

GREENFERRY WATER DISTRICT
MINUTES OF THE SPECIAL MEETING OF THE BOARD OF DIRECTORS
April 3, 2020 2:00 PM, District Office, Coeur d'Alene, Idaho

CALL TO ORDER AND ROLL CALL

Chairman Stephen Tanner opened the meeting at 2:00 PM via Zoom. A roll call confirmed that Ron Utz and Rex Grace and Carol Rassier and Bob Stiger via Zoom were also present. Staff included John Austin, Manager in the office and Bob Kuchenski, Water Operator via Zoom. Guest was Caitlin Kling from Hawley Troxell.

OLD BUSINESS

Next, the Board discussed the Construction Improvement Agreement (CIA) with Aspen Homes on the Riverview Heights subdivision, as discussed at the meeting on March 31, 2020. The issue is to have the fees payable after water facility plan (and booster station preliminary engineering report) is approved by DEQ and the improvements are in and accepted by the District. The other issue is applying the \$30,000 deposit from Aspen Homes to outstanding invoices they've accrued. After discussion, the Board approved the revised CIA and authorized the Chairman to sign after Aspen, following a motion by Mr. Grace and second by Ms. Rassier, with Mr. Utz voting nay.

Next, the Board discussed the Accessory Living Unit issue on Kelly and Riverview. Mr. Utz has stated there are up to seven bedrooms in the second, disputed home. Chairman Tanner stated that violates the county's land use planning code ordinance. Ms. Kling stated they were permitted during the opt out phase by the county, so the relief must come from the District. After discussion, the Board directed staff to send a letter to the owners of record advising them of their violation of District policy, following a motion by Mr. Utz and second by Ms. Rassier.

Next, the Board tabled the annexation policy, Section X, reviewing polices from Greenacres as well as from Utah and North Carolina.

The Board then set a special call meeting for April 9, 2020 at 2:00 PM, and invited legal counsel to attend if possible.

ADJOURN

With no further business to come before the Board, the meeting was adjourned at 3:5* PM, following a motion by Mr. Utz and second by Ms. Rassier.

Respectfully Submitted,

Stephen Tanner, Chairman

John Austin, Manager