

A Regular Meeting of the City Council of the City of Lava Hot Springs, Idaho will be held on Thursday June 12th, 2025 at 6:00 pm, Lava City Hall 115 West Elm Street, Lava Hot Springs, Idaho.

In attendance:

Vicky Lyon, Amantha Sierra, Matt Henry, Bryan Phinney, Matthew Hill, Jeanie Avery, Lyle Fuller, Rickey Frandsen, John Head, Rodney Burch, Leah Navarro, Rowdy Larkins, Mandy Frandsen.

Guests:

Amanda Collins, Alice Egley, Kim Harris, Diane Beckstead, Martha Fae Frymire, Rebecca Coain, Susan Thomas, Mark Oyler, Lora Gunter, Nancy Petrun, Tanner Stenquist, Ryan Speas, Karen Holladay, Walter Holladay, Carol Cove.

REGULAR AGENDA

a) Call meeting to order- Mayor Lyon called the meeting to order at 6:02pm

b) Roll Call- John Head-here, Leah Navarro- here, Jeanie Avery- here, Rickey Frandsen- here

c) Pledge of Allegiance

1. REPORTING

a) Sheriff- no report

b) Ambulance Coordinator- Lorrie Lowe reports

c) Fire Chief - no report

d) City Engineer- Bryan Phinney reports

e) City Planner- no report

f) Attorney- Lyle Fuller reports on noise ordinance parking ordinance.

g) Chamber of Commerce- Ryan Speas introduces himself as the new Chamber President.

h) Event Coordinator- - no report

i) Code Compliance Officer- Matt Henry reports

j) Mayor - no report

k) Council- no report

l) City Clerk / Treasurer – Amantha Sierra reports

2. DISCUSSION - items from the audience – Note: This time has been set aside to hear discussion from citizens. No decisions on any matter may be approved or denied on issues brought before the council under this agenda item. Issues needing consideration will have to be posted on the next agenda. Speakers are limited to 2 minutes. The meetings are record and in order for the recorder up the audience question you must stand at the podium and speak clearly.

3. ROWDY LARKINS

a) Project Permit Application – LAV2023-15 – Joe Sutera – Certificate of Occupancy- need to change the occupancy

b) Project Permit Application – Kody Tillotson KOA West Pizzeria - West KOA - two (2) retaining walls located within the landscaping at the KOA West Courtyard Landscaping Plan review Progress report- On track

c) Project Permit Application – Kody Tillotson New Campground at KOA East- not involved until the buildings are in place.

d) Project Permit Application/Check list Submitted - Heidi Patha 355 W Main – Plan review Progress report- there was a question on the retaining walls.

e) Greg Croft - Suites of Lava - 63 s 1st E - Progress report- sheetrock inspection done. The party wall issue needs to be resolved.

f) Mark Oyler – Progress report – 9.24.2024 t/w Mark retaining wall no c/o due to a large tree trunk difficulty remove it, they are going to cut it down to ground level, then install the railing. Once done he will call the state for inspection. – State permit has expired and a new permit is needed.

g) Jared & Natalie Roper – Final inspection on expired permit LAV2022-002, new permit number LAV2025-02 – 517 W Elm- State permit has expired and a new permit is needed.

h) Alex Drokina - Final inspection on expired permit L2021-21, new permit number LAV202503 – 305 W Main- State permit has expired and a new permit is needed.

4. AMANDA COLLINS

a) Motion to approve Bid for Proposals for Design, Supply, Deliver & Install Playground Equipment and Surfacing at Buddy Campbell and authorize the Mayor to sign agreement/contract – ACTION ITEM-

Council President Frandsen made a motion to approve the bid proposal and design for the park from Lucky Dog and authorizes the mayor to sign the agreement as a contract. Councilperson Navarro seconded the motion. Head -Aye, Frandsen -Aye, Navarro -Aye, Avery-Aye

5. BRYAN PHINNEY/MATHEW HILL

a) High Plains Contractor's Application for Payment No. 2 test wells Engineer's Project No: 215115-002 Project: Water system Improvements and authorize the Mayor to sign – ACTION ITEM –

Councilperson Head made a motion to approve payment no.2, and authorize Mayor to sign. Councilperson Navarro seconded the motion. Head -Aye, Frandsen -Aye, Navarro -Aye, Avery-Aye

b) Discuss High Plains Change order No. 2 and authorize the Mayor to sign change order No. 2-

Councilperson Head made a motion to change to change order number two, and authorize the Mayor to sign the change order. Councilperson Avery seconded the motion. Head -Aye, Frandsen -Aye, Navarro -Aye, Avery-Aye

c) Discuss drilling the production well, the findings from the Lowe test well – ACTION ITEM –

Council President Frandsen made a motion to go with option number 3.(To move forward with drilling the production well and hope for the best.). Councilperson Avery seconded the motion. Head -Aye, Frandsen -Aye, Navarro -Aye, Avery-Aye

6. AGENDA REQUEST

a) Alice Egley – Community Building funding request – ACTION ITEM-

Council President Frandsen made a motion to put it on the 2026 budget, and also to put it on the ballot in November, to come out of the 2% money through into the future. Councilperson Head seconded the motion. Head -Aye, Frandsen -Aye, Navarro -Aye, Avery-Aye

7.SPECIAL EVENT PERMIT APPLICATION

a) Library District Summer Reading for the Children – Buddy Campbell Park – Summer Reading program – June 5th, 12th, 19th & 26th – Motion to approve special event permit application and waive fees for the small pavilion – ACTION ITEM-

Council President Frandsen made a motion to approve the special event permit for the summer reading application fees for the small pavilion. Councilperson Navarro seconded the motion. Head -Aye, Frandsen -Aye, Navarro -Aye, Avery-Aye

8. NEW BUSINESS

a) Concept Review – Hukilau Heights – DISCUSSION- Tanner Stenquist presents.

b) Concept Review - Harvest Ridge – DISCUSSION- Bob Jones presents.

c) Open Meeting Law to be followed by Review Committee if it has authority to make decisions/recommendations and is created by ordinance – ACTION ITEM

Councilperson Navarro made a motion to move item 8-c to 9-d under old business. Councilperson Head seconded the motion. Head -Aye, Frandsen -Aye, Navarro -Aye, Avery-Aye

9. OLD BUSINESS

a) Follow up on Retaining wall –No active Building permit – Stop work cannot be issued – DISCUSSION- Discussion about the retaining wall between the council, Rowdy Larkins, Bryan Phinney, Rodney Burch, and George Shail.

b) Affordable Housing Services Agreement - ACTION ITEM- Councilperson Head made a motion that we approve the professional services agreement of affordable housing as written. Councilperson Navarro seconded the motion. Head -Aye, Frandsen -Aye, Navarro -Aye, Avery-Aye

c) Approved Blood Borne Pathogen Ordinance signed and published (Lyle has documents) – ACTION ITEM- Councilperson Navarro made a motion that we approve ordinance. Number 2025- 002, for blood borne pathogen ordinance, and also to publish the ordinance. 2025-002, and wave the three separate readings of the ordinance, motion to publish the summary. Councilperson Head seconded the motion. Head -Aye, Frandsen -Aye, Navarro -Aye, Avery-Aye

Lyle Fuller City Attorney read the summary of ordinance 2025-002. An ordinance of the City of Lava Hot Springs, a municipal corporation of Idaho, updating the city business license code including Title 3 Chapter 1 to include definitions related to body art and body art facilities, and to impose additional licensing requirements upon the operations of a body art facility within the city, including requiring compliance with OSHA Blood borne Pathogen Training.

d) 2/13/25 (e) Amend or remove Review Committee Ordinance Discuss/decide Authority/Removal/Approval of Committee Members and if any pay will be associated with serving on the committee - All items per Idaho State Statute 50-210 – ACTION ITEM – Councilperson Head made a motion that we the action item for the review committee to item for the review committee tonight and revisit a revised version of the ordinance that Lyle is going to prepare, and we can review it and discuss it on as an action item on the 25th. Council President Frandsen seconded the motion. Head -Aye, Frandsen -Aye, Navarro -Aye, Avery-Aye

Councilperson Navarro made a motion to move the consent the entire consent agenda for the business licenses, the bills and everything up to our next item, and move Rodney's budget presentation after that. Councilperson Head seconded the motion. Head -Aye, Frandsen -Aye, Navarro -Aye, Avery-Aye

10.BUDGET

a) FY26 Budget Worksheets – Projected Revenue / Expenditures –

DISCUSSION- Rodney Burch discusses Budget worksheets with council.

11. ORDINANCE UPDATE

a) Ordinance Review – Minimum Lot Sizes – DISCUSSION- Rodney Burch discusses ordinance review on minimum lot size with council.

12. CONSENT AGENDA - All matters listed under the Consent Agenda are considered to be routine by the City Council and will be enacted by one motion without separate discussion. If discussion is desired, that item will be removed from the Consent Agenda and will be considered separately. All Action Item.

a) Council approval of Bills – List of bill provided to councilmembers prior to council meeting for review

b) New Business License Application and Business License 16575 – Business Type - Restaurant – Rogue – Carol Cove - 222 Main Street (Midtown)

c) Non-Property Tax Permit Application and Permit 687 – Business Type - Restaurant – Rogue – Carol Cove - 222 Main Street (Midtown)

d) New Business License Application and Business License 16590 – Business Type – Stand liquid Hydration – Hydration By The Drop - Location Lava Food Truck 38 E Elm

e) Non-Property Tax Permit Application and Permit 705 16590 – Business Type – Stand liquid Hydration – Hydration By The Drop - Location Lava Food Truck 38 E Elm

f) Updated Business License Application and Business License 16584 – Business Type: Food Truck – Himalayan Flavor – Roshan Kumar – Original BL approved April 10 2025 at location 195 N Center swimming pool change in location lease attached. Location changed to 110 E Main.

g) Expired Business License Application and Business License 16042 renewal – Business Type – Leasing Company – Lessor of business Tangible personal property - City National Bank – Outside City Limits

h) Expired Business License 16485 – Business Type 4 long term, 5 nightly rentals and 1 residential unit – Winzig Properties LLC - 27 S 4th West

i) Sign Application - Business Type – Lava Food Park – 38 E Main

Councilperson Navarro made a motion that we approve the consent agenda with two conditions on the business license for the Rogue restaurant to prove and provide that they have the adequate parking that is needed for their business, and the other condition will be on the Hydration by the drop. Once she brings in the collaborative agreement with the physician she's working with. Councilperson Avery seconded the motion. Head -Aye, Frandsen -Aye, Navarro -Aye, Avery-Aye

13. ITEMS TO BE REMOVED FROM CONSENT AGENDA REPORTING – ACTION

14. APPROVAL OF MINUTES

a June 13, 2024 – ACTION

b February 13, 2025 – ACTION

c March 13, 2025 – ACTION

d April 10, 2025 – ACTION

Councilperson Navarro made a motion to approve all the meeting minutes' items 14 a -14 d. Councilperson Head seconded the motion. Head -Aye, Frandsen -Aye, Navarro -Aye, Avery-Nay. 3-1 motion passed.

15. COMMUNITY INVOLVEMENT

a) Parade – ACTION ITEM

b) Appreciation Day – ACTION ITEM

Council President Frandsen made a motion to table the parade and appreciation day action items to the meeting on June 25th.

16. Announce Special Council meeting for budget on June 26th, 2025

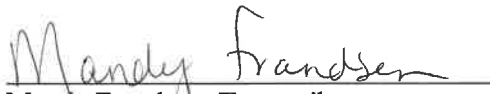
17. Announce Town Hall meeting on June 30th, 2025

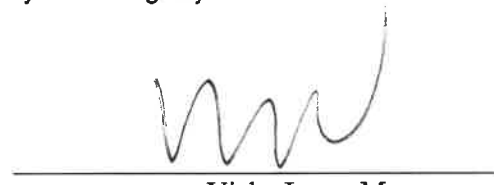
18. Announce next meeting July 10th, 2025 Deadline June 30th, 2025

Mayor Lyon announces the next meeting dates.

19. Adjourn regular meeting – ACTION ITEM

Council President Frandsen makes a motion to adjourn the meeting. Councilperson Navarro seconded the motion. Head -Aye, Frandsen -Aye, Navarro -Aye, Avery-Aye. Meeting adjourned.


Mandy Frandsen, Transcriber


Vicky Lyon, Mayor


Amantha Sierra, City Clerk