

PUBLIC NOTICE

Notice is hereby given that A Special City Council Meeting of the City Council of the City of Lava Hot Springs, Idaho, will be held on:

September 17th, 2026, at 6:00 pm,
Lava City Hall 115 West Elm Street, Lava Hot Springs, Idaho.

In-person attendance is allowed. Guests may join by teleconference if they desire. To listen to the meeting by teleconference, please call (408) 638-0968, meeting ID number is 5731543907#, password 745563#.

Depending on your telephone service plan, long-distance charges may apply. All participants will be muted when they join the meeting. Guests who are listed on the agenda or audience members wishing to speak during the discussion section can unmute themselves by entering star six (*6).

City of Lava Hot Springs
115 West Elm – PO Box 187 – 83246
Office Phone (208) 776-5280
Fax (208) 776-5130
Mayor Vicky Lyon
Council Members
John Head - Jeanie Avery
Mark Oyler – Diane Beckstead
City Clerk/Treasurer Amantha Sierra

1 AGENDA

- a) Silence Cell Phones
- b) Call Meeting to Order
- c) Roll Call
- d) Pledge of Allegiance

2 REPORTING

- a) Sheriff
- b) Ambulance Coordinator
- c) Fire Chief
- d) City Engineer
- e) City Planner
- f) Attorney
- g) Chamber of Commerce
- h) Event Coordinator
- i) Mayor
- j) Council
- k) City Clerk / Treasurer

3 PUBLIC COMMENT - Non-agenda items; comments limited to 2 minutes each.

This time has been set aside to hear input from citizens. No decisions will be made, nor will any action be approved or denied, on matters raised under this agenda item. Items requiring City Council action must be agendaized for a future meeting. Comments are limited to two (2) minutes per speaker. Meetings are recorded; please stand at the Podium, announce your name, and speak clearly.

- 4 **CONSENT AGENDA** – Routine items will be approved together with one motion. Any item needing will be removed for separate consideration - **All ACTION ITEM**
- a) Council approval of Bills – List of bills provided to councilmembers prior to council meeting for review.
 - b) Updated Business License Application No. 16614 – Lava Farmer’s Market Cody Van Buren - 202 E Main Street
 - c) New Business License Application No. 16631 and Non-Property tax permit application No. 734 – Business Name The Lava Love Shack Grill – 202 E Main Street–Stand with Outdoor Seating – Sam Netuschil
 - d) New Business License Application No. 16636 and Non-Property tax permit application No. 736 - Business Name - Great America Bank National Association–Leasing Company – Outside City Limits
 - e) New Non-Property Tax Permit Application No. 735 – Midea America Corp – outside city limits
 - f) New Non-Property Tax Permit Application No. 737 – Dempsey Creek LLC dba Tipsy Canoe Taphouse & BBQ – 129 E Main
 - g) July 9th, 2026, Regular City Council Meeting Minutes
 - h) August 13th, 2026, Regular City Council Meeting Minutes
 - i) August 25th, 2026, Special Meeting Minutes
- 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.
 - 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.
 - 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.
 - 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.
 - 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.
 - 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.
 - 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.

- 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.
- i) LAV2026-09 Shane Wasem restarting the LAV2026-09 project using the same stamped engineered plans that were initially approved, with a new Planning & Zoning permit application submitted. Phase 1 will consist of infrastructure work. Each subsequent phase will be updated and submitted to the Plan Review Team for review as the project progresses.
- j) LAV2026-10 Tom & Wendy Potter - Planning & Zoning permit application submitted for a 6- to 8-foot-tall fence, changed to below 6 feet pending site permit.
- k) LAV2026-11 Elliot Shaw – Planning & Zoning permit application submitted 8/10/26 and delivered to the Plan review team.
- l) LAV2026-12 – New Permit Planning & Zoning permit application submitted by Kyle Hatfield for 7617 W. Main Street. 8/31/26

7 AGENDA REQUEST & SPECIAL EVENT PERMIT APPLICATION

- a) **INFORMATION PRESENTATION** – NeighborWorks Pocatello
- b) **AGENDA REQUEST** – Gail Palen Riverside Hot Springs Inn – Request for city to co-op repaving with property owners due to conditions.
- c) **ACTION ITEM** – Consideration of Special Event Application – Oktoberfest – Chamber of Commerce – Steven Hooper – October 2nd & 3rd, 2026, setup 9:00 am & tear down 8:00 pm, event time 9:00 am to 12:00 pm, both days. ***Request for approval of the Special Event Application.***
- d) **ACTION ITEM** – Consideration of Special Event Application – Lava Bike Safety – Chamber of Commerce – Nancy Petrun & Bannock County Sheriff Office – September 24, 2026. ***Request for approval of the Special Event Application.***
- e) **ACTION ITEM** – Consideration of Special Event Application – Witches & Warlock Parade – Blue Jay Inn – Mark Oyler – October 24th, 2026, event time 6:00 pm to 6:30 pm. ***Request for approval of the Special Event Application.***
- f) **Mark Oyler** – Audit Status update/Review

8 REQUESTS FOR COUNCIL CONSIDERATION

- g) **ACTION ITEM** - Consideration and Approval of Idaho Community Development Block Grant (CDBG) Agreement, Contract No. ICDBG-25-V-11-PF, for the Water System – New Well and Transmission Line Project and Authorization for Mayor Vicky Lyon to Sign the Agreement
- h) **ACTION ITEM** - Consideration and Approval of Agreement between City of Lava Hot Springs Municipality & the County of Bannock County and the Bannock County Sheriff and Authorization for Mayor Vicky Lyon to Sign the Agreement
- i) **ACTION ITEM** - Julie Hill - Zoning Interpretation Request – 30' x 110' Main Street Platted Lot (Hall City Plat)
- j) **ACTION ITEM – KEVIN REECE VARIANCE:** Discussion and consideration of Planning & Zoning's recommendation to approve the Kevin Reece variance and recommendation that Council consider amendments to Zoning Ordinance 1982-2 regarding lot-size requirements.
 - a. Approve the variance for Kevin Reece.
 - b. Consider a future ordinance change regarding lot size.

- k) **ACTION ITEM** – Tabled Item from August 13, 2026: Continued Discussion and Consideration of Henry Etcheverry’s Request for a Loading Zone
 - l) **ACTION ITEM** - Review and consider approval of the Legal Services Agreement with Fuller & Fuller, PLLC, and authorize the Mayor to sign the agreement.
 - m) **ACTION ITEM** - Review and consider approval of the Planning Services Agreement with Strategic Communities Alliance and authorize the Mayor to sign the agreement.
 - n) **ACTION ITEM** – Schedule work session for Personnel Policy.
- 9 **ACTION ITEM** - Motion to Enter into Executive Session – Idaho Code 74-206(1)(F) To communicate with legal counsel for the public agency to discuss the legal ramifications of and legal options for pending litigation, or controversies not yet being litigated but imminently likely to be litigated. The mere presence of legal counsel at an executive session does not satisfy this requirement
- 10 **ACTION ITEM** – Motion to return to open meeting
- 11 **ANNOUNCE NEXT REGULAR MEETING** – October 8th, Deadline September 29th, 2026
- 12 **ACTION ITEM** - Adjourn regular meeting.