at 6:00 pm, at Lava City Hall 115 West Elm Street,  
Lava Hot Springs, Idaho.**

**In attendance:**

Mayor Vicky Lyon, John Head, Jeanie Avery, Mark Oyler, Diane Beckstead  
Amantha Sierra, Jamie Everson

**Guests in attendance:**

Julie Johnson, Susan Thomas, Nancy Petrun, Jared Roper

**1 AGENDA**

**A. Silence Cell Phones**

- 1. Call meeting to order** Mayor Vicky Lyon called the meeting to order at 6:02PM
- 2. Roll Call** John Head- Here, Diane Beckstead- Here, Jeanie Avery- Here, Mark Oyler- Here
- 3. Pledge of Allegiance**

**2 REPORTING**

**a) Sheriff- None**

**b) Ambulance Coordinator- None**

**c) Fire Chief-None**

**d) City Engineer-**

Jeff Mansfield stated that well number three (3) design is ninety percent (90%) complete. Coordinating with Rocky Mountain Power on number three (3) to the site. Received traffic counters back and have extracted the data, having to do some additional recounts on the traffic counters.

Jeanie Avery had question regarding well number three (3) project funding, how much of a funding gap and what sources are there to fill that gap? Rodney responded to eight hundred thousand (800,000) to one million (1,000,000). Right now, he is proposing to use the savings fund. This will be further discussed in the budget review.

**e) City Planner- None**

**f) City Attorney-**

Bridge project update- Lawsuit for condemnation has been filed and served, currently in the Twenty-one (21) day period of when they need to submit an answer. It was served last Wednesday and there was no communication from the served.

**g) Chamber of Commerce- None**

**h) Event Coordinator- None**

**i) Mayor- None**

**j) City Council-**

Jeanie Avery requested update on the Lava City Personnel Policy. There was discussion on how to move forward to make necessary changes to the sick leave policy and exhibit changes.

Mark Oyler- Requested a comparison of the traffic counts for past Ten (10) years. Jeff Mansfield will have that information as soon as all the data he needs is received.

Mark Oyler- Discussion on limited parking for July 4<sup>th</sup> and 24<sup>th</sup>. Vehicles are parked along both sides of the highway creating unsafe traffic conditions with pedestrians crossing the busy highway. Suggested that the city start thinking about ways to prevent these unsafe conditions, such as adding an overflow parking lot(s) throughout the city where possible. Suggested to continue to coordinate with the Lava Hot Springs Foundation on a solution, possibly form a committee to address this issue.

Mark Oyler- Discussion on people lighting fireworks on the trail systems on the L mountain. Need to monitor and prevent fireworks in this high fire chance area. Sheriff recommends calling dispatches as quickly as possible and will ask his deputies to patrol the trail systems more often.

k) City Clerk / Treasurer- None

### 3 **PUBLIC COMMENT**

Nancy Petrun is concerned about kids riding electric dirt bikes on city streets in a dangerous manner. Sherrif will confer with Nancy after the meeting is closed for further details.

### 4 **CONSENT AGENDA** – Routine items will be approved together with one motion. Any item needing will be removed for separate consideration - **ALL ACTION ITEMS**

- a) Council approval of Bills – List of bills provided to councilmembers prior to council meeting for review.
- b) Non-Property tax permit application No 731 – WITH REACH LLC – outside city limits
- c) New Business License Application No. 16625 and Non-Property tax permit application No. 732.1 – TWPCO DBA ESCAPE AND STAY– 72 S 3<sup>rd</sup> Street–Vacation Rental – Thomas and Wendy Porter  
Code Enforcer noted council may need to be delayed due to not receiving the business registration to the state.
- d) Sign Permit SP26-06 - Lava Landing by Escape and Stay –72 S 3<sup>rd</sup> Ave– Thomas and Wendy Porter
- e) May 14, 2026, Regular Meeting Minutes

**Councilperson Oyler made a motion** to approve items A, B, & E; items C & D are contingent upon receiving application for filing with state.

Councilperson Beckstead seconded the motion.

In favor: John Head- Aye. Diane Beckstead- Aye. Jeanie Avery – Aye. Mark Oyler- Aye

**Motion Passed**

Mayor Vicky Lyon wants it noted that she sent a text to the Porters regarding the contingency.

### 5 **ACTION ITEM - *ITEM(S) REMOVED FROM CONSENT AGENDA REPORTING***

### 6 **ROWDY LARKINS – BUILDING INSPECTOR**

- a) LAV2025-05 Riverside Hot Springs/Eruption Brewing retaining wall - 8.27.25 Rowdy approved updated engineer plans and Building permit issued.  
Progress report: retaining wall- Same, no change, estimated time of completion is fall.
- b) LAV2025-11 Garrick Hunsaker - 71 Portneuf – House remodel plus garage Elevation Certificate approved - Floodplain permit approved - Building Permit issued – May 14, 2026, reports, performed framing inspection, requested insulation inspection the following week, progress coming along. They had a flood evaluation done and built plans. Same, no changes/updates.
- c) LAV2026-02 Garrick Hunsaker – 71 Portneuf – Deck replacement due to windstorm – Elevation Certificate approved – Floodplain permit approved – Building Permit issued - Deck in progress – May 14, 2026, reports, deck is completed and couple things to check on. Same, no changes/updates.
- d) LAV2026-03 Daniel Cox – 344 W Main – Building Permit issued – May 14, 2026, Rowdy reports, waiting for phone call for sheer sheathing inspection, but is framed up just waiting for final call. Completed the insulation inspection. Next will be the sheetrock inspection.
- e) LAV2026-05 Kody Tillotson – Riley’s Constructions Inc. – 695 E Main - Tilly’s Thai – project walk-in freezer/cooler - Building & Zoning Permit in review process – plans approved and invoice issued. – May 14, 2026, Rowdy reports working on the freezers, no update. Inspection the following week. Canopy has been taken down. Same, no change.
- f) LAV2026-06 Riley Sorensen - Outdoor access to upper-level staircase - 196 E Main – Building permit issued – May 14, 2026, Rowdy reports nothing started yet, have not heard anything on it yet. Has been driven past. Miscommunication with contractors on inspections needed. Waiting to discuss with contractor how to get inspections completed on the footers for stairs. No date is set for inspection at this time.
- g) LAV2026-07 Sam Netuschil Purple Moon Roof 48 E Main - Building & Zoning Permit application received 06/06/2026 and forwarded for plan review and approval. Sam has indicated he does not plan to complete the roof work until Fall 2026. The original project scope did not require a permit; however, the roof remodel was not included in the original Building & Zoning Permit application. The permit application is currently in the plan review stage and, as of this time, approval has not been granted for the roof. Building permit submitted. I need to follow up.
- h) LAV2026-08 Sam Netuschil - Applicant has submitted a Building & Zoning Permit application to construct a gazebo on leased property located at 129 E. Main Street. The owner of the property is Cliff View Enterprises. Two separate lease agreements due to the project involving two separate parcels. The permit application is currently in the plan review stage and, as of this time, approval has not been granted to construct the gazebo. Updated permit to include sewer repair. Per Rowdy on 7/2/26 building permit not required will continue as a project permit. Pavilions are each under 200 sq ft and will not require a building permit but will instead go under a project permit.

## 7 PUBLIC WORKS

- a) **ACTION ITEM** – Road Repairs – Justin Casperson. Consider presentation of the Iron Horse Asphalt estimate, as requested by the City Council at the June 18, 2026, Special Meeting. Discuss proposed road repair projects and consider authorizing the identified improvements

for inclusion and funding in Fiscal Year 2026 and Fiscal Year 2027. *Possible Motion: Motion to approve the proposed road repair projects presented by Justin Casperson and authorize the identified improvements for Fiscal Year 2026 and Fiscal Year 2027, subject to available funding and budget approval.*

Discussion: Justin stated that he has bids to replace curb and gutter on Main Street between 4<sup>th</sup> and 5<sup>th</sup> streets. He is waiting for another bid. Suspects it to be roughly six thousand and five hundred dollars (\$6,500); about Thirty dollars (\$30) afoot.

**Councilperson Oyler made a motion** to approve Project 1 which is to install asphalt on Main Street between 4<sup>th</sup>-5<sup>th</sup> Streets; Project 2 the Valley curbs and gutters replacement; Project 3- 1<sup>st</sup> East to Main ST; Project 4- Fife between Center and 1<sup>st</sup> for the amount on invoice and balances rolled over and navigated through the FY27 budget.

Councilperson Avery seconded the motion.

In favor: John Head- Aye; Diane Beckstead – Aye; Jeanie Avery – Aye; Mark Oyler – Aye

**Motion Passed**

## **8 CODE COMPLIANCE AND ENFORCEMENT:**

**a) ACTION ITEM** - To authorize enforcement action for the violation of Section 5-2-21, Keeping Livestock, of the Lava Hot Springs City Code. The Council finds that the property is not in compliance with the requirements of the ordinance and directs Code Enforcement to proceed with the issuance of a Notice of Violation and any additional enforcement actions authorized by the City Code should the violation remain uncorrected within the prescribed compliance period.

**Discussion-** Code Enforcement commented that she has been in contact with the owner of the miniature horse several times regarding obtaining signatures of approval from all neighboring property owners, with a compliance date of July 3. The owner has not complied with the information requested, nor has the miniature horse been removed. Since there have been numerous informal complaints regarding inhumane conditions where the animal is contained, the animal is getting loose, and odor from feces. The owner claims the animal is a comfort/service animal but has not given any documentation to support this claim. Code Enforcement has researched through the ADA to see if a miniature horse can qualify as a comfort/service animal, has not found any document.

City Attorney states that the city can send a notice of violation with Fifty dollars (\$50) fee. Give contingency of 10 days to remove the horse or it will be Fifty dollars (\$50) per day until the animal is removed. If no action is taken by the owner, as per city code a misdemeanor could be charged for the city violation. If it gets to the point of charging a misdemeanor and removing the animal, Code Enforcement will research agencies that can take the animal. Code Enforcement will also send a courtesy notice to the owner of the property, as the owner of the animal is not the property owner, potentially a renter.

**Councilperson Head made a motion** to take action with city code 5-2-21, keeping livestock within city limits, to hand deliver or post a notice of violation with a compliance period of July 28<sup>th</sup>.

Councilperson Avery seconded the motion.

In favor: John Head- Aye; Diane Beckstead – Aye; Jeanie Avery – Aye; Mark Oyler – Aye

## **Motion Passed**

- b) ACTION ITEM** – To approve the inclusion of online sales for the Zipline business in accordance with Section 3-3-8, Permits; Issuance, recognizing that the business transports customers from its Main Street location to the zipline facility and returns customers to the Main Street location upon completion of the activity, thereby conducting the delivery portion of its business operations within the City.

**Discussion-** The business uses a heavy military vehicle to transport customers to and from its business location, which causes additional wear and tear on City streets and infrastructure. There is no documentation of insurance on the vehicle. Code Enforcement will request this information.

Suggested the pickup/drop off location be moved to a less congested area, such as Buddy Campbell Park. The large dirt area behind the baseball field could become overflow parking.

City would like to work out a solution with the owner as the zipline is a popular attraction that boosts tourism for our area.

**Councilperson Head makes motion** to have Code Enforcement reach out to the owner due to a formal complaint being filed; ask for current certificate of liability; and to seek a resolution of parking the vehicle somewhere less congested for pick up/drop off of his customers; and address the non-property tax discrepancies from previous years' filings.

Councilperson Beckstead seconded the motion.

In favor: John Head- Aye; Diane Beckstead – Aye; Jeanie Avery – Aye; Mark Oyler – Aye

## **Motion Passed**

Additional discussion: Code Enforcement noticed a lot of businesses operating within businesses over the 4<sup>th</sup> of July that do not have a business license filed with the city. Keisha suggests staying on top of this and making sure that these businesses are filing with the city and paying their non property tax. Council is in favor of her monitoring this and enforcing code for these businesses.

## **9 COUNCIL BUSINESS**

- a) DISCUSSION** – Rodney - FY27 Budget

Address the budget schedule and purpose, to present budget assumptions. There is a scheduled meeting tomorrow, July 10, 2026, to hear detailed requests from departments which will then be plugged into the budget worksheets. There needs to be a tentative budget which will be discussed in a meeting on July 16<sup>th</sup>, 2026, at 3:00 pm. This budget will need to be published on July 18, 2026. Once this tentative budget is decided, council will then use this information to compare with the maximum allowed budget to determine the official budget.

Rodney shared information on revenue and expenditure. The goal of the discussion is to understand the budget assumptions and if council has any questions or concerns about the assumptions. Rodney reviewed the revenue projections and assumptions. Note that the budget increases three percent three (3%) every year and advocates that this continues. More discussion will take place in the July 10, 2026, meeting.

- b) DISCUSSION** - Holladay Sewer Lift Station – Discussion

Issue being discussed is to expand the sewer lift station into a regional station. The developer needs to know if we are in favor of moving forward in this expansion. There are more immediate versus long-term needs in the wastewater facilities that do not have funds to do so. Rodney suggests not participating in the regional station and taking care of immediate needs first. Jeff Mansfield- Input on the wastewater issue. He also suggests focusing on immediate needs versus putting more funds towards adding another sewer lift station with nowhere for the addition to go. Council agrees that city should focus on immediate projects. Rodney will convey these discussion items to the development group.

- c) ACTION ITEM – South Bannock County Historical Society Membership and Board Election Ballot** – Consider renewing the City's membership with the South Bannock County Historical Society and review the board election ballot. Provide Council direction and authorize submission of the City's ballot for the election of board members and authorize the City Clerk to submit the City's ballot to the South Bannock County Historical Society Board of Directors election as directed by the Council.

They are asking we renew the City's membership with SBCHS. Membership options for eighty dollars (\$80) or one hundred dollars (\$100). Mayor suggests City choose one hundred dollars (\$100) option. SBCHS also requests that City vote on election board ballot.

**Councilperson Head made a motion** to renew membership for one hundred dollars (\$100), and we submitted our ballot selecting the current board members.

Councilperson Beckstead seconded the motion.

In favor: John Head- Aye; Diane Beckstead – Aye; Jeanie Avery – Aye; Mark Oyler – Aye

**Motion Passed**

- d) ACTION ITEM – Business License Renewal Discount and Compliance Requirements** – Consider establishing an early renewal discount for annual business license renewals, including setting the discount amount and expiration date. Also consider adopting a policy that business license renewal payments will not be accepted until the business is following all applicable City business licensing ordinances and requirements. Consider making a motion to establish an early renewal discount for annual business licenses, set the discount expiration date, and require that all applicable City business licensing ordinances and requirements be satisfied before a business license renewal payment will be accepted and processed.

Discussion- Move up the date for businesses to be able to renew allowing the office more time to complete the renewal processes.

**Councilperson Head made a motion-** To authorize an early renewal discount of twenty dollars (\$20) on annual business licenses; require all City ordinances and requirements be satisfied prior to a renewal payment being accepted and/or processed. First notice for renewal will be August 15<sup>th</sup>. A note will be included with renewal stating that if the business is not current on their Local Option Tax payments, the payment for the renewal will then be applied to owing Local Option Tax.

Councilperson Oyler seconded the motion.

In favor: John Head- Aye; Diane Beckstead – Aye; Jeanie Avery – Aye; Mark Oyler – Aye

**Motion Passed**

e) **ACTION ITEM** - Pet License Early Renewal Discount – Consider revising the annual pet license renewal schedule by moving the early renewal period up by one month. Discuss continuing the existing fifty percent (50%) early renewal discount for pet licenses renewed on or before November 30, 2026. Also consider establishing that all licenses renewed during the early renewal period will be issued with 2027 pet license tags, consistent with the City's past practice, and establish the renewal timeline for future licensing periods.

**Councilperson Head made a motion** to authorize a pet license early renewal discount of fifty percent (50%) beginning on October 30<sup>th</sup> for licensing of pet for the year 2027.

Councilperson Oyler seconded the motion.

In favor: John Head- Aye; Diane Beckstead – Aye; Jeanie Avery – Aye; Mark Oyler – Aye

**Motion Passed**

10 **Announce next regular meeting** – August 13<sup>th</sup>, 2026, Deadline August 3rd, 2026.

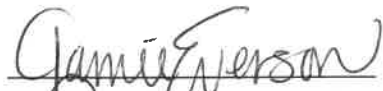
11 **ACTION ITEM** - Adjourn regular meeting.

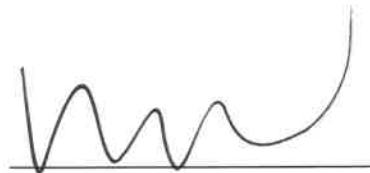
**Councilperson Avery made a motion** to adjourn regular meeting.

Councilperson Beckstead seconded the motion.

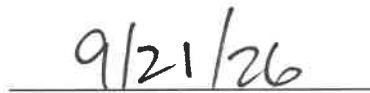
In favor: John Head- Aye; Diane Beckstead – Aye; Jeanie Avery – Aye; Mark Oyler – Aye

**Motion Passed**

  
Jamie Everson, Transcriber

  
Mayor Vicky Lyon

  
Amantha Sierra, City Clerk

  
Date Signed

