

Blaine County Housing Authority

Public Meeting Minutes

Wednesday December 17, 2014 at 5:00 P.M.

Blaine County Annex
219 1st Avenue South
Hailey, ID

Members Present:

Chase Hamilton, *Chair*
Gordon Barclay
Sabina Gilbert, *Treasurer*
Erin Kelso

Absent:

Linda Johnston
Rick Davis
Suzanne Miller, *Vice Chair*

Staff:

David Patrie, *Executive Director*
Bobi Bellows, *Program Administrator*
Sheila Moriarty, *Bilingual Intern & Administrative Assistant*

1. Call to Order/ Approval of Agenda for the Annual Meeting

Chair Chase Hamilton called the Regular Monthly Meeting to order at 5:03 p.m. Chase and the Board welcomed new Sun Valley Commissioner Gordon Barclay.

2. Comments from the Public

No public present.

3. ARCH Report - Michelle Griffith

Michelle Griffith updated the Board that IHFA had published their requests for proposals for HOME funds for single-family homebuyer property activities. ARCH plans to submit their application before the deadline of January 9th 2015. She hopes to be awarded funding and should know by February or March 2015.

Michelle Griffith informed the Commissioners of the potential donation of a large home. If the donation is made, this home could provide for a large family with its four bedrooms and three and half baths.

The home relocated to Woodside Boulevard in Hailey is nearly complete. ARCH decided to forgo amenities such as a garage and making fireplace repairs to keep the price as low as possible per the guidance of BCHA.

Michelle reminded the Board of the hearing regarding Quail Creek set for Monday, December 22nd at 2p.m.

4. Comments from Liaisons from Elected Bodies

Michelle Griffith from the City of Sun Valley stated there were no housing related reports. The City of Sun Valley's Comprehensive Plan has been put on hold until the appointment of their fourth commissioner.

Blaine County Commissioner Larry Schoen left comments with Executive Director David Patrie since he could not attend the meeting. He stated that after many years, the county commissioners and administrators finally scheduled a meeting with the owners of the sewer plant at The Meadows. They will discuss how to make upgrades to the plant, which will allow increased density and housing.

Commissioner Schoen also wanted the Board to know that the county is attempting to reopen negotiations with the City of Bellevue regarding an ACI (Area of City Impact) Agreement. The county wants to ensure that there are provisions for Community Housing in any annexation.

5. Discussion/ Action Items

A. Review and Approve rescission of Old Cutter Deed Covenants

Executive Director David Patrie summarized the City of Hailey's annexation of Old Cutter's as it related to approving, or denying, a resolution authorizing the Executive Director to sign a Rescission and Release of the Community Housing Covenants Running with the Land. At 5:20 pm, Erin Kelso moved to approve Resolution 2014-01 vacating and rescinding the Community Housing Covenant Running with the Land for the Rimrock Cottages: Phase 1, Sublots 1, 3, 6, and 5, City of Hailey, Blaine County, Idaho and authorizing the Executive Director to sign a Rescission and Release of the Community Housing Covenants Running with the Land. Sabina Gilbert seconded the motion and it passed unanimously.

B. Lift Tower Lodge Neighbor Meeting Update- discuss and evaluate suggested Lift Tower uses, and discuss Zoning restrictions, public use and conditional use options.

Executive Director David Patrie updated the Board on the recent neighborhood workshop on December 9th, 2014 and opened up discussion about specifying uses and relevance of conditional use permit in accordance with the BCHA mission.

Public Member Gary Vinagre asked several questions and provided comments. Mr. Vinagre's questions were answered by the Board and Staff.

6:19 Chair Chase Hamilton called a brief recess that resumed at 6:24

The Board directed staff to pursue the temporary housing uses, conduct additional research regarding a Conditional Use permit and begin operating incrementally.

6. Commissioner Reports

Commissioner and Chair Chase Hamilton reported recent wine sales had increased in a manner that suggests the recession has ended.

Executive Director David Patrie informed the Board about the annual Avenues for Hope Campaign in which donations have already significantly surpassed those of last year.

Commission Gordon Barclay stated that construction on the new lodge was behind schedule, resulting in increased workers and hours. This may have an impact on available rental housing if more temporary workers come from outside the valley.

7. Consent Agenda

- A. Approval of October 15, 2014 BCHA Annual Board Meeting Minutes
- B. Approval of October 15, 2014 BCHA Regular Board Meeting Minutes
- C. Receive and file October 2014 Treasurer's and Financial Reports
- D. Receive and file October 2014 Executive Director's & Program Administrator's Reports

Motion to approve the consent agenda was made by Sabina Gilbert and seconded by Erin Kelso a vote was taken and the motion passed unanimously at 6:58 p.m.

8. Announcements – Calendar of Upcoming Meetings & Events

- A. January 15, 2014- BCHA Regular Board Meeting- Ketchum City Hall
- B. February 19, 2014- BCHA Regular Board Meeting- Blaine County Annex

9. Executive Session (if required) – Idaho Code 67-2345 (1) to discuss, (a) hiring, (b) personnel issues, (c) acquire interest in real property, (d) records disclosure, (f) pending litigation, or (j) pending claims

Erin Kelso motioned to enter executive session at 7:01 pm pursuant to Idaho Code 67-2345 (C) to discuss acquiring an interest in real property. Sabina Gilbert seconded the motion. Roll call vote: Chase Hamilton, Yes; Erin Kelso, Yes; Sabina Gilbert, Yes; Gordon Barclay, Yes. Executive Session ended at approximately 7:10.


10. Adjournment


Motion to adjourn the meeting was made by Erin Kelso and seconded by Sabina Gilbert at 7:14 p.m.

Respectfully Submitted by


Sheila Moriarty
Bilingual Intern & Administrative Assistant

Approved by


Chase Hamilton
BCHA Chair


Suzanne Miller
Vicechair