

CITY COUNCIL AGENDA

City of Idaho Falls

City Council Meeting

680 Park Avenue

Thursday

October 23, 2025

7:30pm

Mayor

Rebecca Casper

City Council

Lisa Burtenshaw
Council President, Seat 2

John Radford
Council Seat 5

Jim Freeman
Council Seat 6

Michelle Ziel-Dingman
Council Seat 1

Jim Francis
Council Seat 4

Kirk Larsen
Council Seat 3

Livestream at www.idahofallsidaho.gov/429/Live-Stream

PUBLIC PARTICIPATION

Welcome to the Idaho Falls City Council Meeting.

Regularly scheduled City Council meetings are open to the general public. City Council meetings are also live-streamed and archived on the City website. Please be aware that the meeting agenda will differ from the published version if amendments to the agenda are made by the Council during the meeting.

The Council encourages public input. While a general public comment option is not required by Idaho law, the Idaho Falls City Council welcomes general public input as part of regular City Council meetings. General public comment will be allowed for up to 20 minutes. However, citizens are always welcome to contact their Council representatives via e-mail or telephone, as listed on the City website. The Council is committed to an atmosphere that promotes equal opportunity, civility, mutual respect, proper decorum and freedom from discrimination or harassment.

Those who wish to address City Council during the council meetings are encouraged to adhere to the guidelines below.

Public Comment Guidelines

Speakers are encouraged to:

- State their name and city of residence.
- Focus comments on matters within the purview of the City Council.
- Limit comments to three (3) minutes or less.
- Refrain from repeating information already presented to preserve time for others to speak. Large groups are encouraged to select one or two speakers to represent the voice of the entire group.
- Practice civility and courtesy. City leaders have the right and the responsibility to maintain order and decorum during the meeting. Time may be curtailed for those speakers whose comments are profane or disruptive in nature.
- Refrain from comments on issues involving matters currently pending before the City's Planning and Zoning Commission or other matters that require legal due process, including public hearings, City enforcement actions, and pending City personnel disciplinary matters.
- Comments that pertain to activities or performance of individual City employees should be shared directly with the City's Human Resources Director (208-612-8248), the City's Legal Department (208-612-8178) or with the Office of the Mayor (208-612-8235).

Public Hearing Guidelines

- In-person Comment. Because public hearings must follow various procedures required by law, please wait to offer your comments until comment is invited/indicated. Please address comments directly to the Council and try to limit them to three (3) minutes.
- Written Comment. The public may provide written comments via postal mail sent to City Hall or via email sent to the City Clerk at IFClerk@idahofalls.gov. Comments will be distributed to the members of the Council and become a part of the official public hearing record. Written testimony must be received no later than forty-eight (48) hours prior to the date of the hearing to ensure inclusion in the permanent City record.
- Remote Comment. When available, the public may provide live testimony remotely via the WebEx meeting platform using a phone or a computer. Those desiring public hearing access should send a valid and accurate email address to virtualattend@idahofalls.gov no later than twenty-four (24) hours prior to the date of the hearing so log-in information can be sent prior to the meeting. Please indicate which public hearing the testimony is intended for on the agenda. Please note that this remote option will not be available for all meetings.

If communication aids, services, or other physical accommodations are needed to facilitate participation or access for this meeting, please contact the City Clerk at (208) 612-8414 or the ADA Coordinator at (208) 612-8323 not less than 48 hours prior to the meeting. They will help accommodate special needs wherever possible.

Thursday, October 23, 2025 **7:30 PM** **City Council Chambers**

1. Call to Order

2. Pledge of Allegiance

3. Public Comment

Please see guidelines on previous page.

4. CONSENT AGENDA

Any Consent Agenda item may be moved to the Regular Agenda for separate consideration if requested by a Council member. Other changes to this agenda may require the approval of a majority of Council.

A) MUNICIPAL SERVICES

1) Impact Fee Quarterly Report **25-405**

Attachments: Summary Report 07.04.25 - 09.30.25
Paid Report 10.02.25
Unpaid Report 10.02.25

2) Treasurer's Report for August 2025 **25-419**

Attachments: Report

B) PUBLIC WORKS

1) Bid Award - Sewer Line Rehabilitation 2026 **25-420**

Attachments: Bid Tab/Map

C) IDAHO FALLS POWER

1) Altec 60' Digger Derrick - Model D3060E **25-408**

Attachments: Quote

D) FIRE DEPARTMENT

1) Bonneville County Ambulance Service Agreement **25-412**

Attachments: Agreement

2) Interagency Agreement to Establish the Region 7 Type 2 Idaho Hazardous Substance Emergency Response Team by and between the **25-413**

State of Idaho Military Division.

Attachments: Establishment Agreement
Funding Agreement

3) Purchase US Digital Designs Phoenix G2 Alerting System for Fire Department **25-414**

Attachments: Quote
Fire Station 1 and 4 Capital Budget Request

4) Authorization to Pre-Order the Purchase of Two 2019 North Star Ambulance Modules **25-423**

Attachments: Quote

E) OFFICE OF THE CITY CLERK

1) September 2025 Licensing through the Office of the City Clerk **25-389**

Attachments: September 2025 New
September 2025 Renewed
September 2025 Contractors

2) City Council Minutes **25-411**

Attachments: Minutes 08.11.2025

Action Item:

Approve, accept, or receive all items on the Consent Agenda according to the recommendations presented (or take other action deemed appropriate).

5. REGULAR AGENDA

A) IDAHO FALLS POWER

1) Service Allocation Agreement - PacifiCorp dba Rocky Mountain Power **25-422**

Idaho Falls Power (IFP) and Rocky Mountain Power (RMP) desire to enter into an agreement, in accordance with the purposes of Idaho Code § 61-333 for the efficient allocation of electric service to existing consumers and establish a process for the allocation of electric service to new consumers within the Parties' respective service territories. Once the Public Utilities Commission approves RMP's and IFP's joint filing (which can be a lengthy process), PacifiCorp dba RMP is prepared to sign the agreement proposed.

Action Item(s):
Approve the Service Allocation Agreement with PacifiCorp dba Rocky Mountain Power to better expedite the transfer of service to new customers and give the Mayor and City Clerk authorization to

execute the necessary documents (or take other action deemed appropriate).

Attachments: Final Agreement

B) PUBLIC WORKS

1) Resolution to Adopt a Revised Snow and Ice Control Policies and Procedures Manual **25-421**

Attached is a proposed Resolution to amend the City of Idaho Falls Snow and Ice Control Policies and Procedures Manual. The policy has been updated to reflect minor changes and to account for newly annexed streets. This review and update of the manual is an annual action.

Action Item(s):
Adopt the Resolution to revise the City of Idaho Falls Snow and Ice Control Policies and Procedures Manual which has been updated to reflect current snow removal practices (or take other action deemed appropriate).

Attachments: Resolution
Manual

C) MUNICIPAL SERVICES

1) Purchase of two (2) 2025 North Star Ambulances for the Fire Department **25-406**

This purchase will access the Houston-Galveston Area Council (H-GAC), a cooperative government procurement organization, based upon H-GAC contract AM-10-23 to replace ambulance units 8001 and 8004. Both units have met their useful life expectancy and are scheduled for replacement. Approval to place these ambulances in production was granted during the FY 25 budget discussions in July 2025. These ambulances are now ready for inspection, delivery, and final payment.

Action Item(s):
Approve the final purchase of two (2) 2025 North Star ambulances from Braun Northwest, Inc., for a total of $566,202 and authorize the Mayor to sign the necessary documents (or take other action deemed appropriate).

Attachments: Invoice 40365
Invoice 40366
Budget

D) COMMUNITY DEVELOPMENT SERVICES

1) Final Plat and Reasoned Statement of Relevant Criteria and Standards, Highland Park Addition, Second Amended. **25-416**

Attached is the application for the Final Plat and Reasoned Statement of Relevant Criteria and Standards for Highland Park Addition, Second Amended. On November 12, 2024, The Planning and

Zoning Commission unanimously voted to recommend approval of the final plat to the Mayor and City Council as presented.

Action Item(s):

1. Accept or Approve the Final Plat for Highland Park Addition, Second Amended and give authorization for the Mayor, City Engineer, and City Clerk to sign said Final Plat (or take other action deemed appropriate).

2. Approve the Reasoned Statement of Relevant Criteria and Standards for the Final Plat for Highland Park Addition, Second Amended and give authorization for the mayor to execute the necessary documents (or take other action deemed appropriate).

Attachments: Zoning Map
Aerial
Final Plat
Staff Report
PC Minutes
Reasoned Statement

2) Final Plat, Development Agreement, and Reasoned Statement of Relevant Criteria and Standards, The Reserve at Snake River Landing, Division No. 2 **25-417**

Attached is the application for the Final Plat, Development Agreement, and Reasoned Statement of Relevant Criteria and Standards for The Reserve at Snake River Landing, Division No. 2. The Planning and Zoning Commission considered this item at its November 12, 2024, meeting and unanimously voted to recommend approval of the final plat to the Mayor and City Council as presented.

Action Item(s):

1. Approve the Development Agreement for the Final Plat for The Reserve at Snake River Landing, Division No. 2 and give authorization for the Mayor and City Clerk to sign said agreement (or take other action deemed appropriate).

2. Accept or Approve the Final Plat for The Reserve at Snake River Landing, Division No. 2 and give authorization for the Mayor, City Engineer, and City Clerk to sign said Final Plat (or take other action deemed appropriate).

3. Approve the Reasoned Statement of Relevant Criteria and Standards for the Final Plat for The Reserve at Snake River Landing, Division No. 2 and give authorization for the Mayor to execute the necessary documents (or take other action deemed appropriate).

Attachments: Zoning Map
Aerial
Final Plat
Preliminary Plat
Phasing Plan
Staff Report
PC Minutes
Reasoned Statement
Development Agreement

3) Amendment to Title 11, Comprehensive Zoning Ordinance, Sections 11-2-5, Allowed Uses in Industrial and Special Purpose Zones; 11-2-6, Standards for Allowed Uses; 11-3-9, Purpose of Industrial Zones; 11-7-1, Definitions of Title 11 **25-418**

On September 2, 2025, the Planning and Zoning Commission unanimously voted to recommend approval of the amendment adding that Recycling Center become part of the definition heading and chemicals are addressed in the definition. The nature of the amendment is captured in the attached staff report.

On October 9, 2025, the Mayor and City Council unanimously voted to table the amendment with a date certain of October 23, 2025, with the direction that CDS looks at separation from water ways, to define water ways, and how this would fit into a proposed overlay from the Snake River.

Action Item(s):
Approve the Ordinance amending Title 11, Comprehensive Zoning Ordinance, Sections 11-2-5, Allowed Uses in Industrial and Special Purpose Zones; 11-2-6, Standards for Allowed Uses; 11-3-9, Purpose of Industrial Zones; 11-7-1, Definitions of Title 11 under a suspension of the rules requiring three complete and separate readings, request that it be read by title and published by summary (or consider the Ordinance on the first reading and that it be read by title, reject the Ordinance, or take other action deemed appropriate).

Attachments: Staff Report
PC Minutes
Ordinance (Updated 10.20.25)

6. Announcements

7. Adjournment

Memorandum

File #: 25-405 **City Council Meeting**

FROM: Pam Alexander, Municipal Services Director
DATE: Wednesday, October 8, 2025
DEPARTMENT: Municipal Services

Subject
Impact Fee Quarterly Report

Council Action Desired
☐ Ordinance ☐ Resolution ☐ Public Hearing
☒ Other Action (Approval, Authorization, Ratification, etc.)
Accept the Impact Fee quarterly report pursuant to City Code, Section 10-8-7(G) (or take other action deemed appropriate).

Description, Background Information & Purpose
City Code requires quarterly and annual reports to be provided to the Impact Fee Advisory Committee and Council. For the period of July 4, 2025 - September 30, 2025, a total of $588,327.52 has been collected in impact fees with issuing of permits for development. Of those impact fees collected, $232,516.75 were paid for multi-family and $237,307.50 for single family residential development; $45,372.52 for institutional; $17,650.75 for Office; and $55,480.00 for Retail. A total of $2,005,288.84 is in the unpaid category, which includes projects in various stages of development.

Alignment with City & Department Planning Objectives



☐ ☒ ☐ ☐ ☐ ☐ ☐ ☐

The impact fee quarterly report supports the good governance community-oriented result by providing sound fiscal management and thereby enabling trust and transparency.

Interdepartmental Coordination
Not applicable.

Fiscal Impact
Total cash balances for impact fees as of August 31, 2025, are $13.2M, with a total of $1.6 for Police; $1.2 for Fire/EMS; $3M for Parks; and $7.3M for Transportation.

Legal Review

The Legal Department concurs that the desired Council action complies with city code and state statutes.

Impact Fee Activity (July 4, 2025 - September 30, 2025)

Impact Fees Paid by Category (Permits Issued)

	Multi-Family	Single-Family	Industrial	Institutional	Office	Retail	Percent Received
Police	$ 26,247.75	$ 21,633.75	-	6,922.71	4,170.00	13,665.00	12%
Fire	24,766.50	17,516.25	-	16,966.22	519.75	3,465.00	11%
Parks and Recreation	75,958.50	62,572.50	-	-	-	-	24%
Transportation	105,544.00	135,585.00	-	21,483.59	12,961.00	38,350.00	53%
	$ 232,516.75	$ 237,307.50	-	45,372.52	17,650.75	55,480.00	100%
Percentage by Category	40%	40%	0.0%	8%	3%	9%	100%

Total Impact Fees Received **$ 588,327.52** **23%**

Impact Fees Unpaid By Category (Permits Not Issued)

	Multi-Family	Single-Family	Industrial	Institutional	Office	Retail	Percent Unpaid
Police	$ 136,554.75	$ 37,017.75	17,010.00	6,726.58	-	40,325.42	12%
Fire	128,848.50	29,972.25	1,986.00	16,485.55	-	10,225.22	9%
Parks and Recreation	395,176.50	106,988.25	-	-	-	-	25%
Transportation	549,096.00	342,016.00	52,788.00	20,901.22	-	113,170.85	54%
	1,209,675.75	$ 515,994.25	71,784.00	44,113.35	-	163,721.49	100%
Percentage by Category	60.3%	26%	3.6%	2%	0%	8%	100%

Total Impact Fees Outstanding **$ 2,005,288.84** **77%**

Total Impact Fee Activity (July 4, 2025 - September 30, 2025)	$ 2,593,616.36
Cash Balances as of August 31, 2025	$ 13,291,271.55

Police	Fire	Parks	Transportation
$ 1,660,393.20	$ 1,233,052.59	$ 3,066,520.65	$ 7,331,305.11

City of Idaho Falls

308 Constitution Way, Idaho Falls, ID 83405
Phone: (208) 612-8100

Impact Fee Payments

From: 7/4/2025 To: 9/30/2025

Case Number	Case Name	Location	Account Code	Amount
IFNRINSFD: INSTITUTIONAL IMPACT FEE FIRE/EMS				
CASE STATUS: ISSUED				
Date of Payment: 7/31/2025				
COM24-00243	Christ Community Church Addition	5742 S 5th W	033-2355-325.01-00	$16,966.22
			Total Payments for IFNRINSFD:	**$16,966.22**
IFNRINSPD: INSTITUTIONAL IMPACT FEE POLICE				
CASE STATUS: ISSUED				
Date of Payment: 7/31/2025				
COM24-00243	Christ Community Church Addition	5742 S 5th W	032-2055-325.01-00	$6,922.71
			Total Payments for IFNRINSPD:	**$6,922.71**
IFNRINSTR: INSTITUTIONAL IMPACT FEE TRANSPORTATION				
CASE STATUS: ISSUED				
Date of Payment: 7/31/2025				
COM24-00243	Christ Community Church Addition	5742 S 5th W	035-4655-325.01-00	$21,483.09
			Total Payments for IFNRINSTR:	**$21,483.09**
IFNROFFFD: OFFICE IMPACT FEE FIRE/EMS				
CASE STATUS: ISSUED				
Date of Payment: 9/3/2025				
COM25-00075	305 1st Street Addition	305 E 1st St	033-2355-325.01-00	$115.50
Date of Payment: 9/22/2025				
COM25-00111	Kovac Expansion TI	3830 Woodking Dr	033-2355-325.01-00	$115.50
Date of Payment: 7/15/2025				
COM25-00080	New Office Building	1824-1826 John Adams Pkwy	033-2355-325.01-00	$115.50
			Total Payments for IFNROFFFD:	**$346.50**
IFNROFFPD: OFFICE IMPACT FEE POLICE				
CASE STATUS: ISSUED				
Date of Payment: 9/3/2025				
COM25-00075	305 1st Street Addition	305 E 1st St	032-2055-325.01-00	$927.00
Date of Payment: 9/22/2025				
COM25-00111	Kovac Expansion TI	3830 Woodking Dr	032-2055-325.01-00	$927.00
Date of Payment: 7/15/2025				
COM25-00080	New Office Building	1824-1826 John Adams Pkwy	032-2055-325.01-00	$927.00
			Total Payments for IFNROFFPD:	**$2,781.00**

City of Idaho Falls

308 Constitution Way, Idaho Falls, ID 83405
Phone: (208) 612-8100

Impact Fee Payments

From: 7/4/2025 To: 9/30/2025

Case Number	Case Name	Location	Account Code	Amount
IFNROFFTR: OFFICE IMPACT FEE TRANSPORTATION				
CASE STATUS: ISSUED				
Date of Payment: 9/3/2025				
COM25-00075	305 1st Street Addition	305 E 1st St	035-4655-325.01-00	$2,880.00
Date of Payment: 9/22/2025				
COM25-00111	Kovac Expansion TI	3830 Woodking Dr	035-4655-325.01-00	$2,880.00
Date of Payment: 7/15/2025				
COM25-00080	New Office Building	1824-1826 John Adams Pkwy	035-4655-325.01-00	$2,880.00
			Total Payments for IFNROFFTR:	**$8,640.00**
IFNRRTLFD: RETAIL IMPACT FEE FIRE/EMS				
CASE STATUS: ISSUED				
Date of Payment: 8/20/2025				
COM25-00098	Sherwin Williams T.I.	4075 Bombardier Ave	033-2355-325.01-00	$3,465.00
			Total Payments for IFNRRTLFD:	**$3,465.00**
IFNRRTLPD: RETAIL IMPACT FEE POLICE				
CASE STATUS: ISSUED				
Date of Payment: 8/20/2025				
COM25-00098	Sherwin Williams T.I.	4075 Bombardier Ave	032-2055-325.01-00	$13,665.00
			Total Payments for IFNRRTLPD:	**$13,665.00**
IFNRRTLTR: RETAIL IMPACT FEE TRANSPORTATION				
CASE STATUS: ISSUED				
Date of Payment: 8/20/2025				
COM25-00098	Sherwin Williams T.I.	4075 Bombardier Ave	035-4655-325.01-00	$38,350.00
			Total Payments for IFNRRTLTR:	**$38,350.00**
IFRMFFD: IMPACT FEE MULTIFAMILY FIRE/EMS				
CASE STATUS: ISSUED				
Date of Payment: 8/25/2025				
COM24-00081	7 unit townhome style APARTMENT (building 19)	2700 Snake River Pkwy, Bldg 19	033-2355-325-.01-00	$2,194.50
COM24-00085	5 unit townhome style APARTMENT (building 18)	2700 Snake River Pkwy, Bldg 18	033-2355-325-.01-00	$1,567.50
COM24-00084	5 unit towhnome style APARTMENT (building 17)	2700 Snake River Pkwy, Bldg 17	033-2355-325-.01-00	$1,567.50
COM24-00083	7 unit townhome style APARTMENT (building 21)	2700 Snake River Pkwy, Bldg 21	033-2355-325-.01-00	$2,194.50

City of Idaho Falls

308 Constitution Way, Idaho Falls, ID 83405
Phone: (208) 612-8100

Impact Fee Payments

From: 7/4/2025 To: 9/30/2025

Case Number	Case Name	Location	Account Code	Amount
IFRMFFD: IMPACT FEE MULTIFAMILY FIRE/EMS				
CASE STATUS: ISSUED				
Date of Payment: 8/25/2025				
COM24-00082	7 unit townhome style APARTMENT (building 20)	2700 Snake River Pkwy, Bldg 20	033-2355-325-.01-00	$2,194.50
Date of Payment: 7/18/2025				
COM25-00094	Aspen Point - 24 Plex Condo Building	796 E Sunnyside Rd	033-2355-325-.01-00	$0.00
Date of Payment: 8/21/2025				
COM25-00094	Aspen Point - 24 Plex Condo Building	796 E Sunnyside Rd	033-2355-325-.01-00	$7,524.00
			Total Payments for IFRMFFD:	**$17,242.50**
IFRMFPD: IMPACT FEE MULTIFAMILY POLICE				
CASE STATUS: ISSUED				
Date of Payment: 8/25/2025				
COM24-00082	7 unit townhome style APARTMENT (building 20)	2700 Snake River Pkwy, Bldg 20	032-2055-325.01-00	$2,325.75
COM24-00083	7 unit townhome style APARTMENT (building 21)	2700 Snake River Pkwy, Bldg 21	032-2055-325.01-00	$2,325.75
COM24-00084	5 unit townhnome style APARTMENT (building 17)	2700 Snake River Pkwy, Bldg 17	032-2055-325.01-00	$1,661.25
COM24-00085	5 unit townhome style APARTMENT (building 18)	2700 Snake River Pkwy, Bldg 18	032-2055-325.01-00	$1,661.25
COM24-00081	7 unit townhome style APARTMENT (building 19)	2700 Snake River Pkwy, Bldg 19	032-2055-325.01-00	$2,325.75
Date of Payment: 8/21/2025				
COM25-00094	Aspen Point - 24 Plex Condo Building	796 E Sunnyside Rd	032-2055-325.01-00	$7,974.00
Date of Payment: 7/18/2025				
COM25-00094	Aspen Point - 24 Plex Condo Building	796 E Sunnyside Rd	032-2055-325.01-00	$0.00
			Total Payments for IFRMFPD:	**$18,273.75**
IFRMFPR: IMPACT FEE MULTIFAMILY PARKS AND REC				
CASE STATUS: ISSUED				
Date of Payment: 8/25/2025				
COM24-00083	7 unit townhome style APARTMENT (building 21)	2700 Snake River Pkwy, Bldg 21	034-2755-325.01-00	$6,730.50
COM24-00084	5 unit townhnome style APARTMENT (building 17)	2700 Snake River Pkwy, Bldg 17	034-2755-325.01-00	$4,807.50
COM24-00085	5 unit townhome style APARTMENT (building 18)	2700 Snake River Pkwy, Bldg 18	034-2755-325.01-00	$4,807.50

City of Idaho Falls

308 Constitution Way, Idaho Falls, ID 83405
Phone: (208) 612-8100

Impact Fee Payments

From: 7/4/2025 To: 9/30/2025

Case Number	Case Name	Location	Account Code	Amount
IFRMFPR: IMPACT FEE MULTIFAMILY PARKS AND REC				
CASE STATUS: ISSUED				
Date of Payment: 8/25/2025				
COM24-00081	7 unit townhome style APARTMENT (building 19)	2700 Snake River Pkwy, Bldg 19	034-2755-325.01-00	$6,730.50
COM24-00082	7 unit townhome style APARTMENT (building 20)	2700 Snake River Pkwy, Bldg 20	034-2755-325.01-00	$6,730.50
Date of Payment: 8/21/2025				
COM25-00094	Aspen Point - 24 Plex Condo Building	796 E Sunnyside Rd	034-2755-325.01-00	$23,076.00
Date of Payment: 7/18/2025				
COM25-00094	Aspen Point - 24 Plex Condo Building	796 E Sunnyside Rd	034-2755-325.01-00	$0.00
			Total Payments for IFRMFPR:	**$52,882.50**
IFRMFTR: IMPACT FEE MULTIFAMILY TRANSPORTATION				
CASE STATUS: ISSUED				
Date of Payment: 8/25/2025				
COM24-00083	7 unit townhome style APARTMENT (building 21)	2700 Snake River Pkwy, Bldg 21	035-4655-325.01-00	$9,352.00
COM24-00084	5 unit townhnome style APARTMENT (building 17)	2700 Snake River Pkwy, Bldg 17	035-4655-325.01-00	$6,680.00
COM24-00085	5 unit townhome style APARTMENT (building 18)	2700 Snake River Pkwy, Bldg 18	035-4655-325.01-00	$6,680.00
COM24-00081	7 unit townhome style APARTMENT (building 19)	2700 Snake River Pkwy, Bldg 19	035-4655-325.01-00	$9,352.00
COM24-00082	7 unit townhome style APARTMENT (building 20)	2700 Snake River Pkwy, Bldg 20	035-4655-325.01-00	$9,352.00
Date of Payment: 8/21/2025				
COM25-00094	Aspen Point - 24 Plex Condo Building	796 E Sunnyside Rd	035-4655-325.01-00	$32,064.00
Date of Payment: 7/18/2025				
COM25-00094	Aspen Point - 24 Plex Condo Building	796 E Sunnyside Rd	035-4655-325.01-00	$0.00
			Total Payments for IFRMFTR:	**$73,480.00**
IFRSFFD: IMPACT FEE SINGLE FAMILY FIRE/EMS				
CASE STATUS: ISSUED				
Date of Payment: 8/7/2025				
RES25-00274	SFR: M 1420, G 409, CP 110, UFB 1420	6880 Bronson Dr	033-2355-325.01-00	$389.25
RES25-00273	SFR: M 1391, G 489, CP 91, UFB 1391	6948 Bronson Dr	033-2355-325.01-00	$389.25

City of Idaho Falls

308 Constitution Way, Idaho Falls, ID 83405
Phone: (208) 612-8100

Impact Fee Payments

From: 7/4/2025 To: 9/30/2025

Case Number	Case Name	Location	Account Code	Amount
IFRSFFD: IMPACT FEE SINGLE FAMILY FIRE/EMS				
CASE STATUS: ISSUED				
Date of Payment: 8/7/2025				
RES25-00272	SFR: M 1376 , G 518, CP 101, UB 1376	1109 Montezuma St	033-2355-325.01-00	$389.25
RES25-00270	SFR: M 1372, G 516, CP 89, UB 1362	1079 Montezuma St	033-2355-325.01-00	$389.25
RES25-00271	SFR: M 1391, G 489, CP 91, UB 1391	1093 Montezuma St	033-2355-325.01-00	$389.25
Date of Payment: 8/12/2025				
RES25-00275	SFR: M 1435, G 471, CP 45, UFB 1404	6902 Bronson Dr	033-2355-325.01-00	$389.25
RES25-00279	SFR: M 1445, G 586, CP 116, UFB 1423	6907 Bronson Dr	033-2355-325.01-00	$389.25
RES25-00220	SFR: M 1200, COVP 240	1560 Dartmouth Dr	033-2355-325.01-00	$389.25
Date of Payment: 8/29/2025				
RES25-00278	SFR: M 1578, G 943, CP 116, UB 1551	6926 Bronson Dr	033-2355-325.01-00	$389.25
Date of Payment: 8/11/2025				
RES25-00281	Twin Home: M 676, 2nd 846, G 392, CP 12, FB 670	337 Eliza Joy Ln	033-2355-325.01-00	$389.25
RES25-00282	Twinhome: M 676, 2nd 847, G 400, CP 12, FB 670	333 Eliza Joy Ln	033-2355-325.01-00	$389.25
RES25-00212	SFR: M 1655, UFB 1439, G 802, COVP 167	5446 Rip Tide Rd	033-2355-325.01-00	$389.25
Date of Payment: 8/13/2025				
RES25-00296	SFR: M 1810, GAR 865, FB 1403, UNFB 175, COVP 228	862 Jack Ln	033-2355-325.01-00	$389.25
Date of Payment: 9/29/2025				
RES25-00309	Twin Home: M 1419, G 537, UFB 1391	475 East River Ln	033-2355-325.01-00	$389.25
RES25-00310	Twin Home: M 1419, G 537, UFB 1391	485 East River Ln	033-2355-325.01-00	$389.25
Date of Payment: 9/15/2025				
RES25-00332	SFR: M 1458, G 754, FB 1, UFB 1452	6262 Maggie Dr	033-2355-325.01-00	$389.25
Date of Payment: 9/24/2025				
RES25-00354	SFR, M 1684, GAR 1040, FB 1652, COVP 29	1568 Sandbar St	033-2355-325.01-00	$389.25
RES25-00356	SFR, M 1955, FB 1911, G 1068, P 37	1640 Tide Pool Dr	033-2355-325.01-00	$389.25
RES25-00370	SFR: M 1104, 2nd 1210, G 1034, FB 1123	1682 Tide Pool Dr	033-2355-325.01-00	$389.25
RES25-00369	SFR: M 1733, G 965, FB 1744	1660 Tide Pool Dr	033-2355-325.01-00	$389.25

City of Idaho Falls

308 Constitution Way, Idaho Falls, ID 83405
Phone: (208) 612-8100

Impact Fee Payments

From: 7/4/2025 To: 9/30/2025

Case Number	Case Name	Location	Account Code	Amount
IFRSFFD: IMPACT FEE SINGLE FAMILY FIRE/EMS				
CASE STATUS: ISSUED				
Date of Payment: 7/29/2025				
RES25-00225	SFR M 1372, GAR 516, COVP 89, UNFINB 1362	941 Montezuma St	033-2355-325.01-00	$389.25
RES25-00224	SFR M 1420, GAR 909, UNFINB 1420, COVP 111	932 Montezuma St	033-2355-325.01-00	$389.25
RES25-00254	SFR: M 1435, G 478, CP 30, UB 1404	1065 Montezuma St	033-2355-325.01-00	$389.25
RES25-00253	SFR: M 1375, G 524, CP 25, UB 1375	1051 Montezuma St	033-2355-325.01-00	$389.25
RES25-00247	SFR: M 1445, G 586, CP 116, UB 1423	1037 Montezuma St	033-2355-325.01-00	$389.25
RES25-00226	SFR M 1435, GAR 478, UNFINB 1404, COVP 30	946 Montezuma St	033-2355-325.01-00	$389.25
Date of Payment: 7/21/2025				
RES25-00230	SFR: M 1391, G 498, CP 91, UFB 1391	6883 Bronson Dr	033-2355-325.01-00	$389.25
RES25-00246	SFR: M 1435, G 478, CP 30, UFB 1404	1021 Montezuma St	033-2355-325.01-00	$389.25
RES25-00245	SFR: M 1376, G 518, CP 101, UFB 1376	1007 Montezuma St	033-2355-325.01-00	$389.25
RES25-00231	SFR: M 1420, G 909, CP 111, UB 1420	6939 Bronson Dr	033-2355-325.01-00	$389.25
RES25-00229	SFR: M 1376, G 517, CP 20, UB 1376	977 Montezuma St	033-2355-325.01-00	$389.25
RES25-00228	SFR: M 1516, G 768, CP 64, UB 1516	962 Montezuma St	033-2355-325.01-00	$389.25
RES25-00227	SFR: M 1530, G 893, CP 122, UB 1530	959 Montezuma St	033-2355-325.01-00	$389.25
Date of Payment: 7/8/2025				
RES25-00218	SFR M 1504, GAR 1127, FB 1478, COVP 28	1649 Palm Springs Dr	033-2355-325.01-00	$389.25
RES25-00217	SFR M 1665, GAR 968, FB 1633, COVP 227	1669 Sandpiper Way	033-2355-325.01-00	$389.25
Date of Payment: 7/25/2025				
RES25-00180	SFR: M 1895, G 670, CP 120, UFB 2009	320 Saddle Rock Ln	033-2355-325.01-00	$389.25
Date of Payment: 7/15/2025				
RES25-00159	SFR: MF 1859, G 1004, FB 1896	240 Galena Summit Dr	033-2355-325.01-00	$389.25
RES25-00148	SFR, M 1684, GAR 1040, FB 1652, COVP 29	272 Galena Summit Dr	033-2355-325.01-00	$389.25
Date of Payment: 7/22/2025				
RES25-00266	SFR: M 1651, G 763, CP 100, FB 1640	493 Donna Dr	033-2355-325.01-00	$389.25

City of Idaho Falls

308 Constitution Way, Idaho Falls, ID 83405
Phone: (208) 612-8100

Impact Fee Payments

From: 7/4/2025 To: 9/30/2025

Case Number	Case Name	Location	Account Code	Amount
IFRSFFD: IMPACT FEE SINGLE FAMILY FIRE/EMS				
CASE STATUS: ISSUED				
Date of Payment: 7/17/2025				
RES25-00259	SFR: M 1713, G 916, CP 388, FB 1454, UFB 263	5514 Boardwalk Rd	033-2355-325.01-00	$389.25
Date of Payment: 8/15/2025				
RES25-00249	SFR: M 1504, G 1127, FB 1478, CP 28	1618 Tide Pool Dr	033-2355-325.01-00	$389.25
Date of Payment: 9/11/2025				
RES25-00192	TwinHome: M 910, 2nd 910, G 672, CP 44, UFB 904	439 Copeland Dr	033-2355-325.01-00	$389.25
RES25-00191	TwinHome: M 910, 2nd 910, G 672, CP 44, UFB 904	431 Copeland Dr	033-2355-325.01-00	$389.25
Date of Payment: 7/18/2025				
RES25-00234	SFR: M 1984, G 977, CP 264, FB 2090	4538 Providence Point Dr	033-2355-325.01-00	$389.25
Date of Payment: 9/26/2025				
RES25-00376	SFR M 2202, GAR 1500, FB 1504, UFB 698, COVP 256	6412 Desert Peak Dr	033-2355-325.01-00	$389.25
			Total Payments for IFRSFFD:	**$17,516.25**
IFRSFPD: IMPACT FEE SINGLE FAMILY POLICE				
CASE STATUS: ISSUED				
Date of Payment: 8/7/2025				
RES25-00274	SFR: M 1420, G 409, CP 110, UFB 1420	6880 Bronson Dr	032-2055-325.01-00	$480.75
RES25-00273	SFR: M 1391, G 489, CP 91, UFB 1391	6948 Bronson Dr	032-2055-325.01-00	$480.75
RES25-00272	SFR: M 1376 , G 518, CP 101, UB 1376	1109 Montezuma St	032-2055-325.01-00	$480.75
RES25-00270	SFR: M 1372, G 516, CP 89, UB 1362	1079 Montezuma St	032-2055-325.01-00	$480.75
RES25-00271	SFR: M 1391, G 489, CP 91, UB 1391	1093 Montezuma St	032-2055-325.01-00	$480.75
Date of Payment: 8/12/2025				
RES25-00275	SFR: M 1435, G 471, CP 45, UFB 1404	6902 Bronson Dr	032-2055-325.01-00	$480.75
RES25-00279	SFR: M 1445, G 586, CP 116, UFB 1423	6907 Bronson Dr	032-2055-325.01-00	$480.75
RES25-00220	SFR: M 1200, COVP 240	1560 Dartmouth Dr	032-2055-325.01-00	$480.75
Date of Payment: 8/29/2025				
RES25-00278	SFR: M 1578, G 943, CP 116, UB 1551	6926 Bronson Dr	032-2055-325.01-00	$480.75

City of Idaho Falls

308 Constitution Way, Idaho Falls, ID 83405
Phone: (208) 612-8100

Impact Fee Payments

From: 7/4/2025 To: 9/30/2025

Case Number	Case Name	Location	Account Code	Amount
IFRSFPD: IMPACT FEE SINGLE FAMILY POLICE				
CASE STATUS: ISSUED				
Date of Payment: 8/11/2025				
RES25-00281	Twin Home: M 676, 2nd 846, G 392, CP 12, FB 670	337 Eliza Joy Ln	032-2055-325.01-00	$480.75
RES25-00282	Twinhome: M 676, 2nd 847, G 400, CP 12, FB 670	333 Eliza Joy Ln	032-2055-325.01-00	$480.75
RES25-00212	SFR: M 1655, UFB 1439, G 802, COVP 167	5446 Rip Tide Rd	032-2055-325.01-00	$480.75
Date of Payment: 8/13/2025				
RES25-00296	SFR: M 1810, GAR 865, FB 1403, UNFB 175, COVP 228	862 Jack Ln	032-2055-325.01-00	$480.75
Date of Payment: 9/29/2025				
RES25-00309	Twin Home: M 1419, G 537, UFB 1391	475 East River Ln	032-2055-325.01-00	$480.75
RES25-00310	Twin Home: M 1419, G 537, UFB 1391	485 East River Ln	032-2055-325.01-00	$480.75
Date of Payment: 9/15/2025				
RES25-00332	SFR: M 1458, G 754, FB 1, UFB 1452	6262 Maggie Dr	032-2055-325.01-00	$480.75
Date of Payment: 9/24/2025				
RES25-00354	SFR, M 1684, GAR 1040, FB 1652, COVP 29	1568 Sandbar St	032-2055-325.01-00	$480.75
RES25-00370	SFR: M 1104, 2nd 1210, G 1034, FB 1123	1682 Tide Pool Dr	032-2055-325.01-00	$480.75
RES25-00369	SFR: M 1733, G 965, FB 1744	1660 Tide Pool Dr	032-2055-325.01-00	$480.75
RES25-00356	SFR, M 1955, FB 1911, G 1068, P 37	1640 Tide Pool Dr	032-2055-325.01-00	$480.75
Date of Payment: 7/29/2025				
RES25-00225	SFR M 1372, GAR 516, COVP 89, UNFINB 1362	941 Montezuma St	032-2055-325.01-00	$480.75
RES25-00224	SFR M 1420, GAR 909, UNFINB 1420, COVP 111	932 Montezuma St	032-2055-325.01-00	$480.75
RES25-00254	SFR: M 1435, G 478, CP 30, UB 1404	1065 Montezuma St	032-2055-325.01-00	$480.75
RES25-00253	SFR: M 1375, G 524, CP 25, UB 1375	1051 Montezuma St	032-2055-325.01-00	$480.75
RES25-00247	SFR: M 1445, G 586, CP 116, UB 1423	1037 Montezuma St	032-2055-325.01-00	$480.75
RES25-00226	SFR M 1435, GAR 478, UNFINB 1404, COVP 30	946 Montezuma St	032-2055-325.01-00	$480.75
Date of Payment: 7/21/2025				
RES25-00230	SFR: M 1391, G 498, CP 91, UFB 1391	6883 Bronson Dr	032-2055-325.01-00	$480.75

City of Idaho Falls

308 Constitution Way, Idaho Falls, ID 83405
Phone: (208) 612-8100

Impact Fee Payments

From: 7/4/2025 To: 9/30/2025

Case Number	Case Name	Location	Account Code	Amount
IFRSFPD: IMPACT FEE SINGLE FAMILY POLICE				
CASE STATUS: ISSUED				
Date of Payment: 7/21/2025				
RES25-00246	SFR: M 1435, G 478, CP 30, UFB 1404	1021 Montezuma St	032-2055-325.01-00	$480.75
RES25-00245	SFR: M 1376, G 518, CP 101, UFB 1376	1007 Montezuma St	032-2055-325.01-00	$480.75
RES25-00231	SFR: M 1420, G 909, CP 111, UB 1420	6939 Bronson Dr	032-2055-325.01-00	$480.75
RES25-00229	SFR: M 1376, G 517, CP 20, UB 1376	977 Montezuma St	032-2055-325.01-00	$480.75
RES25-00228	SFR: M 1516, G 768, CP 64, UB 1516	962 Montezuma St	032-2055-325.01-00	$480.75
RES25-00227	SFR: M 1530, G 893, CP 122, UB 1530	959 Montezuma St	032-2055-325.01-00	$480.75
Date of Payment: 7/8/2025				
RES25-00218	SFR M 1504, GAR 1127, FB 1478, COVP 28	1649 Palm Springs Dr	032-2055-325.01-00	$480.75
RES25-00217	SFR M 1665, GAR 968, FB 1633, COVP 227	1669 Sandpiper Way	032-2055-325.01-00	$480.75
Date of Payment: 7/25/2025				
RES25-00180	SFR: M 1895, G 670, CP 120, UFB 2009	320 Saddle Rock Ln	032-2055-325.01-00	$480.75
Date of Payment: 7/15/2025				
RES25-00159	SFR: MF 1859, G 1004, FB 1896	240 Galena Summit Dr	032-2055-325.01-00	$480.75
RES25-00148	SFR, M 1684, GAR 1040, FB 1652, COVP 29	272 Galena Summit Dr	032-2055-325.01-00	$480.75
Date of Payment: 7/22/2025				
RES25-00266	SFR: M 1651, G 763, CP 100, FB 1640	493 Donna Dr	032-2055-325.01-00	$480.75
Date of Payment: 7/17/2025				
RES25-00259	SFR: M 1713, G 916, CP 388, FB 1454, UFB 263	5514 Boardwalk Rd	032-2055-325.01-00	$480.75
Date of Payment: 8/15/2025				
RES25-00249	SFR: M 1504, G 1127, FB 1478, CP 28	1618 Tide Pool Dr	032-2055-325.01-00	$480.75
Date of Payment: 9/11/2025				
RES25-00192	TwinHome: M 910, 2nd 910, G 672, CP 44, UFB 904	439 Copeland Dr	032-2055-325.01-00	$480.75
RES25-00191	TwinHome: M 910, 2nd 910, G 672, CP 44, UFB 904	431 Copeland Dr	032-2055-325.01-00	$480.75
Date of Payment: 7/18/2025				
RES25-00234	SFR: M 1984, G 977, CP 264, FB 2090	4538 Providence Point Dr	032-2055-325.01-00	$480.75

City of Idaho Falls

308 Constitution Way, Idaho Falls, ID 83405
Phone: (208) 612-8100

Impact Fee Payments

From: 7/4/2025 To: 9/30/2025

Case Number	Case Name	Location	Account Code	Amount
IFRSFPD: IMPACT FEE SINGLE FAMILY POLICE				
CASE STATUS: ISSUED				
Date of Payment: 9/26/2025				
RES25-00376	SFR M 2202, GAR 1500, FB 1504, UFB 698, COVP 256	6412 Desert Peak Dr	032-2055-325.01-00	$480.75
			Total Payments for IFRSFPD:	**$21,633.75**
IFRSFPR: IMPACT FEE SINGLE FAMILY PARKS AND REC				
CASE STATUS: ISSUED				
Date of Payment: 8/7/2025				
RES25-00274	SFR: M 1420, G 409, CP 110, UFB 1420	6880 Bronson Dr	034-2755-325.01-00	$1,390.50
RES25-00273	SFR: M 1391, G 489, CP 91, UFB 1391	6948 Bronson Dr	034-2755-325.01-00	$1,390.50
RES25-00272	SFR: M 1376 , G 518, CP 101, UB 1376	1109 Montezuma St	034-2755-325.01-00	$1,390.50
RES25-00270	SFR: M 1372, G 516, CP 89, UB 1362	1079 Montezuma St	034-2755-325.01-00	$1,390.50
RES25-00271	SFR: M 1391, G 489, CP 91, UB 1391	1093 Montezuma St	034-2755-325.01-00	$1,390.50
Date of Payment: 8/12/2025				
RES25-00275	SFR: M 1435, G 471, CP 45, UFB 1404	6902 Bronson Dr	034-2755-325.01-00	$1,390.50
RES25-00279	SFR: M 1445, G 586, CP 116, UFB 1423	6907 Bronson Dr	034-2755-325.01-00	$1,390.50
RES25-00220	SFR: M 1200, COVP 240	1560 Dartmouth Dr	034-2755-325.01-00	$1,390.50
Date of Payment: 8/29/2025				
RES25-00278	SFR: M 1578, G 943, CP 116, UB 1551	6926 Bronson Dr	034-2755-325.01-00	$1,390.50
Date of Payment: 8/11/2025				
RES25-00281	Twin Home: M 676, 2nd 846, G 392, CP 12, FB 670	337 Eliza Joy Ln	034-2755-325.01-00	$1,390.50
RES25-00282	Twinhome: M 676, 2nd 847, G 400, CP 12, FB 670	333 Eliza Joy Ln	034-2755-325.01-00	$1,390.50
RES25-00212	SFR: M 1655, UFB 1439, G 802, COVP 167	5446 Rip Tide Rd	034-2755-325.01-00	$1,390.50
Date of Payment: 8/13/2025				
RES25-00296	SFR: M 1810, GAR 865, FB 1403, UNFB 175, COVP 228	862 Jack Ln	034-2755-325.01-00	$1,390.50
Date of Payment: 9/29/2025				
RES25-00309	Twin Home: M 1419, G 537, UFB 1391	475 East River Ln	034-2755-325.01-00	$1,390.50
RES25-00310	Twin Home: M 1419, G 537, UFB 1391	485 East River Ln	034-2755-325.01-00	$1,390.50

City of Idaho Falls

308 Constitution Way, Idaho Falls, ID 83405
Phone: (208) 612-8100

Impact Fee Payments

From: 7/4/2025 To: 9/30/2025

Case Number	Case Name	Location	Account Code	Amount
IFRSFPR: IMPACT FEE SINGLE FAMILY PARKS AND REC				
CASE STATUS: ISSUED				
Date of Payment: 9/15/2025				
RES25-00332	SFR: M 1458, G 754, FB 1, UFB 1452	6262 Maggie Dr	034-2755-325.01-00	$1,390.50
Date of Payment: 9/24/2025				
RES25-00354	SFR, M 1684, GAR 1040, FB 1652, COVP 29	1568 Sandbar St	034-2755-325.01-00	$1,390.50
RES25-00370	SFR: M 1104, 2nd 1210, G 1034, FB 1123	1682 Tide Pool Dr	034-2755-325.01-00	$1,390.50
RES25-00369	SFR: M 1733, G 965, FB 1744	1660 Tide Pool Dr	034-2755-325.01-00	$1,390.50
RES25-00356	SFR, M 1955, FB 1911, G 1068, P 37	1640 Tide Pool Dr	034-2755-325.01-00	$1,390.50
Date of Payment: 7/29/2025				
RES25-00225	SFR M 1372, GAR 516, COVP 89, UNFINB 1362	941 Montezuma St	034-2755-325.01-00	$1,390.50
RES25-00224	SFR M 1420, GAR 909, UNFINB 1420, COVP 111	932 Montezuma St	034-2755-325.01-00	$1,390.50
RES25-00254	SFR: M 1435, G 478, CP 30, UB 1404	1065 Montezuma St	034-2755-325.01-00	$1,390.50
RES25-00253	SFR: M 1375, G 524, CP 25, UB 1375	1051 Montezuma St	034-2755-325.01-00	$1,390.50
RES25-00247	SFR: M 1445, G 586, CP 116, UB 1423	1037 Montezuma St	034-2755-325.01-00	$1,390.50
RES25-00226	SFR M 1435, GAR 478, UNFINB 1404, COVP 30	946 Montezuma St	034-2755-325.01-00	$1,390.50
Date of Payment: 7/21/2025				
RES25-00230	SFR: M 1391, G 498, CP 91, UFB 1391	6883 Bronson Dr	034-2755-325.01-00	$1,390.50
RES25-00246	SFR: M 1435, G 478, CP 30, UFB 1404	1021 Montezuma St	034-2755-325.01-00	$1,390.50
RES25-00245	SFR: M 1376, G 518, CP 101, UFB 1376	1007 Montezuma St	034-2755-325.01-00	$1,390.50
RES25-00231	SFR: M 1420, G 909, CP 111, UB 1420	6939 Bronson Dr	034-2755-325.01-00	$1,390.50
RES25-00229	SFR: M 1376, G 517, CP 20, UB 1376	977 Montezuma St	034-2755-325.01-00	$1,390.50
RES25-00228	SFR: M 1516, G 768, CP 64, UB 1516	962 Montezuma St	034-2755-325.01-00	$1,390.50
RES25-00227	SFR: M 1530, G 893, CP 122, UB 1530	959 Montezuma St	034-2755-325.01-00	$1,390.50
Date of Payment: 7/8/2025				
RES25-00218	SFR M 1504, GAR 1127, FB 1478, COVP 28	1649 Palm Springs Dr	034-2755-325.01-00	$1,390.50

City of Idaho Falls

308 Constitution Way, Idaho Falls, ID 83405
Phone: (208) 612-8100

Impact Fee Payments

From: 7/4/2025 To: 9/30/2025

Case Number	Case Name	Location	Account Code	Amount
IFRSFPR: IMPACT FEE SINGLE FAMILY PARKS AND REC				
CASE STATUS: ISSUED				
Date of Payment: 7/8/2025				
RES25-00217	SFR M 1665, GAR 968, FB 1633, COVP 227	1669 Sandpiper Way	034-2755-325.01-00	$1,390.50
Date of Payment: 7/25/2025				
RES25-00180	SFR: M 1895, G 670, CP 120, UFB 2009	320 Saddle Rock Ln	034-2755-325.01-00	$1,390.50
Date of Payment: 7/15/2025				
RES25-00159	SFR: MF 1859, G 1004, FB 1896	240 Galena Summit Dr	034-2755-325.01-00	$1,390.50
RES25-00148	SFR, M 1684, GAR 1040, FB 1652, COVP 29	272 Galena Summit Dr	034-2755-325.01-00	$1,390.50
Date of Payment: 7/22/2025				
RES25-00266	SFR: M 1651, G 763, CP 100, FB 1640	493 Donna Dr	034-2755-325.01-00	$1,390.50
Date of Payment: 7/17/2025				
RES25-00259	SFR: M 1713, G 916, CP 388, FB 1454, UFB 263	5514 Boardwalk Rd	034-2755-325.01-00	$1,390.50
Date of Payment: 8/15/2025				
RES25-00249	SFR: M 1504, G 1127, FB 1478, CP 28	1618 Tide Pool Dr	034-2755-325.01-00	$1,390.50
Date of Payment: 9/11/2025				
RES25-00192	TwinHome: M 910, 2nd 910, G 672, CP 44, UFB 904	439 Copeland Dr	034-2755-325.01-00	$1,390.50
RES25-00191	TwinHome: M 910, 2nd 910, G 672, CP 44, UFB 904	431 Copeland Dr	034-2755-325.01-00	$1,390.50
Date of Payment: 7/18/2025				
RES25-00234	SFR: M 1984, G 977, CP 264, FB 2090	4538 Providence Point Dr	034-2755-325.01-00	$1,390.50
Date of Payment: 9/26/2025				
RES25-00376	SFR M 2202, GAR 1500, FB 1504, UFB 698, COVP 256	6412 Desert Peak Dr	034-2755-325.01-00	$1,390.50
			Total Payments for IFRSFPR:	**$62,572.50**
IFRSFTR: IMPACT FEE SINGLE FAMILY TRANSPORTATION				
CASE STATUS: ISSUED				
Date of Payment: 8/7/2025				
RES25-00274	SFR: M 1420, G 409, CP 110, UFB 1420	6880 Bronson Dr	035-4655-325.01-00	$3,013.00
RES25-00271	SFR: M 1391, G 489, CP 91, UB 1391	1093 Montezuma St	035-4655-325.01-00	$3,013.00
RES25-00270	SFR: M 1372, G 516, CP 89, UB 1362	1079 Montezuma St	035-4655-325.01-00	$3,013.00

City of Idaho Falls

308 Constitution Way, Idaho Falls, ID 83405
Phone: (208) 612-8100

Impact Fee Payments

From: 7/4/2025 To: 9/30/2025

Case Number	Case Name	Location	Account Code	Amount
IFRSFTR: IMPACT FEE SINGLE FAMILY TRANSPORTATION				
CASE STATUS: ISSUED				
Date of Payment: 8/7/2025				
RES25-00272	SFR: M 1376 , G 518, CP 101, UB 1376	1109 Montezuma St	035-4655-325.01-00	$3,013.00
RES25-00273	SFR: M 1391, G 489, CP 91, UFB 1391	6948 Bronson Dr	035-4655-325.01-00	$3,013.00
Date of Payment: 8/12/2025				
RES25-00275	SFR: M 1435, G 471, CP 45, UFB 1404	6902 Bronson Dr	035-4655-325.01-00	$3,013.00
RES25-00279	SFR: M 1445, G 586, CP 116, UFB 1423	6907 Bronson Dr	035-4655-325.01-00	$3,013.00
RES25-00220	SFR: M 1200, COVP 240	1560 Dartmouth Dr	035-4655-325.01-00	$3,013.00
Date of Payment: 8/29/2025				
RES25-00278	SFR: M 1578, G 943, CP 116, UB 1551	6926 Bronson Dr	035-4655-325.01-00	$3,013.00
Date of Payment: 8/11/2025				
RES25-00281	Twin Home: M 676, 2nd 846, G 392, CP 12, FB 670	337 Eliza Joy Ln	035-4655-325.01-00	$3,013.00
RES25-00282	Twinhome: M 676, 2nd 847, G 400, CP 12, FB 670	333 Eliza Joy Ln	035-4655-325.01-00	$3,013.00
RES25-00212	SFR: M 1655, UFB 1439, G 802, COVP 167	5446 Rip Tide Rd	035-4655-325.01-00	$3,013.00
Date of Payment: 8/13/2025				
RES25-00296	SFR: M 1810, GAR 865, FB 1403, UNFB 175, COVP 228	862 Jack Ln	035-4655-325.01-00	$3,013.00
Date of Payment: 9/29/2025				
RES25-00309	Twin Home: M 1419, G 537, UFB 1391	475 East River Ln	035-4655-325.01-00	$3,013.00
RES25-00310	Twin Home: M 1419, G 537, UFB 1391	485 East River Ln	035-4655-325.01-00	$3,013.00
Date of Payment: 9/15/2025				
RES25-00332	SFR: M 1458, G 754, FB 1, UFB 1452	6262 Maggie Dr	035-4655-325.01-00	$3,013.00
Date of Payment: 9/24/2025				
RES25-00354	SFR, M 1684, GAR 1040, FB 1652, COVP 29	1568 Sandbar St	035-4655-325.01-00	$3,013.00
RES25-00356	SFR, M 1955, FB 1911, G 1068, P 37	1640 Tide Pool Dr	035-4655-325.01-00	$3,013.00
RES25-00369	SFR: M 1733, G 965, FB 1744	1660 Tide Pool Dr	035-4655-325.01-00	$3,013.00
RES25-00370	SFR: M 1104, 2nd 1210, G 1034, FB 1123	1682 Tide Pool Dr	035-4655-325.01-00	$3,013.00

City of Idaho Falls

308 Constitution Way, Idaho Falls, ID 83405
Phone: (208) 612-8100

Impact Fee Payments

From: 7/4/2025 To: 9/30/2025

Case Number	Case Name	Location	Account Code	Amount
IFRSFTR: IMPACT FEE SINGLE FAMILY TRANSPORTATION				
CASE STATUS: ISSUED				
Date of Payment: 9/26/2025				
RES25-00376	SFR M 2202, GAR 1500, FB 1504, UFB 698, COVP 256	6412 Desert Peak Dr	035-4655-325.01-00	$3,013.00
Date of Payment: 7/29/2025				
RES25-00226	SFR M 1435, GAR 478, UNFINB 1404, COVP 30	946 Montezuma St	035-4655-325.01-00	$3,013.00
RES25-00247	SFR: M 1445, G 586, CP 116, UB 1423	1037 Montezuma St	035-4655-325.01-00	$3,013.00
RES25-00253	SFR: M 1375, G 524, CP 25, UB 1375	1051 Montezuma St	035-4655-325.01-00	$3,013.00
RES25-00254	SFR: M 1435, G 478, CP 30, UB 1404	1065 Montezuma St	035-4655-325.01-00	$3,013.00
RES25-00224	SFR M 1420, GAR 909, UNFINB 1420, COVP 111	932 Montezuma St	035-4655-325.01-00	$3,013.00
RES25-00225	SFR M 1372, GAR 516, COVP 89, UNFINB 1362	941 Montezuma St	035-4655-325.01-00	$3,013.00
Date of Payment: 7/21/2025				
RES25-00227	SFR: M 1530, G 893, CP 122, UB 1530	959 Montezuma St	035-4655-325.01-00	$3,013.00
RES25-00228	SFR: M 1516, G 768, CP 64, UB 1516	962 Montezuma St	035-4655-325.01-00	$3,013.00
RES25-00229	SFR: M 1376, G 517, CP 20, UB 1376	977 Montezuma St	035-4655-325.01-00	$3,013.00
RES25-00231	SFR: M 1420, G 909, CP 111, UB 1420	6939 Bronson Dr	035-4655-325.01-00	$3,013.00
RES25-00245	SFR: M 1376, G 518, CP 101, UFB 1376	1007 Montezuma St	035-4655-325.01-00	$3,013.00
RES25-00246	SFR: M 1435, G 478, CP 30, UFB 1404	1021 Montezuma St	035-4655-325.01-00	$3,013.00
RES25-00230	SFR: M 1391, G 498, CP 91, UFB 1391	6883 Bronson Dr	035-4655-325.01-00	$3,013.00
Date of Payment: 7/18/2025				
RES25-00234	SFR: M 1984, G 977, CP 264, FB 2090	4538 Providence Point Dr	035-4655-325.01-00	$3,013.00
Date of Payment: 9/11/2025				
RES25-00191	TwinHome: M 910, 2nd 910, G 672, CP 44, UFB 904	431 Copeland Dr	035-4655-325.01-00	$3,013.00
RES25-00192	TwinHome: M 910, 2nd 910, G 672, CP 44, UFB 904	439 Copeland Dr	035-4655-325.01-00	$3,013.00
Date of Payment: 8/15/2025				
RES25-00249	SFR: M 1504, G 1127, FB 1478, CP 28	1618 Tide Pool Dr	035-4655-325.01-00	$3,013.00

City of Idaho Falls

308 Constitution Way, Idaho Falls, ID 83405
Phone: (208) 612-8100

Impact Fee Payments

From: 7/4/2025 To: 9/30/2025

Case Number	Case Name	Location	Account Code	Amount
IFRSFTR: IMPACT FEE SINGLE FAMILY TRANSPORTATION				
CASE STATUS: ISSUED				
Date of Payment: 7/17/2025				
RES25-00259	SFR: M 1713, G 916, CP 388, FB 1454, UFB 263	5514 Boardwalk Rd	035-4655-325.01-00	$3,013.00
Date of Payment: 7/22/2025				
RES25-00266	SFR: M 1651, G 763, CP 100, FB 1640	493 Donna Dr	035-4655-325.01-00	$3,013.00
Date of Payment: 7/15/2025				
RES25-00148	SFR, M 1684, GAR 1040, FB 1652, COVP 29	272 Galena Summit Dr	035-4655-325.01-00	$3,013.00
RES25-00159	SFR: MF 1859, G 1004, FB 1896	240 Galena Summit Dr	035-4655-325.01-00	$3,013.00
Date of Payment: 7/25/2025				
RES25-00180	SFR: M 1895, G 670, CP 120, UFB 2009	320 Saddle Rock Ln	035-4655-325.01-00	$3,013.00
Date of Payment: 7/8/2025				
RES25-00217	SFR M 1665, GAR 968, FB 1633, COVP 227	1669 Sandpiper Way	035-4655-325.01-00	$3,013.00
RES25-00218	SFR M 1504, GAR 1127, FB 1478, COVP 28	1649 Palm Springs Dr	035-4655-325.01-00	$3,013.00
			Total Payments for IFRSFTR:	**$135,585.00**
X_IMPFEEMF: IMPACT FEE MULTIFAMILY (PER HOUSING UNIT				
CASE STATUS: ISSUED				
Date of Payment: 8/13/2025				
COM23-0140	Condo Building (24 Unit)	802 E SUNNYSIDE RD	???	$70,638.00
			Total Payments for X_IMPFEEMF:	**$70,638.00**
X_IMPNROFF: OFFICE IMPACT FEE NONRESIDENTIAL (PER 1,				
CASE STATUS: ISSUED				
Date of Payment: 8/11/2025				
COM23-0022	Edward Jones Office Duplex	2406 JAFER CT	???	$5,883.75
			Total Payments for X_IMPNROFF:	**$5,883.75**
			Total Payments from 7/4/2025 to 9/30/2025:	**$588,327.52**

City of Idaho Falls

308 Constitution Way, Idaho Falls, ID 83405
Phone: (208) 612-8100

Outstanding Impact Fee Payments

Case Number	Case Name	Location	Account Code	Amount
IFNRINDFD	***INDUSTRIAL IMPACT FEE FIRE/EMS***			
Status: UNDER_RVW				
Date Created: 9/8/2025				
COM25-00117	Mountainland Supply Company	400 E 33rd N	033-2355-325.01-00	$1,193.25
Date Created: 9/29/2025				
COM25-00121	The Tint Shop (3 Unit Warehouse Building)	1249 E 17th St	033-2355-325.01-00	$138.75
			Total for IFNRINDFD:	**$1,332.00**
IFNRINDPD	***INDUSTRIAL IMPACT FEE POLICE***			
Status: UNDER_RVW				
Date Created: 9/29/2025				
COM25-00121	The Tint Shop (3 Unit Warehouse Building)	1249 E 17th St	032-2055-325.01-00	$1,181.25
Date Created: 9/8/2025				
COM25-00117	Mountainland Supply Company	400 E 33rd N	032-2055-325.01-00	$10,158.75
			Total for IFNRINDPD:	**$11,340.00**
IFNRINDPR	***INDUSTRIAL IMPACT FEE PARKS AND REC***			
Status: UNDER_RVW				
Date Created: 9/8/2025				
COM25-00117	Mountainland Supply Company	400 E 33rd N	034-2755-325.01-00	$0.00
Date Created: 9/29/2025				
COM25-00121	The Tint Shop (3 Unit Warehouse Building)	1249 E 17th St	034-2755-325.01-00	$0.00
			Total for IFNRINDPR:	**$0.00**
IFNRINDTR	***INDUSTRIAL IMPACT FEE TRANSPORTATION***			
Status: UNDER_RVW				
Date Created: 9/8/2025				
COM25-00117	Mountainland Supply Company	400 E 33rd N	035-4655-325.01-00	$31,519.00
Date Created: 9/29/2025				
COM25-00121	The Tint Shop (3 Unit Warehouse Building)	1249 E 17th St	035-4655-325.01-00	$3,665.00
			Total for IFNRINDTR:	**$35,184.00**
IFNRINSFD	***INSTITUTIONAL IMPACT FEE FIRE/EMS***			
Status: UNDER_RVW				
Date Created: 9/24/2025				
COM25-00124	Hope Lutheran Church - New School & Restroom Addition - Phase 2	2071 E 12th St	033-2355-325.01-00	$12,517.50
			Total for IFNRINSFD:	**$12,517.50**

City of Idaho Falls

308 Constitution Way, Idaho Falls, ID 83405
Phone: (208) 612-8100

Outstanding Impact Fee Payments

Case Number	Case Name	Location	Account Code	Amount
IFNRINSPD	***INSTITUTIONAL IMPACT FEE POLICE***			
Status: UNDER_RVW				
Date Created: 9/24/2025				
COM25-00124	Hope Lutheran Church - New School & Restroom Addition - Phase 2	2071 E 12th St	032-2055-325.01-00	$5,107.50
			Total for IFNRINSPD:	**$5,107.50**
IFNRINSPR	***INSTITUTIONAL IMPACT FEE PARKS AND REC***			
Status: UNDER_RVW				
Date Created: 9/24/2025				
COM25-00124	Hope Lutheran Church - New School & Restroom Addition - Phase 2	2071 E 12th St	034-2755-325.01-00	$0.00
			Total for IFNRINSPR:	**$0.00**
IFNRINSTR	***INSTITUTIONAL IMPACT FEE TRANSPORTATION***			
Status: UNDER_RVW				
Date Created: 9/24/2025				
COM25-00124	Hope Lutheran Church - New School & Restroom Addition - Phase 2	2071 E 12th St	035-4655-325.01-00	$15,850.00
			Total for IFNRINSTR:	**$15,850.00**
IFNRRTLFD	***RETAIL IMPACT FEE FIRE/EMS***			
Status: UNDER_RVW				
Date Created: 9/29/2025				
COM25-00128	Jersey Mike's Subs T.I.	797 E Anderson St	033-2355-325.01-00	$693.00
Date Created: 7/30/2025				
COM25-00102	Homestead Pizza - Indoor Playground Addition	1770 Broadway	033-2355-325.01-00	$693.00
			Total for IFNRRTLFD:	**$1,386.00**
IFNRRTLPD	***RETAIL IMPACT FEE POLICE***			
Status: UNDER_RVW				
Date Created: 9/29/2025				
COM25-00128	Jersey Mike's Subs T.I.	797 E Anderson St	032-2055-325.01-00	$2,733.00
Date Created: 7/30/2025				
COM25-00102	Homestead Pizza - Indoor Playground Addition	1770 Broadway	032-2055-325.01-00	$2,733.00
			Total for IFNRRTLPD:	**$5,466.00**

City of Idaho Falls

308 Constitution Way, Idaho Falls, ID 83405
Phone: (208) 612-8100

Outstanding Impact Fee Payments

Case Number	Case Name	Location	Account Code	Amount
IFNRRTLPR	***RETAIL IMPACT FEE PARKS AND REC***			
Status: UNDER_RVW				
Date Created: 9/29/2025				
COM25-00128	Jersey Mike's Subs T.I.	797 E Anderson St	034-2755-325.01-00	$0.00
Date Created: 7/30/2025				
COM25-00102	Homestead Pizza - Indoor Playground Addition	1770 Broadway	034-2755-325.01-00	$0.00
			Total for IFNRRTLPR:	**$0.00**
IFNRRTLTR	***RETAIL IMPACT FEE TRANSPORTATION***			
Status: UNDER_RVW				
Date Created: 7/30/2025				
COM25-00102	Homestead Pizza - Indoor Playground Addition	1770 Broadway	035-4655-325.01-00	$7,670.00
Date Created: 9/29/2025				
COM25-00128	Jersey Mike's Subs T.I.	797 E Anderson St	035-4655-325.01-00	$7,670.00
			Total for IFNRRTLTR:	**$15,340.00**
IFRMFFD	***IMPACT FEE MULTIFAMILY FIRE/EMS***			
Status: ON_HOLD				
Date Created: 3/11/2025				
COM25-00028	A new 36-Plex 'B' Multi-Family Apartment Building at The Reserve	2411 Pioneer Rd	033-2355-325-.01-00	$11,286.00
Date Created: 3/11/2025				
COM25-00025	A new 24-plex Multi-Family Apartment Building Previous Permit # COM22-0175	2411 Pioneer Rd	033-2355-325-.01-00	$7,524.00
Date Created: 3/11/2025				
COM25-00027	A new 36-Plex "A" Multi-Family Apartment Building at The Reserve	2411 Pioneer Rd	033-2355-325-.01-00	$11,286.00
Status: FEES_DUE				
Date Created: 2/26/2025				
COM25-00031	Terrace Gate - 24 Plex Apartment	1028 S Skyline Dr	033-2355-325-.01-00	$7,524.00
Date Created: 2/26/2025				
COM25-00032	Terrace Gate - 24 Plex Apartment	1048 S Skyline Dr	033-2355-325-.01-00	$7,524.00
Date Created: 2/26/2025				
COM25-00033	Terrace Gate - 24 Plex Apartment	1104 S Skyline Dr	033-2355-325-.01-00	$7,524.00
Date Created: 2/26/2025				
COM25-00024	Terrace Gate - 24 Plex Apartment 1,004.25 sq ft units	1060 S Skyline Dr	033-2355-325-.01-00	$7,524.00
Date Created: 2/26/2025				
COM25-00030	Terrace Gate - 24 Plex Apartment	1020 S Skyline Dr	033-2355-325-.01-00	$7,524.00

City of Idaho Falls

308 Constitution Way, Idaho Falls, ID 83405
Phone: (208) 612-8100

Outstanding Impact Fee Payments

Case Number	Case Name	Location	Account Code	Amount
IFRMFFD	***IMPACT FEE MULTIFAMILY FIRE/EMS***			
Status: UNDER_RVW				
Date Created: 9/19/2025				
COM25-00122	City Heights Apartments (40 Units) and 1st Floor Commercial Space	187 E 1st St	033-2355-325-.01-00	$12,540.00
			Total for IFRMFFD:	**$80,256.00**
IFRMFPD	***IMPACT FEE MULTIFAMILY POLICE***			
Status: FEES_DUE				
Date Created: 2/26/2025				
COM25-00033	Terrace Gate - 24 Plex Apartment	1104 S Skyline Dr	032-2055-325.01-00	$7,974.00
Date Created: 2/26/2025				
COM25-00031	Terrace Gate - 24 Plex Apartment	1028 S Skyline Dr	032-2055-325.01-00	$7,974.00
Date Created: 2/26/2025				
COM25-00032	Terrace Gate - 24 Plex Apartment	1048 S Skyline Dr	032-2055-325.01-00	$7,974.00
Date Created: 2/26/2025				
COM25-00030	Terrace Gate - 24 Plex Apartment	1020 S Skyline Dr	032-2055-325.01-00	$7,974.00
Date Created: 2/26/2025				
COM25-00024	Terrace Gate - 24 Plex Apartment 1,004.25 sq ft units	1060 S Skyline Dr	032-2055-325.01-00	$7,974.00
Status: ON_HOLD				
Date Created: 3/11/2025				
COM25-00025	A new 24-plex Multi-Family Apartment Building Previous Permit # COM22-0175	2411 Pioneer Rd	032-2055-325.01-00	$7,974.00
Date Created: 3/11/2025				
COM25-00028	A new 36-Plex 'B' Multi-Family Apartment Building at The Reserve	2411 Pioneer Rd	032-2055-325.01-00	$11,961.00
Date Created: 3/11/2025				
COM25-00027	A new 36-Plex "A" Multi-Family Apartment Building at The Reserve	2411 Pioneer Rd	032-2055-325.01-00	$11,961.00
Status: UNDER_RVW				
Date Created: 9/19/2025				
COM25-00122	City Heights Apartments (40 Units) and 1st Floor Commercial Space	187 E 1st St	032-2055-325.01-00	$13,290.00
			Total for IFRMFPD:	**$85,056.00**
IFRMFPR	***IMPACT FEE MULTIFAMILY PARKS AND REC***			
Status: FEES_DUE				
Date Created: 2/26/2025				
COM25-00024	Terrace Gate - 24 Plex Apartment 1,004.25 sq ft units	1060 S Skyline Dr	034-2755-325.01-00	$23,076.00

City of Idaho Falls

308 Constitution Way, Idaho Falls, ID 83405
Phone: (208) 612-8100

Outstanding Impact Fee Payments

Case Number	Case Name	Location	Account Code	Amount
IFRMFPR	***IMPACT FEE MULTIFAMILY PARKS AND REC***			
Status: FEES_DUE				
Date Created: 2/26/2025				
COM25-00030	Terrace Gate - 24 Plex Apartment	1020 S Skyline Dr	034-2755-325.01-00	$23,076.00
Date Created: 2/26/2025				
COM25-00032	Terrace Gate - 24 Plex Apartment	1048 S Skyline Dr	034-2755-325.01-00	$23,076.00
Date Created: 2/26/2025				
COM25-00031	Terrace Gate - 24 Plex Apartment	1028 S Skyline Dr	034-2755-325.01-00	$23,076.00
Date Created: 2/26/2025				
COM25-00033	Terrace Gate - 24 Plex Apartment	1104 S Skyline Dr	034-2755-325.01-00	$23,076.00
Status: ON_HOLD				
Date Created: 3/11/2025				
COM25-00025	A new 24-plex Multi-Family Apartment Building Previous Permit # COM22-0175	2411 Pioneer Rd	034-2755-325.01-00	$23,076.00
Date Created: 3/11/2025				
COM25-00028	A new 36-Plex 'B' Multi-Family Apartment Building at The Reserve	2411 Pioneer Rd	034-2755-325.01-00	$34,614.00
Date Created: 3/11/2025				
COM25-00027	A new 36-Plex "A" Multi-Family Apartment Building at The Reserve	2411 Pioneer Rd	034-2755-325.01-00	$34,614.00
Status: UNDER_RVW				
Date Created: 9/19/2025				
COM25-00122	City Heights Apartments (40 Units) and 1st Floor Commercial Space	187 E 1st St	034-2755-325.01-00	$38,460.00
			Total for IFRMFPR:	**$246,144.00**
IFRMFTR	***IMPACT FEE MULTIFAMILY TRANSPORTATION***			
Status: FEES_DUE				
Date Created: 2/26/2025				
COM25-00033	Terrace Gate - 24 Plex Apartment	1104 S Skyline Dr	035-4655-325.01-00	$32,064.00
Date Created: 2/26/2025				
COM25-00031	Terrace Gate - 24 Plex Apartment	1028 S Skyline Dr	035-4655-325.01-00	$32,064.00
Date Created: 2/26/2025				
COM25-00024	Terrace Gate - 24 Plex Apartment 1,004.25 sq ft units	1060 S Skyline Dr	035-4655-325.01-00	$32,064.00
Date Created: 2/26/2025				
COM25-00030	Terrace Gate - 24 Plex Apartment	1020 S Skyline Dr	035-4655-325.01-00	$32,064.00
Date Created: 2/26/2025				
COM25-00032	Terrace Gate - 24 Plex Apartment	1048 S Skyline Dr	035-4655-325.01-00	$32,064.00

City of Idaho Falls

308 Constitution Way, Idaho Falls, ID 83405
Phone: (208) 612-8100

Outstanding Impact Fee Payments

Case Number	Case Name	Location	Account Code	Amount
IFRMFTR	***IMPACT FEE MULTIFAMILY TRANSPORTATION***			
Status: ON_HOLD				
Date Created: 3/11/2025				
COM25-00025	A new 24-plex Multi-Family Apartment Building Previous Permit # COM22-0175	2411 Pioneer Rd	035-4655-325.01-00	$32,064.00
Date Created: 3/11/2025				
COM25-00028	A new 36-Plex 'B' Multi-Family Apartment Building at The Reserve	2411 Pioneer Rd	035-4655-325.01-00	$48,096.00
Date Created: 3/11/2025				
COM25-00027	A new 36-Plex "A" Multi-Family Apartment Building at The Reserve	2411 Pioneer Rd	035-4655-325.01-00	$48,096.00
Status: UNDER_RVW				
Date Created: 9/19/2025				
COM25-00122	City Heights Apartments (40 Units) and 1st Floor Commercial Space	187 E 1st St	035-4655-325.01-00	$53,440.00
			Total for IFRMFTR:	**$342,016.00**
IFRSFFD	***IMPACT FEE SINGLE FAMILY FIRE/EMS***			
Status: FEES_DUE				
Date Created: 8/29/2025				
RES25-00350	Twinhome: M 1335, G 524, CP 20, UB 1335	1244 Montezuma St	033-2355-325.01-00	$389.25
Date Created: 8/29/2025				
RES25-00367	Twin Home: M 1335, G 524, CP 20, UB 1335	1323 Montezuma St	033-2355-325.01-00	$389.25
Date Created: 9/3/2025				
RES25-00336	Twin home: 1270 M, 480 G, 50 CP, 212 FB, 930 UB	6355 Slider Ln	033-2355-325.01-00	$389.25
Date Created: 9/4/2025				
RES25-00361	Twin Home: M 1335, G 524, CP 20, UB 1335	1292 Montezuma St	033-2355-325.01-00	$389.25
Date Created: 9/5/2025				
RES25-00358	Twinhome: M 1335, G 524, CP 20, UB 1335	1268 Montezuma St	033-2355-325.01-00	$389.25
Date Created: 9/5/2025				
RES25-00364	Twinhome: M 1335, G 524, CP 20, UB 1335	1289 Montezuma St	033-2355-325.01-00	$389.25
Date Created: 8/28/2024				
RES24-00684	***CANCELED***	1298 Cassia Ave	033-2355-325.01-00	$389.25
Date Created: 4/14/2025				
RES25-00110	Townhome: M 448, 2nd 1036, G 510	314 N Fanning Ave	033-2355-325.01-00	$389.25

City of Idaho Falls

308 Constitution Way, Idaho Falls, ID 83405
Phone: (208) 612-8100

Outstanding Impact Fee Payments

Case Number	Case Name	Location	Account Code	Amount
IFRSFFD	***IMPACT FEE SINGLE FAMILY FIRE/EMS***			
Status: FEES_DUE				
Date Created: 8/5/2025				
RES25-00297	SFR: M 1420, GAR 58, UNFB 1420, COVP 111	6951 Millbrook Dr	033-2355-325.01-00	$389.25
Date Created: 8/20/2025				
RES25-00314	SFR: M 1391, G 489, CP 91, UB 1391	6898 Millbrook Dr	033-2355-325.01-00	$389.25
Date Created: 8/27/2025				
RES25-00340	SFR: M 2221, G 997, CP 112, FB 2433	404 Saddle Rock Ln	033-2355-325.01-00	$389.25
Date Created: 8/29/2025				
RES25-00344	Twinhome: M 1335, G 524, CP 20, UB 1335	1220 Montezuma St	033-2355-325.01-00	$389.25
Date Created: 8/29/2025				
RES25-00351	TwinHome: M 1335, G 524, CP 20, UB 1335	1241 Montezuma St	033-2355-325.01-00	$389.25
Date Created: 8/29/2025				
RES25-00352	Twinhome: M 1335, G 524, CP 20, UB 1335	1251 Montezuma St	033-2355-325.01-00	$389.25
Date Created: 9/3/2025				
RES25-00335	Twin home: 1270 M, 480 G, 50 CP, 212 FB, 930 UB	371 Copeland Dr	033-2355-325.01-00	$389.25
Date Created: 9/5/2025				
RES25-00357	Twinhome: M 1335, G 524, CP 20, UB 1335	1278 Montezuma St	033-2355-325.01-00	$389.25
Date Created: 9/5/2025				
RES25-00366	Twinhome: M 1335, G 524, CP 20, UB 1335	1326 Montezuma St	033-2355-325.01-00	$389.25
Date Created: 4/4/2025				
RES25-00107	Townhome: M 448, 2nd 1036, G 510	334 N Fanning Ave	033-2355-325.01-00	$389.25
Date Created: 8/8/2025				
RES25-00305	SFR: M 1692, GAR 797, UNFB 1448, COVP 52	286 Galena Summit Dr	033-2355-325.01-00	$389.25
Date Created: 8/20/2025				
RES25-00317	SFR: M 1530, G 893, CP 122, UB 1530	6924 Millbrook Dr	033-2355-325.01-00	$389.25
Date Created: 8/20/2025				
RES25-00322	SFR: M 1376, G 518, CP 101, CB 1376	6876 Millbrook Dr	033-2355-325.01-00	$389.25
Date Created: 8/20/2025				
RES25-00328	SFR: M 1435, G 478, CP 45, UFB 1404	6952 Millbrook Dr	033-2355-325.01-00	$389.25

City of Idaho Falls

308 Constitution Way, Idaho Falls, ID 83405
Phone: (208) 612-8100

Outstanding Impact Fee Payments

Case Number	Case Name	Location	Account Code	Amount
IFRSFFD	***IMPACT FEE SINGLE FAMILY FIRE/EMS***			
Status: FEES_DUE				
Date Created: 8/29/2025				
RES25-00348	Twinhome: M 1335, G 524, CP 20, UB 1335	1217 Montezuma St	033-2355-325.01-00	$389.25
Date Created: 8/29/2025				
RES25-00368	Twin Home: M 1335, G 524, CP 20, UB 1335	1313 Montezuma St	033-2355-325.01-00	$389.25
Date Created: 9/5/2025				
RES25-00365	Twinhome: M 1335, G 524, CP 20, UB 1335	1316 Montezuma St	033-2355-325.01-00	$389.25
Date Created: 4/10/2025				
RES25-00109	Townhome: M 448, 2nd 1036, G 510	310 N Fanning Ave	033-2355-325.01-00	$389.25
Date Created: 4/15/2025				
RES25-00112	Townhome: M 448, 2nd 1036, G 510	322 N Fanning Ave	033-2355-325.01-00	$389.25
Date Created: 8/20/2025				
RES25-00323	SFR: M 1372, G 516, CP 89, UB 1362	6881 Lovell Dr	033-2355-325.01-00	$389.25
Date Created: 8/20/2025				
RES25-00325	SFR: M 1376, G 517, CP 30, UFB 1376	6903 Lovell Dr	033-2355-325.01-00	$389.25
Date Created: 8/20/2025				
RES25-00326	SFR: M 1500, G 920, CP 89, UFB 1500	6927 Lovell Dr	033-2355-325.01-00	$389.25
Date Created: 8/20/2025				
RES25-00327	SFR: M 1445, G 589, CP 116, UFB 1423	6949 Lovell Dr	033-2355-325.01-00	$389.25
Date Created: 9/3/2025				
RES25-00334	Twin home: 1270 M, 480 G, 50 CP, 212 FB, 930 UB	361 Copeland Dr	033-2355-325.01-00	$389.25
Date Created: 9/3/2025				
RES25-00337	Twin home: 1270 M, 480 G, 50 CP, 212 FB, 930 UB	6375 Slider Ln	033-2355-325.01-00	$389.25
Date Created: 9/4/2025				
RES25-00362	Twin Home: M 1355, G 524, CP 20, UB 1335	1302 Montezuma St	033-2355-325.01-00	$389.25
Date Created: 9/5/2025				
RES25-00359	Twinhome: M 1335, G 524, CP 20, UB 1335	1265 Montezuma St	033-2355-325.01-00	$389.25
Date Created: 9/5/2025				
RES25-00360	Twinhome: M 1335, G 524, CP 20, UB 1335	1275 Montezuma St	033-2355-325.01-00	$389.25

City of Idaho Falls

308 Constitution Way, Idaho Falls, ID 83405
Phone: (208) 612-8100

Outstanding Impact Fee Payments

Case Number	Case Name	Location	Account Code	Amount
IFRSFFD	***IMPACT FEE SINGLE FAMILY FIRE/EMS***			
Status: FEES_DUE				
Date Created: 9/5/2025				
RES25-00363	Twinhome: M 1335, G 524, CP 20, UB 1335	1299 Montezuma St	033-2355-325.01-00	$389.25
Date Created: 9/5/2025				
RES25-00387	SFR: M 2547, G 863, CP 360	4811 Providence Point Dr	033-2355-325.01-00	$389.25
Date Created: 4/3/2025				
RES25-00105	Townhome: M 343, U 635, G 258	338 N Fanning Ave	033-2355-325.01-00	$389.25
Date Created: 4/10/2025				
RES25-00111	Townhome: M 343, 2nd 635, G 258	318 N Fanning Ave	033-2355-325.01-00	$389.25
Date Created: 8/20/2025				
RES25-00313	SFR: M 1512, G 517, CP 40, UFB 1512	6879 Millbrook Dr	033-2355-325.01-00	$389.25
Date Created: 8/20/2025				
RES25-00316	SFR: M 1500, G 920, CP 299, UFB 1500	6923 Millbrook Dr	033-2355-325.01-00	$389.25
Date Created: 8/20/2025				
RES25-00315	SFR: M 1445, G 589, CP 116, UB 1423	6901 Millbrook Dr	033-2355-325.01-00	$389.25
Date Created: 8/29/2025				
RES25-00345	Twinhome: M 1335, G 524, CP 20, UB 1335	1230 Montezuma St	033-2355-325.01-00	$389.25
Date Created: 8/29/2025				
RES25-00347	TwinHome: M 1335, G 524, CP 20, UB 1335	1227 Montezuma St	033-2355-325.01-00	$389.25
Date Created: 8/29/2025				
RES25-00349	Twinhome: M 1335, G 524, CP 20, UB 1335	1254 Montezuma St	033-2355-325.01-00	$389.25
Status: UNDER_RVW				
Date Created: 9/9/2025				
RES25-00379	TwinHome: M 1453, CP 74, UFB 1431, G 517	445 East River Ln	033-2355-325.01-00	$389.25
Date Created: 9/23/2025				
RES25-00394	SFR: MF 1724, G 175, UFB 1472	1639 Sandbar St	033-2355-325.01-00	$389.25
Date Created: 9/29/2025				
RES25-00377	TwinHome: M 1460, UFB 1440, G 848	465 East River Ln	033-2355-325.01-00	$389.25
Date Created: 9/30/2025				
RES25-00420	SFR: MF 1881, G 1239, CP 296, FB 1985, UFB 100	1620 Sandbar St	033-2355-325.01-00	$389.25
Date Created: 10/1/2025				
RES25-00422	SFR: M 3176, 2nd 1850, G 1151, CP 307	442 Rock Hill Ln	033-2355-325.01-00	$389.25

City of Idaho Falls

308 Constitution Way, Idaho Falls, ID 83405
Phone: (208) 612-8100

Outstanding Impact Fee Payments

Case Number	Case Name	Location	Account Code	Amount
IFRSFFD	***IMPACT FEE SINGLE FAMILY FIRE/EMS***			
Status: UNDER_RVW				
Date Created: 11/18/2024				
RES24-00824	Townhome: M 627, U 888, G 261, COV P 33	2001 Hidden Bridge Ln	033-2355-325.01-00	$389.25
Date Created: 5/8/2025				
RES25-00078	TwinHome: M 607, U 860, G 292	429 E 16th St	033-2355-325.01-00	$389.25
Date Created: 6/9/2025				
RES25-00077	SFR : M 607, U 860, G 292	435 E 16th St	033-2355-325.01-00	$389.25
Date Created: 7/8/2025				
RES25-00250	SFR: M 2025, G 1343, CP 140, FB 1973	5215 Pevero Dr	033-2355-325.01-00	$389.25
Date Created: 9/10/2025				
RES25-00380	TwinHome: M 1460, UFB 1440, G 484	435 East River Ln	033-2355-325.01-00	$389.25
Date Created: 9/24/2025				
RES25-00411	Townhome: MF 597, 2nd 908, G 439, CP 20	2730 Pancheri Dr, Unit 2	033-2355-325.01-00	$389.25
Date Created: 9/24/2025				
RES25-00406	Townhome: MF 597. 2nd 908, G 439, CP 20	2732 Pancheri Dr, Unit 2	033-2355-325.01-00	$389.25
Date Created: 9/26/2025				
RES25-00414	Duplex: M 1798, G 410	1512 Canyon Ave Unit A	033-2355-325.01-00	$389.25
Date Created: 9/18/2025				
RES25-00393	TownHome: MF 583, 2nd 882, G 443, CP 20	2734 Pancheri Dr, Unit 1	033-2355-325.01-00	$389.25
Date Created: 9/24/2025				
RES25-00412	Townhome: MF 597, 2nd 908, G 439, CP 20	2730 Pancheri Dr, Unit 3	033-2355-325.01-00	$389.25
Date Created: 9/24/2025				
RES25-00404	Townhome: MF 597, 2nd 908, G 439, CP 20	2734 Pancheri Dr, Unit 3	033-2355-325.01-00	$389.25
Date Created: 4/24/2024				
RES24-00313	Townhome (3 Plex) Unit 1: M579, U 968, G 410, COVP 20	1544 Lola St Unit 1	033-2355-325.01-00	$389.25
Date Created: 9/10/2025				
RES25-00378	TwinHome: M 1460, UFB 1440, G 848	455 East River Ln	033-2355-325.01-00	$389.25
Date Created: 9/24/2025				
RES25-00413	Townhome: MF 548, 2nd 838, G 448, CP 20	2730 Pancheri Dr, Unit 4	033-2355-325.01-00	$389.25
Date Created: 9/24/2025				
RES25-00410	Townhome: MF 548, 2nd 83, G 448, CP 20	2730 Pancheri Dr, Unit 1	033-2355-325.01-00	$389.25

City of Idaho Falls

308 Constitution Way, Idaho Falls, ID 83405
Phone: (208) 612-8100

Outstanding Impact Fee Payments

Case Number	Case Name	Location	Account Code	Amount
IFRSFFD	***IMPACT FEE SINGLE FAMILY FIRE/EMS***			
Status: UNDER_RVW				
Date Created: 9/24/2025				
RES25-00405	Townhome: MF 548, 2nd 838, G 448, CP 20	2732 Pancheri Dr, Unit 1	033-2355-325.01-00	$389.25
Date Created: 9/24/2025				
RES25-00407	Townhome: MF 597, 2nd 908, G 439, CP	2732 Pancheri Dr, Unit 3	033-2355-325.01-00	$389.25
Date Created: 9/24/2025				
RES25-00408	Townhome: MF 548, 2nd 838, G 448, CP 20	2732 Pancheri Dr, Unit 4	033-2355-325.01-00	$389.25
Date Created: 9/24/2025				
RES25-00403	Townhome: MF 597, 2nd 908, G 439, CP 20	2734 Pancheri Dr, Unit 2	033-2355-325.01-00	$389.25
Date Created: 9/25/2025				
RES25-00417	SFR: M 2248, G 734, COVP 110	4660 Radiant Dr	033-2355-325.01-00	$389.25
Date Created: 10/1/2025				
RES25-00424	Duplex: M 1817, G 410	1512 Canyon Ave Unit B	033-2355-325.01-00	$389.25
Date Created: 4/30/2025				
RES25-00143	**Test Permit** Residential New Const	680 N Park Ave	033-2355-325.01-00	$389.25
Date Created: 5/9/2025				
RES25-00085	TwinHome: M 607, U 860, G 292	431 E 16th St	033-2355-325.01-00	$389.25
Date Created: 7/14/2025				
RES25-00248	MFH 640 sq ft	3570 S Yellowstone Ave, Trlr 5	033-2355-325.01-00	$0.00
Status: ON_HOLD				
Date Created: 4/9/2025				
RES25-00108	Townhome: M 448, 2nd 1036, G 510	330 N Fanning Ave	033-2355-325.01-00	$389.25
Date Created: 12/12/2024				
RES24-00844	* ON HOLD per Gen Cont **SFR: M 2554, G 1682, COVP 54	617 Boxwood Dr	033-2355-325.01-00	$389.25
Date Created: 3/5/2025				
RES25-00047	Townhomes :(4 Plex) M 448, G 510, U 1036	342 N Fanning Ave	033-2355-325.01-00	$389.25
			Total for IFRSFFD:	**$29,972.25**
IFRSFPD	***IMPACT FEE SINGLE FAMILY POLICE***			
Status: FEES_DUE				
Date Created: 8/29/2025				
RES25-00344	Twinhome: M 1335, G 524, CP 20, UB 1335	1220 Montezuma St	032-2055-325.01-00	$480.75

City of Idaho Falls

308 Constitution Way, Idaho Falls, ID 83405
Phone: (208) 612-8100

Outstanding Impact Fee Payments

Case Number	Case Name	Location	Account Code	Amount
IFRSFPD	***IMPACT FEE SINGLE FAMILY POLICE***			
Status: FEES_DUE				
Date Created: 8/29/2025				
RES25-00351	TwinHome: M 1335, G 524, CP 20, UB 1335	1241 Montezuma St	032-2055-325.01-00	$480.75
Date Created: 8/29/2025				
RES25-00352	Twinhome: M 1335, G 524, CP 20, UB 1335	1251 Montezuma St	032-2055-325.01-00	$480.75
Date Created: 9/3/2025				
RES25-00335	Twin home: 1270 M, 480 G, 50 CP, 212 FB, 930 UB	371 Copeland Dr	032-2055-325.01-00	$480.75
Date Created: 9/5/2025				
RES25-00357	Twinhome: M 1335, G 524, CP 20, UB 1335	1278 Montezuma St	032-2055-325.01-00	$480.75
Date Created: 9/5/2025				
RES25-00366	Twinhome: M 1335, G 524, CP 20, UB 1335	1326 Montezuma St	032-2055-325.01-00	$480.75
Date Created: 4/4/2025				
RES25-00107	Townhome: M 448, 2nd 1036, G 510	334 N Fanning Ave	032-2055-325.01-00	$480.75
Date Created: 8/8/2025				
RES25-00305	SFR: M 1692, GAR 797, UNFB 1448, COVP 52	286 Galena Summit Dr	032-2055-325.01-00	$480.75
Date Created: 8/20/2025				
RES25-00317	SFR: M 1530, G 893, CP 122, UB 1530	6924 Millbrook Dr	032-2055-325.01-00	$480.75
Date Created: 8/20/2025				
RES25-00322	SFR: M 1376, G 518, CP 101, CB 1376	6876 Millbrook Dr	032-2055-325.01-00	$480.75
Date Created: 8/20/2025				
RES25-00328	SFR: M 1435, G 478, CP 45, UFB 1404	6952 Millbrook Dr	032-2055-325.01-00	$480.75
Date Created: 8/29/2025				
RES25-00348	Twinhome: M 1335, G 524, CP 20, UB 1335	1217 Montezuma St	032-2055-325.01-00	$480.75
Date Created: 8/29/2025				
RES25-00368	Twin Home: M 1335, G 524, CP 20, UB 1335	1313 Montezuma St	032-2055-325.01-00	$480.75
Date Created: 9/5/2025				
RES25-00365	Twinhome: M 1335, G 524, CP 20, UB 1335	1316 Montezuma St	032-2055-325.01-00	$480.75
Date Created: 9/5/2025				
RES25-00359	Twinhome: M 1335, G 524, CP 20, UB 1335	1265 Montezuma St	032-2055-325.01-00	$480.75

City of Idaho Falls

308 Constitution Way, Idaho Falls, ID 83405
Phone: (208) 612-8100

Outstanding Impact Fee Payments

Case Number	Case Name	Location	Account Code	Amount
IFRSFPD	***IMPACT FEE SINGLE FAMILY POLICE***			
Status: FEES_DUE				
Date Created: 9/5/2025				
RES25-00360	Twinhome: M 1335, G 524, CP 20, UB 1335	1275 Montezuma St	032-2055-325.01-00	$480.75
Date Created: 9/5/2025				
RES25-00363	Twinhome: M 1335, G 524, CP 20, UB 1335	1299 Montezuma St	032-2055-325.01-00	$480.75
Date Created: 9/5/2025				
RES25-00387	SFR: M 2547, G 863, CP 360	4811 Providence Point Dr	032-2055-325.01-00	$480.75
Date Created: 9/3/2025				
RES25-00336	Twin home: 1270 M, 480 G, 50 CP, 212 FB, 930 UB	6355 Slider Ln	032-2055-325.01-00	$480.75
Date Created: 9/4/2025				
RES25-00361	Twin Home: M 1335, G 524, CP 20, UB 1335	1292 Montezuma St	032-2055-325.01-00	$480.75
Date Created: 9/5/2025				
RES25-00358	Twinhome: M 1335, G 524, CP 20, UB 1335	1268 Montezuma St	032-2055-325.01-00	$480.75
Date Created: 9/5/2025				
RES25-00364	Twinhome: M 1335, G 524, CP 20, UB 1335	1289 Montezuma St	032-2055-325.01-00	$480.75
Date Created: 4/10/2025				
RES25-00109	Townhome: M 448, 2nd 1036, G 510	310 N Fanning Ave	032-2055-325.01-00	$480.75
Date Created: 4/15/2025				
RES25-00112	Townhome: M 448, 2nd 1036, G 510	322 N Fanning Ave	032-2055-325.01-00	$480.75
Date Created: 8/20/2025				
RES25-00323	SFR: M 1372, G 516, CP 89, UB 1362	6881 Lovell Dr	032-2055-325.01-00	$480.75
Date Created: 8/20/2025				
RES25-00325	SFR: M 1376, G 517, CP 30, UFB 1376	6903 Lovell Dr	032-2055-325.01-00	$480.75
Date Created: 8/20/2025				
RES25-00326	SFR: M 1500, G 920, CP 89, UFB 1500	6927 Lovell Dr	032-2055-325.01-00	$480.75
Date Created: 8/20/2025				
RES25-00327	SFR: M 1445, G 589, CP 116, UFB 1423	6949 Lovell Dr	032-2055-325.01-00	$480.75
Date Created: 9/3/2025				
RES25-00334	Twin home: 1270 M, 480 G, 50 CP, 212 FB, 930 UB	361 Copeland Dr	032-2055-325.01-00	$480.75
Date Created: 9/3/2025				
RES25-00337	Twin home: 1270 M, 480 G, 50 CP, 212 FB, 930 UB	6375 Slider Ln	032-2055-325.01-00	$480.75

City of Idaho Falls

308 Constitution Way, Idaho Falls, ID 83405
Phone: (208) 612-8100

Outstanding Impact Fee Payments

Case Number	Case Name	Location	Account Code	Amount
IFRSFPD	***IMPACT FEE SINGLE FAMILY POLICE***			
Status: FEES_DUE				
Date Created: 9/4/2025				
RES25-00362	Twin Home: M 1355, G 524, CP 20, UB 1335	1302 Montezuma St	032-2055-325.01-00	$480.75
Date Created: 4/3/2025				
RES25-00105	Townhome: M 343, U 635, G 258	338 N Fanning Ave	032-2055-325.01-00	$480.75
Date Created: 4/10/2025				
RES25-00111	Townhome: M 343, 2nd 635, G 258	318 N Fanning Ave	032-2055-325.01-00	$480.75
Date Created: 8/20/2025				
RES25-00313	SFR: M 1512, G 517, CP 40, UFB 1512	6879 Millbrook Dr	032-2055-325.01-00	$480.75
Date Created: 8/20/2025				
RES25-00316	SFR: M 1500, G 920, CP 299, UFB 1500	6923 Millbrook Dr	032-2055-325.01-00	$480.75
Date Created: 8/20/2025				
RES25-00315	SFR: M 1445, G 589, CP 116, UB 1423	6901 Millbrook Dr	032-2055-325.01-00	$480.75
Date Created: 8/29/2025				
RES25-00345	Twinhome: M 1335, G 524, CP 20, UB 1335	1230 Montezuma St	032-2055-325.01-00	$480.75
Date Created: 8/29/2025				
RES25-00347	TwinHome: M 1335, G 524, CP 20, UB 1335	1227 Montezuma St	032-2055-325.01-00	$480.75
Date Created: 8/29/2025				
RES25-00349	Twinhome: M 1335, G 524, CP 20, UB 1335	1254 Montezuma St	032-2055-325.01-00	$480.75
Date Created: 8/29/2025				
RES25-00350	Twinhome: M 1335, G 524, CP 20, UB 1335	1244 Montezuma St	032-2055-325.01-00	$480.75
Date Created: 8/29/2025				
RES25-00367	Twin Home: M 1335, G 524, CP 20, UB 1335	1323 Montezuma St	032-2055-325.01-00	$480.75
Date Created: 8/28/2024				
RES24-00684	***CANCELED***	1298 Cassia Ave	032-2055-325.01-00	$480.75
Date Created: 4/14/2025				
RES25-00110	Townhome: M 448, 2nd 1036, G 510	314 N Fanning Ave	032-2055-325.01-00	$480.75
Date Created: 8/5/2025				
RES25-00297	SFR: M 1420, GAR 58, UNFB 1420, COVP 111	6951 Millbrook Dr	032-2055-325.01-00	$480.75
Date Created: 8/20/2025				
RES25-00314	SFR: M 1391, G 489, CP 91, UB 1391	6898 Millbrook Dr	032-2055-325.01-00	$480.75

City of Idaho Falls

308 Constitution Way, Idaho Falls, ID 83405
Phone: (208) 612-8100

Outstanding Impact Fee Payments

Case Number	Case Name	Location	Account Code	Amount
IFRSFPD	***IMPACT FEE SINGLE FAMILY POLICE***			
Status: FEES_DUE				
Date Created: 8/27/2025				
RES25-00340	SFR: M 2221, G 997, CP 112, FB 2433	404 Saddle Rock Ln	032-2055-325.01-00	$480.75
Status: UNDER_RVW				
Date Created: 9/18/2025				
RES25-00393	TownHome: MF 583, 2nd 882, G 443, CP 20	2734 Pancheri Dr, Unit 1	032-2055-325.01-00	$480.75
Date Created: 9/24/2025				
RES25-00412	Townhome: MF 597, 2nd 908, G 439, CP 20	2730 Pancheri Dr, Unit 3	032-2055-325.01-00	$480.75
Date Created: 9/24/2025				
RES25-00404	Townhome: MF 597, 2nd 908, G 439, CP 20	2734 Pancheri Dr, Unit 3	032-2055-325.01-00	$480.75
Date Created: 9/10/2025				
RES25-00378	TwinHome: M 1460, UFB 1440, G 848	455 East River Ln	032-2055-325.01-00	$480.75
Date Created: 9/24/2025				
RES25-00413	Townhome: MF 548, 2nd 838, G 448, CP 20	2730 Pancheri Dr, Unit 4	032-2055-325.01-00	$480.75
Date Created: 9/24/2025				
RES25-00410	Townhome: MF 548, 2nd 83, G 448, CP 20	2730 Pancheri Dr, Unit 1	032-2055-325.01-00	$480.75
Date Created: 9/24/2025				
RES25-00405	Townhome: MF 548, 2nd 838, G 448, CP 20	2732 Pancheri Dr, Unit 1	032-2055-325.01-00	$480.75
Date Created: 9/24/2025				
RES25-00407	Townhome: MF 597, 2nd 908, G 439, CP	2732 Pancheri Dr, Unit 3	032-2055-325.01-00	$480.75
Date Created: 9/24/2025				
RES25-00408	Townhome: MF 548, 2nd 838, G 448, CP 20	2732 Pancheri Dr, Unit 4	032-2055-325.01-00	$480.75
Date Created: 9/24/2025				
RES25-00403	Townhome: MF 597, 2nd 908, G 439, CP 20	2734 Pancheri Dr, Unit 2	032-2055-325.01-00	$480.75
Date Created: 9/25/2025				
RES25-00417	SFR: M 2248, G 734, COVP 110	4660 Radiant Dr	032-2055-325.01-00	$480.75
Date Created: 10/1/2025				
RES25-00424	Duplex: M 1817, G 410	1512 Canyon Ave Unit B	032-2055-325.01-00	$480.75
Date Created: 9/10/2025				
RES25-00380	TwinHome: M 1460, UFB 1440, G 484	435 East River Ln	032-2055-325.01-00	$480.75

City of Idaho Falls

308 Constitution Way, Idaho Falls, ID 83405
Phone: (208) 612-8100

Outstanding Impact Fee Payments

Case Number	Case Name	Location	Account Code	Amount
IFRSFPD	***IMPACT FEE SINGLE FAMILY POLICE***			
Status: UNDER_RVW				
Date Created: 9/24/2025				
RES25-00411	Townhome: MF 597, 2nd 908, G 439, CP 20	2730 Pancheri Dr, Unit 2	032-2055-325.01-00	$480.75
Date Created: 9/24/2025				
RES25-00406	Townhome: MF 597. 2nd 908, G 439, CP 20	2732 Pancheri Dr, Unit 2	032-2055-325.01-00	$480.75
Date Created: 9/26/2025				
RES25-00414	Duplex: M 1798, G 410	1512 Canyon Ave Unit A	032-2055-325.01-00	$480.75
Date Created: 9/9/2025				
RES25-00379	TwinHome: M 1453, CP 74, UFB 1431, G 517	445 East River Ln	032-2055-325.01-00	$480.75
Date Created: 9/23/2025				
RES25-00394	SFR: MF 1724, G 175, UFB 1472	1639 Sandbar St	032-2055-325.01-00	$480.75
Date Created: 9/29/2025				
RES25-00377	TwinHome: M 1460, UFB 1440, G 848	465 East River Ln	032-2055-325.01-00	$480.75
Date Created: 9/30/2025				
RES25-00420	SFR: MF 1881, G 1239, CP 296, FB 1985, UFB 100	1620 Sandbar St	032-2055-325.01-00	$480.75
Date Created: 10/1/2025				
RES25-00422	SFR: M 3176, 2nd 1850, G 1151, CP 307	442 Rock Hill Ln	032-2055-325.01-00	$480.75
Date Created: 4/24/2024				
RES24-00313	Townhome (3 Plex) Unit 1: M579, U 968, G 410, COVP 20	1544 Lola St Unit 1	032-2055-325.01-00	$480.75
Date Created: 4/30/2025				
RES25-00143	**Test Permit** Residential New Const	680 N Park Ave	032-2055-325.01-00	$480.75
Date Created: 5/9/2025				
RES25-00085	TwinHome: M 607, U 860, G 292	431 E 16th St	032-2055-325.01-00	$480.75
Date Created: 7/14/2025				
RES25-00248	MFH 640 sq ft	3570 S Yellowstone Ave, Trlr 5	032-2055-325.01-00	$0.00
Date Created: 11/18/2024				
RES24-00824	Townhome: M 627, U 888, G 261, COV P 33	2001 Hidden Bridge Ln	032-2055-325.01-00	$480.75
Date Created: 5/8/2025				
RES25-00078	TwinHome: M 607, U 860, G 292	429 E 16th St	032-2055-325.01-00	$480.75
Date Created: 6/9/2025				
RES25-00077	SFR : M 607, U 860, G 292	435 E 16th St	032-2055-325.01-00	$480.75
Date Created: 7/8/2025				
RES25-00250	SFR: M 2025, G 1343, CP 140, FB 1973	5215 Pevero Dr	032-2055-325.01-00	$480.75

City of Idaho Falls

308 Constitution Way, Idaho Falls, ID 83405
Phone: (208) 612-8100

Outstanding Impact Fee Payments

Case Number	Case Name	Location	Account Code	Amount
IFRSFPD	***IMPACT FEE SINGLE FAMILY POLICE***			
Status: ON_HOLD				
Date Created: 12/12/2024				
RES24-00844	* ON HOLD per Gen Cont **SFR: M 2554, G 1682, COVP 54	617 Boxwood Dr	032-2055-325.01-00	$480.75
Date Created: 3/5/2025				
RES25-00047	Townhomes :(4 Plex) M 448, G 510, U 1036	342 N Fanning Ave	032-2055-325.01-00	$480.75
Date Created: 4/9/2025				
RES25-00108	Townhome: M 448, 2nd 1036, G 510	330 N Fanning Ave	032-2055-325.01-00	$480.75
			Total for IFRSFPD:	**$37,017.75**
IFRSFPR	***IMPACT FEE SINGLE FAMILY PARKS AND REC***			
Status: UNDER_RVW				
Date Created: 4/24/2024				
RES24-00313	Townhome (3 Plex) Unit 1: M579, U 968, G 410, COVP 20	1544 Lola St Unit 1	034-2755-325.01-00	$1,390.50
Date Created: 9/24/2025				
RES25-00404	Townhome: MF 597, 2nd 908, G 439, CP 20	2734 Pancheri Dr, Unit 3	034-2755-325.01-00	$1,390.50
Date Created: 9/24/2025				
RES25-00412	Townhome: MF 597, 2nd 908, G 439, CP 20	2730 Pancheri Dr, Unit 3	034-2755-325.01-00	$1,390.50
Date Created: 9/18/2025				
RES25-00393	TownHome: MF 583, 2nd 882, G 443, CP 20	2734 Pancheri Dr, Unit 1	034-2755-325.01-00	$1,390.50
Date Created: 9/10/2025				
RES25-00378	TwinHome: M 1460, UFB 1440, G 848	455 East River Ln	034-2755-325.01-00	$1,390.50
Date Created: 9/24/2025				
RES25-00413	Townhome: MF 548, 2nd 838, G 448, CP 20	2730 Pancheri Dr, Unit 4	034-2755-325.01-00	$1,390.50
Date Created: 9/24/2025				
RES25-00410	Townhome: MF 548, 2nd 83, G 448, CP 20	2730 Pancheri Dr, Unit 1	034-2755-325.01-00	$1,390.50
Date Created: 9/24/2025				
RES25-00405	Townhome: MF 548, 2nd 838, G 448, CP 20	2732 Pancheri Dr, Unit 1	034-2755-325.01-00	$1,390.50
Date Created: 9/24/2025				
RES25-00407	Townhome: MF 597, 2nd 908, G 439, CP	2732 Pancheri Dr, Unit 3	034-2755-325.01-00	$1,390.50
Date Created: 9/24/2025				
RES25-00408	Townhome: MF 548, 2nd 838, G 448, CP 20	2732 Pancheri Dr, Unit 4	034-2755-325.01-00	$1,390.50

City of Idaho Falls

308 Constitution Way, Idaho Falls, ID 83405
Phone: (208) 612-8100

Outstanding Impact Fee Payments

Case Number	Case Name	Location	Account Code	Amount
IFRSFPR	***IMPACT FEE SINGLE FAMILY PARKS AND REC***			
Status: UNDER_RVW				
Date Created: 9/9/2025				
RES25-00379	TwinHome: M 1453, CP 74, UFB 1431, G 517	445 East River Ln	034-2755-325.01-00	$1,390.50
Date Created: 7/14/2025				
RES25-00248	MFH 640 sq ft	3570 S Yellowstone Ave, Trlr 5	034-2755-325.01-00	$0.00
Date Created: 5/9/2025				
RES25-00085	TwinHome: M 607, U 860, G 292	431 E 16th St	034-2755-325.01-00	$1,390.50
Date Created: 4/30/2025				
RES25-00143	**Test Permit** Residential New Const	680 N Park Ave	034-2755-325.01-00	$1,390.50
Date Created: 9/26/2025				
RES25-00414	Duplex: M 1798, G 410	1512 Canyon Ave Unit A	034-2755-325.01-00	$1,390.50
Date Created: 9/24/2025				
RES25-00406	Townhome: MF 597. 2nd 908, G 439, CP 20	2732 Pancheri Dr, Unit 2	034-2755-325.01-00	$1,390.50
Date Created: 9/24/2025				
RES25-00411	Townhome: MF 597, 2nd 908, G 439, CP 20	2730 Pancheri Dr, Unit 2	034-2755-325.01-00	$1,390.50
Date Created: 9/10/2025				
RES25-00380	TwinHome: M 1460, UFB 1440, G 484	435 East River Ln	034-2755-325.01-00	$1,390.50
Date Created: 9/23/2025				
RES25-00394	SFR: MF 1724, G 175, UFB 1472	1639 Sandbar St	034-2755-325.01-00	$1,390.50
Date Created: 7/8/2025				
RES25-00250	SFR: M 2025, G 1343, CP 140, FB 1973	5215 Pevero Dr	034-2755-325.01-00	$1,390.50
Date Created: 6/9/2025				
RES25-00077	SFR : M 607, U 860, G 292	435 E 16th St	034-2755-325.01-00	$1,390.50
Date Created: 5/8/2025				
RES25-00078	TwinHome: M 607, U 860, G 292	429 E 16th St	034-2755-325.01-00	$1,310.25
Date Created: 11/18/2024				
RES24-00824	Townhome: M 627, U 888, G 261, COV P 33	2001 Hidden Bridge Ln	034-2755-325.01-00	$1,390.50
Date Created: 9/29/2025				
RES25-00377	TwinHome: M 1460, UFB 1440, G 848	465 East River Ln	034-2755-325.01-00	$1,390.50
Date Created: 9/30/2025				
RES25-00420	SFR: MF 1881, G 1239, CP 296, FB 1985, UFB 100	1620 Sandbar St	034-2755-325.01-00	$1,390.50
Date Created: 10/1/2025				
RES25-00422	SFR: M 3176, 2nd 1850, G 1151, CP 307	442 Rock Hill Ln	034-2755-325.01-00	$1,390.50

City of Idaho Falls

308 Constitution Way, Idaho Falls, ID 83405
Phone: (208) 612-8100

Outstanding Impact Fee Payments

Case Number	Case Name	Location	Account Code	Amount
IFRSFPR	***IMPACT FEE SINGLE FAMILY PARKS AND REC***			
Status: UNDER_RVW				
Date Created: 10/1/2025				
RES25-00424	Duplex: M 1817, G 410	1512 Canyon Ave Unit B	034-2755-325.01-00	$1,390.50
Date Created: 9/25/2025				
RES25-00417	SFR: M 2248, G 734, COVP 110	4660 Radiant Dr	034-2755-325.01-00	$1,390.50
Date Created: 9/24/2025				
RES25-00403	Townhome: MF 597, 2nd 908, G 439, CP 20	2734 Pancheri Dr, Unit 2	034-2755-325.01-00	$1,390.50
Status: ON_HOLD				
Date Created: 12/12/2024				
RES24-00844	* ON HOLD per Gen Cont **SFR: M 2554, G 1682, COVP 54	617 Boxwood Dr	034-2755-325.01-00	$1,390.50
Date Created: 3/5/2025				
RES25-00047	Townhomes :(4 Plex) M 448, G 510, U 1036	342 N Fanning Ave	034-2755-325.01-00	$1,390.50
Date Created: 4/9/2025				
RES25-00108	Townhome: M 448, 2nd 1036, G 510	330 N Fanning Ave	034-2755-325.01-00	$1,390.50
Status: FEES_DUE				
Date Created: 4/10/2025				
RES25-00109	Townhome: M 448, 2nd 1036, G 510	310 N Fanning Ave	034-2755-325.01-00	$1,390.50
Date Created: 4/15/2025				
RES25-00112	Townhome: M 448, 2nd 1036, G 510	322 N Fanning Ave	034-2755-325.01-00	$1,390.50
Date Created: 8/20/2025				
RES25-00323	SFR: M 1372, G 516, CP 89, UB 1362	6881 Lovell Dr	034-2755-325.01-00	$1,390.50
Date Created: 8/20/2025				
RES25-00325	SFR: M 1376, G 517, CP 30, UFB 1376	6903 Lovell Dr	034-2755-325.01-00	$1,390.50
Date Created: 8/20/2025				
RES25-00326	SFR: M 1500, G 920, CP 89, UFB 1500	6927 Lovell Dr	034-2755-325.01-00	$1,390.50
Date Created: 8/20/2025				
RES25-00327	SFR: M 1445, G 589, CP 116, UFB 1423	6949 Lovell Dr	034-2755-325.01-00	$1,390.50
Date Created: 9/3/2025				
RES25-00334	Twin home: 1270 M, 480 G, 50 CP, 212 FB, 930 UB	361 Copeland Dr	034-2755-325.01-00	$1,390.50
Date Created: 9/3/2025				
RES25-00337	Twin home: 1270 M, 480 G, 50 CP, 212 FB, 930 UB	6375 Slider Ln	034-2755-325.01-00	$1,390.50

City of Idaho Falls

308 Constitution Way, Idaho Falls, ID 83405
Phone: (208) 612-8100

Outstanding Impact Fee Payments

Case Number	Case Name	Location	Account Code	Amount
IFRSFPR	***IMPACT FEE SINGLE FAMILY PARKS AND REC***			
Status: FEES_DUE				
Date Created: 9/4/2025				
RES25-00362	Twin Home: M 1355, G 524, CP 20, UB 1335	1302 Montezuma St	034-2755-325.01-00	$1,390.50
Date Created: 9/5/2025				
RES25-00365	Twinhome: M 1335, G 524, CP 20, UB 1335	1316 Montezuma St	034-2755-325.01-00	$1,390.50
Date Created: 8/29/2025				
RES25-00368	Twin Home: M 1335, G 524, CP 20, UB 1335	1313 Montezuma St	034-2755-325.01-00	$1,390.50
Date Created: 9/5/2025				
RES25-00359	Twinhome: M 1335, G 524, CP 20, UB 1335	1265 Montezuma St	034-2755-325.01-00	$1,390.50
Date Created: 9/5/2025				
RES25-00360	Twinhome: M 1335, G 524, CP 20, UB 1335	1275 Montezuma St	034-2755-325.01-00	$1,390.50
Date Created: 9/5/2025				
RES25-00363	Twinhome: M 1335, G 524, CP 20, UB 1335	1299 Montezuma St	034-2755-325.01-00	$1,390.50
Date Created: 9/5/2025				
RES25-00387	SFR: M 2547, G 863, CP 360	4811 Providence Point Dr	034-2755-325.01-00	$1,390.50
Date Created: 4/4/2025				
RES25-00107	Townhome: M 448, 2nd 1036, G 510	334 N Fanning Ave	034-2755-325.01-00	$1,390.50
Date Created: 8/8/2025				
RES25-00305	SFR: M 1692, GAR 797, UNFB 1448, COVP 52	286 Galena Summit Dr	034-2755-325.01-00	$1,390.50
Date Created: 8/20/2025				
RES25-00317	SFR: M 1530, G 893, CP 122, UB 1530	6924 Millbrook Dr	034-2755-325.01-00	$1,390.50
Date Created: 8/20/2025				
RES25-00322	SFR: M 1376, G 518, CP 101, CB 1376	6876 Millbrook Dr	034-2755-325.01-00	$1,390.50
Date Created: 8/20/2025				
RES25-00328	SFR: M 1435, G 478, CP 45, UFB 1404	6952 Millbrook Dr	034-2755-325.01-00	$1,390.50
Date Created: 8/29/2025				
RES25-00348	Twinhome: M 1335, G 524, CP 20, UB 1335	1217 Montezuma St	034-2755-325.01-00	$1,390.50
Date Created: 9/5/2025				
RES25-00364	Twinhome: M 1335, G 524, CP 20, UB 1335	1289 Montezuma St	034-2755-325.01-00	$1,390.50
Date Created: 9/5/2025				
RES25-00358	Twinhome: M 1335, G 524, CP 20, UB 1335	1268 Montezuma St	034-2755-325.01-00	$1,390.50

City of Idaho Falls

308 Constitution Way, Idaho Falls, ID 83405
Phone: (208) 612-8100

Outstanding Impact Fee Payments

Case Number	Case Name	Location	Account Code	Amount
IFRSFPR	***IMPACT FEE SINGLE FAMILY PARKS AND REC***			
Status: FEES_DUE				
Date Created: 9/4/2025				
RES25-00361	Twin Home: M 1335, G 524, CP 20, UB 1335	1292 Montezuma St	034-2755-325.01-00	$1,390.50
Date Created: 9/3/2025				
RES25-00336	Twin home: 1270 M, 480 G, 50 CP, 212 FB, 930 UB	6355 Slider Ln	034-2755-325.01-00	$1,390.50
Date Created: 8/29/2025				
RES25-00367	Twin Home: M 1335, G 524, CP 20, UB 1335	1323 Montezuma St	034-2755-325.01-00	$1,390.50
Date Created: 8/29/2025				
RES25-00350	Twinhome: M 1335, G 524, CP 20, UB 1335	1244 Montezuma St	034-2755-325.01-00	$1,390.50
Date Created: 8/29/2025				
RES25-00349	Twinhome: M 1335, G 524, CP 20, UB 1335	1254 Montezuma St	034-2755-325.01-00	$1,390.50
Date Created: 8/29/2025				
RES25-00347	TwinHome: M 1335, G 524, CP 20, UB 1335	1227 Montezuma St	034-2755-325.01-00	$1,390.50
Date Created: 8/29/2025				
RES25-00345	Twinhome: M 1335, G 524, CP 20, UB 1335	1230 Montezuma St	034-2755-325.01-00	$1,390.50
Date Created: 8/20/2025				
RES25-00315	SFR: M 1445, G 589, CP 116, UB 1423	6901 Millbrook Dr	034-2755-325.01-00	$1,390.50
Date Created: 8/20/2025				
RES25-00316	SFR: M 1500, G 920, CP 299, UFB 1500	6923 Millbrook Dr	034-2755-325.01-00	$1,390.50
Date Created: 8/20/2025				
RES25-00313	SFR: M 1512, G 517, CP 40, UFB 1512	6879 Millbrook Dr	034-2755-325.01-00	$1,390.50
Date Created: 4/10/2025				
RES25-00111	Townhome: M 343, 2nd 635, G 258	318 N Fanning Ave	034-2755-325.01-00	$1,390.50
Date Created: 4/3/2025				
RES25-00105	Townhome: M 343, U 635, G 258	338 N Fanning Ave	034-2755-325.01-00	$1,390.50
Date Created: 9/5/2025				
RES25-00366	Twinhome: M 1335, G 524, CP 20, UB 1335	1326 Montezuma St	034-2755-325.01-00	$1,390.50
Date Created: 9/5/2025				
RES25-00357	Twinhome: M 1335, G 524, CP 20, UB 1335	1278 Montezuma St	034-2755-325.01-00	$1,390.50
Date Created: 9/3/2025				
RES25-00335	Twin home: 1270 M, 480 G, 50 CP, 212 FB, 930 UB	371 Copeland Dr	034-2755-325.01-00	$1,390.50

City of Idaho Falls

308 Constitution Way, Idaho Falls, ID 83405
Phone: (208) 612-8100

Outstanding Impact Fee Payments

Case Number	Case Name	Location	Account Code	Amount
IFRSFPR	***IMPACT FEE SINGLE FAMILY PARKS AND REC***			
Status: FEES_DUE				
Date Created: 8/29/2025				
RES25-00352	Twinhome: M 1335, G 524, CP 20, UB 1335	1251 Montezuma St	034-2755-325.01-00	$1,390.50
Date Created: 8/29/2025				
RES25-00351	TwinHome: M 1335, G 524, CP 20, UB 1335	1241 Montezuma St	034-2755-325.01-00	$1,390.50
Date Created: 8/29/2025				
RES25-00344	Twinhome: M 1335, G 524, CP 20, UB 1335	1220 Montezuma St	034-2755-325.01-00	$1,390.50
Date Created: 8/27/2025				
RES25-00340	SFR: M 2221, G 997, CP 112, FB 2433	404 Saddle Rock Ln	034-2755-325.01-00	$1,390.50
Date Created: 8/20/2025				
RES25-00314	SFR: M 1391, G 489, CP 91, UB 1391	6898 Millbrook Dr	034-2755-325.01-00	$1,390.50
Date Created: 8/5/2025				
RES25-00297	SFR: M 1420, GAR 58, UNFB 1420, COVP 111	6951 Millbrook Dr	034-2755-325.01-00	$1,390.50
Date Created: 4/14/2025				
RES25-00110	Townhome: M 448, 2nd 1036, G 510	314 N Fanning Ave	034-2755-325.01-00	$1,390.50
Date Created: 8/28/2024				
RES24-00684	***CANCELED***	1298 Cassia Ave	034-2755-325.01-00	$1,390.50
			Total for IFRSFPR:	**$106,988.25**
IFRSFTR	***IMPACT FEE SINGLE FAMILY TRANSPORTATION***			
Status: FEES_DUE				
Date Created: 8/27/2025				
RES25-00340	SFR: M 2221, G 997, CP 112, FB 2433	404 Saddle Rock Ln	035-4655-325.01-00	$3,013.00
Date Created: 8/20/2025				
RES25-00314	SFR: M 1391, G 489, CP 91, UB 1391	6898 Millbrook Dr	035-4655-325.01-00	$3,013.00
Date Created: 8/5/2025				
RES25-00297	SFR: M 1420, GAR 58, UNFB 1420, COVP 111	6951 Millbrook Dr	035-4655-325.01-00	$3,013.00
Date Created: 4/14/2025				
RES25-00110	Townhome: M 448, 2nd 1036, G 510	314 N Fanning Ave	035-4655-325.01-00	$3,013.00
Date Created: 8/28/2024				
RES24-00684	***CANCELED***	1298 Cassia Ave	035-4655-325.01-00	$3,013.00
Date Created: 9/5/2025				
RES25-00387	SFR: M 2547, G 863, CP 360	4811 Providence Point Dr	035-4655-325.01-00	$3,013.00

City of Idaho Falls

308 Constitution Way, Idaho Falls, ID 83405
Phone: (208) 612-8100

Outstanding Impact Fee Payments

Case Number	Case Name	Location	Account Code	Amount
IFRSFTR	***IMPACT FEE SINGLE FAMILY TRANSPORTATION***			
Status: FEES_DUE				
Date Created: 9/5/2025				
RES25-00363	Twinhome: M 1335, G 524, CP 20, UB 1335	1299 Montezuma St	035-4655-325.01-00	$3,013.00
Date Created: 9/5/2025				
RES25-00360	Twinhome: M 1335, G 524, CP 20, UB 1335	1275 Montezuma St	035-4655-325.01-00	$3,013.00
Date Created: 9/5/2025				
RES25-00359	Twinhome: M 1335, G 524, CP 20, UB 1335	1265 Montezuma St	035-4655-325.01-00	$3,013.00
Date Created: 9/4/2025				
RES25-00362	Twin Home: M 1355, G 524, CP 20, UB 1335	1302 Montezuma St	035-4655-325.01-00	$3,013.00
Date Created: 9/3/2025				
RES25-00337	Twin home: 1270 M, 480 G, 50 CP, 212 FB, 930 UB	6375 Slider Ln	035-4655-325.01-00	$3,013.00
Date Created: 9/3/2025				
RES25-00334	Twin home: 1270 M, 480 G, 50 CP, 212 FB, 930 UB	361 Copeland Dr	035-4655-325.01-00	$3,013.00
Date Created: 8/20/2025				
RES25-00327	SFR: M 1445, G 589, CP 116, UFB 1423	6949 Lovell Dr	035-4655-325.01-00	$3,013.00
Date Created: 8/20/2025				
RES25-00326	SFR: M 1500, G 920, CP 89, UFB 1500	6927 Lovell Dr	035-4655-325.01-00	$3,013.00
Date Created: 8/20/2025				
RES25-00325	SFR: M 1376, G 517, CP 30, UFB 1376	6903 Lovell Dr	035-4655-325.01-00	$3,013.00
Date Created: 8/20/2025				
RES25-00323	SFR: M 1372, G 516, CP 89, UB 1362	6881 Lovell Dr	035-4655-325.01-00	$3,013.00
Date Created: 4/15/2025				
RES25-00112	Townhome: M 448, 2nd 1036, G 510	322 N Fanning Ave	035-4655-325.01-00	$3,013.00
Date Created: 4/10/2025				
RES25-00109	Townhome: M 448, 2nd 1036, G 510	310 N Fanning Ave	035-4655-325.01-00	$3,013.00
Date Created: 9/5/2025				
RES25-00365	Twinhome: M 1335, G 524, CP 20, UB 1335	1316 Montezuma St	035-4655-325.01-00	$3,013.00
Date Created: 8/29/2025				
RES25-00368	Twin Home: M 1335, G 524, CP 20, UB 1335	1313 Montezuma St	035-4655-325.01-00	$3,013.00

City of Idaho Falls

308 Constitution Way, Idaho Falls, ID 83405
Phone: (208) 612-8100

Outstanding Impact Fee Payments

Case Number	Case Name	Location	Account Code	Amount
IFRSFTR	***IMPACT FEE SINGLE FAMILY TRANSPORTATION***			
Status: FEES_DUE				
Date Created: 8/29/2025				
RES25-00348	Twinhome: M 1335, G 524, CP 20, UB 1335	1217 Montezuma St	035-4655-325.01-00	$3,013.00
Date Created: 8/20/2025				
RES25-00328	SFR: M 1435, G 478, CP 45, UFB 1404	6952 Millbrook Dr	035-4655-325.01-00	$3,013.00
Date Created: 8/20/2025				
RES25-00322	SFR: M 1376, G 518, CP 101, CB 1376	6876 Millbrook Dr	035-4655-325.01-00	$3,013.00
Date Created: 8/20/2025				
RES25-00317	SFR: M 1530, G 893, CP 122, UB 1530	6924 Millbrook Dr	035-4655-325.01-00	$3,013.00
Date Created: 8/8/2025				
RES25-00305	SFR: M 1692, GAR 797, UNFB 1448, COVP 52	286 Galena Summit Dr	035-4655-325.01-00	$3,013.00
Date Created: 4/4/2025				
RES25-00107	Townhome: M 448, 2nd 1036, G 510	334 N Fanning Ave	035-4655-325.01-00	$3,013.00
Date Created: 9/5/2025				
RES25-00364	Twinhome: M 1335, G 524, CP 20, UB 1335	1289 Montezuma St	035-4655-325.01-00	$3,013.00
Date Created: 9/5/2025				
RES25-00358	Twinhome: M 1335, G 524, CP 20, UB 1335	1268 Montezuma St	035-4655-325.01-00	$3,013.00
Date Created: 9/4/2025				
RES25-00361	Twin Home: M 1335, G 524, CP 20, UB 1335	1292 Montezuma St	035-4655-325.01-00	$3,013.00
Date Created: 9/3/2025				
RES25-00336	Twin home: 1270 M, 480 G, 50 CP, 212 FB, 930 UB	6355 Slider Ln	035-4655-325.01-00	$3,013.00
Date Created: 8/29/2025				
RES25-00367	Twin Home: M 1335, G 524, CP 20, UB 1335	1323 Montezuma St	035-4655-325.01-00	$3,013.00
Date Created: 8/29/2025				
RES25-00350	Twinhome: M 1335, G 524, CP 20, UB 1335	1244 Montezuma St	035-4655-325.01-00	$3,013.00
Date Created: 8/29/2025				
RES25-00349	Twinhome: M 1335, G 524, CP 20, UB 1335	1254 Montezuma St	035-4655-325.01-00	$3,013.00
Date Created: 8/29/2025				
RES25-00347	TwinHome: M 1335, G 524, CP 20, UB 1335	1227 Montezuma St	035-4655-325.01-00	$3,013.00

City of Idaho Falls

308 Constitution Way, Idaho Falls, ID 83405
Phone: (208) 612-8100

Outstanding Impact Fee Payments

Case Number	Case Name	Location	Account Code	Amount
IFRSFTR	***IMPACT FEE SINGLE FAMILY TRANSPORTATION***			
Status: FEES_DUE				
Date Created: 8/29/2025				
RES25-00345	Twinhome: M 1335, G 524, CP 20, UB 1335	1230 Montezuma St	035-4655-325.01-00	$3,013.00
Date Created: 8/20/2025				
RES25-00315	SFR: M 1445, G 589, CP 116, UB 1423	6901 Millbrook Dr	035-4655-325.01-00	$3,013.00
Date Created: 8/20/2025				
RES25-00316	SFR: M 1500, G 920, CP 299, UFB 1500	6923 Millbrook Dr	035-4655-325.01-00	$3,013.00
Date Created: 8/20/2025				
RES25-00313	SFR: M 1512, G 517, CP 40, UFB 1512	6879 Millbrook Dr	035-4655-325.01-00	$3,013.00
Date Created: 4/10/2025				
RES25-00111	Townhome: M 343, 2nd 635, G 258	318 N Fanning Ave	035-4655-325.01-00	$3,013.00
Date Created: 4/3/2025				
RES25-00105	Townhome: M 343, U 635, G 258	338 N Fanning Ave	035-4655-325.01-00	$3,013.00
Date Created: 9/5/2025				
RES25-00366	Twinhome: M 1335, G 524, CP 20, UB 1335	1326 Montezuma St	035-4655-325.01-00	$3,013.00
Date Created: 9/5/2025				
RES25-00357	Twinhome: M 1335, G 524, CP 20, UB 1335	1278 Montezuma St	035-4655-325.01-00	$3,013.00
Date Created: 9/3/2025				
RES25-00335	Twin home: 1270 M, 480 G, 50 CP, 212 FB, 930 UB	371 Copeland Dr	035-4655-325.01-00	$3,013.00
Date Created: 8/29/2025				
RES25-00352	Twinhome: M 1335, G 524, CP 20, UB 1335	1251 Montezuma St	035-4655-325.01-00	$3,013.00
Date Created: 8/29/2025				
RES25-00351	TwinHome: M 1335, G 524, CP 20, UB 1335	1241 Montezuma St	035-4655-325.01-00	$3,013.00
Date Created: 8/29/2025				
RES25-00344	Twinhome: M 1335, G 524, CP 20, UB 1335	1220 Montezuma St	035-4655-325.01-00	$3,013.00
Status: UNDER_RVW				
Date Created: 7/8/2025				
RES25-00250	SFR: M 2025, G 1343, CP 140, FB 1973	5215 Pevero Dr	035-4655-325.01-00	$3,013.00
Date Created: 6/9/2025				
RES25-00077	SFR : M 607, U 860, G 292	435 E 16th St	035-4655-325.01-00	$3,013.00
Date Created: 5/8/2025				
RES25-00078	TwinHome: M 607, U 860, G 292	429 E 16th St	035-4655-325.01-00	$0.00

City of Idaho Falls

308 Constitution Way, Idaho Falls, ID 83405
Phone: (208) 612-8100

Outstanding Impact Fee Payments

Case Number	Case Name	Location	Account Code	Amount
IFRSFTR	***IMPACT FEE SINGLE FAMILY TRANSPORTATION***			
Status: UNDER_RVW				
Date Created: 11/18/2024				
RES24-00824	Townhome: M 627, U 888, G 261, COV P 33	2001 Hidden Bridge Ln	035-4655-325.01-00	$3,013.00
Date Created: 10/1/2025				
RES25-00424	Duplex: M 1817, G 410	1512 Canyon Ave Unit B	035-4655-325.01-00	$3,013.00
Date Created: 9/25/2025				
RES25-00417	SFR: M 2248, G 734, COVP 110	4660 Radiant Dr	035-4655-325.01-00	$3,013.00
Date Created: 9/24/2025				
RES25-00403	Townhome: MF 597, 2nd 908, G 439, CP 20	2734 Pancheri Dr, Unit 2	035-4655-325.01-00	$3,013.00
Date Created: 9/24/2025				
RES25-00408	Townhome: MF 548, 2nd 838, G 448, CP 20	2732 Pancheri Dr, Unit 4	035-4655-325.01-00	$3,013.00
Date Created: 9/24/2025				
RES25-00407	Townhome: MF 597, 2nd 908, G 439, CP	2732 Pancheri Dr, Unit 3	035-4655-325.01-00	$3,013.00
Date Created: 9/24/2025				
RES25-00405	Townhome: MF 548, 2nd 838, G 448, CP 20	2732 Pancheri Dr, Unit 1	035-4655-325.01-00	$3,013.00
Date Created: 9/24/2025				
RES25-00410	Townhome: MF 548, 2nd 83, G 448, CP 20	2730 Pancheri Dr, Unit 1	035-4655-325.01-00	$3,013.00
Date Created: 9/24/2025				
RES25-00413	Townhome: MF 548, 2nd 838, G 448, CP 20	2730 Pancheri Dr, Unit 4	035-4655-325.01-00	$3,013.00
Date Created: 9/10/2025				
RES25-00378	TwinHome: M 1460, UFB 1440, G 848	455 East River Ln	035-4655-325.01-00	$3,013.00
Date Created: 4/24/2024				
RES24-00313	Townhome (3 Plex) Unit 1: M579, U 968, G 410, COVP 20	1544 Lola St Unit 1	035-4655-325.01-00	$3,013.00
Date Created: 9/24/2025				
RES25-00404	Townhome: MF 597, 2nd 908, G 439, CP 20	2734 Pancheri Dr, Unit 3	035-4655-325.01-00	$3,013.00
Date Created: 9/24/2025				
RES25-00412	Townhome: MF 597, 2nd 908, G 439, CP 20	2730 Pancheri Dr, Unit 3	035-4655-325.01-00	$3,013.00
Date Created: 9/18/2025				
RES25-00393	TownHome: MF 583, 2nd 882, G 443, CP 20	2734 Pancheri Dr, Unit 1	035-4655-325.01-00	$3,013.00
Date Created: 10/1/2025				
RES25-00422	SFR: M 3176, 2nd 1850, G 1151, CP 307	442 Rock Hill Ln	035-4655-325.01-00	$3,013.00

City of Idaho Falls

308 Constitution Way, Idaho Falls, ID 83405
Phone: (208) 612-8100

Outstanding Impact Fee Payments

Case Number	Case Name	Location	Account Code	Amount
IFRSFTR	***IMPACT FEE SINGLE FAMILY TRANSPORTATION***			
Status: UNDER_RVW				
Date Created: 9/30/2025				
RES25-00420	SFR: MF 1881, G 1239, CP 296, FB 1985, UFB 100	1620 Sandbar St	035-4655-325.01-00	$3,013.00
Date Created: 9/29/2025				
RES25-00377	TwinHome: M 1460, UFB 1440, G 848	465 East River Ln	035-4655-325.01-00	$3,013.00
Date Created: 9/23/2025				
RES25-00394	SFR: MF 1724, G 175, UFB 1472	1639 Sandbar St	035-4655-325.01-00	$3,013.00
Date Created: 9/9/2025				
RES25-00379	TwinHome: M 1453, CP 74, UFB 1431, G 517	445 East River Ln	035-4655-325.01-00	$3,013.00
Date Created: 7/14/2025				
RES25-00248	MFH 640 sq ft	3570 S Yellowstone Ave, Trlr 5	035-4655-325.01-00	$0.00
Date Created: 5/9/2025				
RES25-00085	TwinHome: M 607, U 860, G 292	431 E 16th St	035-4655-325.01-00	$3,013.00
Date Created: 4/30/2025				
RES25-00143	**Test Permit** Residential New Const	680 N Park Ave	035-4655-325.01-00	$3,013.00
Date Created: 9/26/2025				
RES25-00414	Duplex: M 1798, G 410	1512 Canyon Ave Unit A	035-4655-325.01-00	$3,013.00
Date Created: 9/24/2025				
RES25-00406	Townhome: MF 597. 2nd 908, G 439, CP 20	2732 Pancheri Dr, Unit 2	035-4655-325.01-00	$3,013.00
Date Created: 9/24/2025				
RES25-00411	Townhome: MF 597, 2nd 908, G 439, CP 20	2730 Pancheri Dr, Unit 2	035-4655-325.01-00	$3,013.00
Date Created: 9/10/2025				
RES25-00380	TwinHome: M 1460, UFB 1440, G 484	435 East River Ln	035-4655-325.01-00	$3,013.00
Status: ON_HOLD				
Date Created: 4/9/2025				
RES25-00108	Townhome: M 448, 2nd 1036, G 510	330 N Fanning Ave	035-4655-325.01-00	$3,013.00
Date Created: 12/12/2024				
RES24-00844	* ON HOLD per Gen Cont **SFR: M 2554, G 1682, COVP 54	617 Boxwood Dr	035-4655-325.01-00	$3,013.00
Date Created: 3/5/2025				
RES25-00047	Townhomes :(4 Plex) M 448, G 510, U 1036	342 N Fanning Ave	035-4655-325.01-00	$3,013.00
			Total for IFRSFTR:	**$228,988.00**

City of Idaho Falls

308 Constitution Way, Idaho Falls, ID 83405
Phone: (208) 612-8100

Outstanding Impact Fee Payments

Case Number	Case Name	Location	Account Code	Amount
X_IMPFEEMF	***IMPACT FEE MULTIFAMILY (PER HOUSING UNIT***			
Status: READY_ISS				
Date Created: 5/27/2022				
COM22-0098	VICTORY RANCH-35 UNIT BLDG 8	1621 E 49th S BLDG 8	???	$103,013.75
COM22-0099	VICTORY RANCH-35 UNIT BLDG-BLDG 9	1621 E 49th S Bldg 9	???	$103,013.75
Date Created: 6/2/2022				
COM22-0102	New Apartments - 48 Units. Victory Ranch (Bldg 10)	1621 E 49th S BLDG 10	???	$141,276.00
Status: UNDER_RVW				
Date Created: 9/23/2022				
RCOM22-0405	New dwelling unit, M 400, FINB 504	295 E 13TH ST	???	$2,943.25
Date Created: 1/5/2023				
COM23-0003	36 Plex -A (The Reserve at Snake River Landing)	2411 S PIONEER RD	???	$105,957.00
			Total for X_IMPFEEMF:	**$456,203.75**
X_IMPFEESF	***IMPACT FEE SINGLE FAMILY RESIDENTIAL***			
Status: UNDER_RVW				
Date Created: 7/13/2022				
RCOM22-0368	New SFR - Attached, Duplicate x 7	1303 Latah Ave	???	$5,273.50
RCOM22-0369	New SFR - Attached, Duplicate x 15	1319 Latah Ave	???	$5,273.50
Status: READY_ISS				
Date Created: 10/14/2022				
RCOM22-0429	New SFR - ATT, M, 704, U 1113, UFB 643, G 453, CP 131	Riverfront Luxury Townhomes A	???	$5,073.50
RCOM22-0433	New SFR - ATT, M, 754, U 1233, UFB 708, G 501, CP 109	Riverfront Luxury Townhomes Div 1 Unit D	???	$5,073.50
RCOM22-0432	New SFR - ATT, M, 759, U 1252, UFB 736, G 505, CP 131	Riverfront Luxury Townhomes BC	???	$5,073.50
Status: FEES_DUE				
Date Created: 1/12/2024				
RCOM24-0011	New Twinhome, M 2293, GAR 552, COVP 24	293 ELIZA JOY LN	???	$5,273.50
RCOM24-0016	New Twinhome, M 2293, GAR 552, COVP 24	4644 ALLY ROSE LN	???	$5,273.50
RCOM24-0010	New Twinhome, M 2293, GAR 552, COVP 24	281 ELIZA JOY LN	???	$5,273.50
RCOM24-0014	New Twinhome, M 2293, GAR 552, COVP 24	4602 ALLY ROSE LN	???	$5,273.50
RCOM24-0015	New Twinhome, M 2293, GAR 552, COVP 24	4622 ALLY ROSE LN	???	$5,273.50

City of Idaho Falls

308 Constitution Way, Idaho Falls, ID 83405
Phone: (208) 612-8100

Outstanding Impact Fee Payments

Case Number	Case Name	Location	Account Code	Amount
X_IMPFEESF	***IMPACT FEE SINGLE FAMILY RESIDENTIAL***			
Status: FEES_DUE				
Date Created: 1/12/2024				
RCOM24-0017	New Twinhome, M 2293, GAR 552, COVP 24	4664 ALLY ROSE LN	???	$5,273.50
Status: ON_HOLD				
Date Created: 1/12/2024				
RCOM24-0012	New Twinhome, M 2293, GAR 552, COVP 24	4556 ALLY ROSE LN	???	$5,273.50
RCOM24-0026	New Twinhome, M 2293, GAR 552, COVP 24	4850 ALLY ROSE LN	???	$5,273.50
RCOM24-0027	New Twinhome, M 2293, GAR 552, COVP 24	4872 ALLY ROSE LN	???	$5,273.50
RCOM24-0013	New Twinhome, M 2293, GAR 552, COVP 24	4582 ALLY ROSE LN	???	$5,273.50
			Total for X_IMPFEESF:	**$78,502.50**
X_IMPNRIND	***INDUSTRIAL IMPACT FEE NONRESIDENTIAL (PE***			
Status: UNDER_RVW				
Date Created: 11/28/2023				
COM23-0163	See COM24-00234	1050 HOLLIPARK DR	???	$23,928.00
			Total for X_IMPNRIND:	**$23,928.00**
X_IMPNRINT	***INSTITUTIONAL IMPACT FEE NONRESIDENTIAL***			
Status: READY_ISS				
Date Created: 4/22/2022				
COM22-0057	Belle Medical	3950 WASHINGTON PKWY	???	$10,638.35
			Total for X_IMPNRINT:	**$10,638.35**
X_IMPNRRTL	***RETAIL IMPACT FEE NONRESIDENTIAL (PER 1,***			
Status: UNDER_RVW				
Date Created: 6/16/2023				
COM23-0088	TWAS - Idaho Falls	1625 NORTHGATE MILE	???	$16,644.00
Date Created: 6/13/2023				
COM23-0083	Camping World New Service Building	1355 TARA ST	???	$87,270.05
Date Created: 2/28/2022				
COM22-0043	Wackerli Buick-New Service Bay Addition	1363 N HOLMES AVE	???	$54,259.44
			Total for X_IMPNRRTL:	**$158,173.49**
				$1,987,407.34

Memorandum

File #: 25-419 **City Council Meeting**

FROM: Mark Hagedorn, City Treasurer
DATE: Wednesday, October 15, 2025
DEPARTMENT: Municipal Services

Subject
Treasurer's Report for August 2025

Council Action Desired
☐ Ordinance ☐ Resolution ☐ Public Hearing
☒ Other Action (Approval, Authorization, Ratification, etc.)
Approve the Treasurer's Report for August 2025 (or take other action deemed appropriate).

Description, Background Information & Purpose
Please find the attached monthly Treasurer's Report for August 2025. This report is required for City Council review and approval pursuant to Idaho Statutes Title 50-208(1). For the month of August 2025, cash and investments total $209.4M. Total fiscal year-to-date receipts received and reconciled to the general ledger were reported at $261.6M, which includes revenues of $132.2M for charges for services, taxes and intergovernmental revenues of $85.4M and $44.0M from other revenue sources. Total fiscal year-to-date distributions reconciled to the general ledger were reported at $238.3M. This includes salary and benefits of $87.8M, operating costs of $99.3M, and capital and other expenditures of $51.2M.

Alignment with City & Department Planning Objectives



☐ ☒ ☐ ☐ ☐ ☐ ☐ ☐
The monthly Treasurer's Report supports the good governance community-oriented result by providing sound fiscal management and enables trust by providing transparency.

Interdepartmental Coordination
NA

Fiscal Impact
NA

Legal Review

NA

powered by Legistar™

City of Idaho Falls

Treasurer's Report

August 31, 2025

Table of Contents

Page 2 Bank Reconciliation - Bank and Ledger Balances

Page 3 Cash by Fund - Balances for the reported month in comparison to previous years

Page 4 Revenue and Expenditure Summary - Significant categories in relation to the overall budget

Page 5 Summary of Significant Adjustments - Adjustments made by Finance office

Prepared By: Mark Hagedorn, City Treasurer

City of Idaho Falls
Bank Reconciliation Summary
August 31, 2025

Account By Institution:	Beginning Bank Balances	Deposits	Withdrawals	Ending Bank Balances
Mountain West- Workers Comp	$ 100,000	$ -	$ -	$ 100,000
Bank of Idaho 8013 Utilities	1,000,000	8,994,923	(8,994,923)	1,000,000
Bank of Idaho 1952 PFC	3,691,323	317,099	(153,152)	3,855,270
Bank of Idaho 2720 Payroll	1,000,000	11,041,546	(11,041,546)	1,000,000
Bank of Idaho 9134 Accounts Payable	-	14,038,164	(14,038,164)	-
Bank of Idaho 2845 Treasurer's Office	1,374,000	7,056,108	(7,226,922)	1,203,186
Bank of Idaho 2886 Sweep	7,431,804	53,246,039	(54,594,474)	6,083,369
Bank of Idaho 1500- Vendor Payments	-	194,220	(194,220)	-
Frontier Bank 0590- Evidence	783,382	2,393,323	-	3,176,705
Wells Fargo 0017- Safe Keeping	2,624,587	11,908,799	(13,656,647)	876,738
Wells Fargo 0962- Grants	-	-	-	-
Wells Fargo 4394-Power Payments	-	901,619	(901,619)	-
Wells Fargo 7687-EMS	-	310,286	(310,286)	-
Investment Portfolio	201,809,472	4,519,152	(12,683,229)	193,645,395
Total Financial Institution Balances	$ 219,814,569	$ 114,921,277	$ (123,795,181)	$ 210,940,665

Reconciling Items:	Beginning	Deposits	Withdrawals / Market Value	Ending
Current Reconciling Items	$ (845,349)	$ (1,973,915)	$ 1,342,655	$ (1,476,608)
Total Reconciled Balances	**$ 218,969,220**	**$ 112,947,362**	**$ (122,452,526)**	**$ 209,464,056**

General Accounting Ledger	Beginning Ledger Balances	Debits	Credits	Ending Ledger Balances
Cash (Accounts 101 and 102)	$ 147,386,750	$ 24,080,606	$ (34,809,306)	$ 136,658,050
Designated/Restricted Cash (106 and 107)	56,470,047	1,332,667	(613,614)	57,189,100
MERF Cash (105)	15,076,531	528,883	(330,486)	15,274,928
Payroll Liability Cash (80)	35,893	5,968,747	(5,662,662)	341,978
Monthly Reconciling Items				
Total General Ledger Balances	**$ 218,969,220**	**$ 31,910,903**	**$ (41,416,067)**	**$ 209,464,056**

City of Idaho Falls
Summary of Cash by Fund and Year
August 31, 2025

#	FUND	FUND TYPE	2022	2023	2024	2025
1	GENERAL FUND	General	$ 31,611,229	$ 28,674,620	$ 26,834,141	$ 27,620,598
2	GENERAL CIP FUND	General	-	-	-	-
10	STREET FUND	Special Revenue	8,855,614	10,537,972	15,064,435	10,628,112
11	RECREATION FUND	Special Revenue	154,534	249,948	105,470	567,793
12	LIBRARY FUND	Special Revenue	4,261,833	4,305,017	3,810,812	3,794,962
13	AIRPORT PFC FUND	Special Revenue	1,686,800	2,288,315	2,984,002	3,835,337
15	EL. LT. WEATHERIZATION FD	Special Revenue	3,753,865	-	-	-
16	BUSINESS IMPROVEMENT DISTRICT FUND	Special Revenue	111,955	61,681	37,837	11,844
18	GOLF FUND	Special Revenue	157,536	206,031	99,342	149,995
19	RISK MANAGEMENT FUND	Special Revenue	3,252,717	4,174,093	5,551,136	5,077,941
20	HEALTH INSURANCE FUND	Special Revenue	4,525,890	4,631,217	5,330,291	7,190,799
21	AIRPORT CFC FUND	Special Revenue		227,150	706,241	1,383,332
23	EMERGENCY MEDICAL SERVICES FUND	Special Revenue	841,286	1,950,020	2,566,480	2,180,879
24	WILDLAND FIRE FUND	Special Revenue	586,474	789,755	874,190	1,673,917
32	POLICE IMPACT FEES FUND	Impact Fee	10,090	240,806	889,292	1,660,393
33	FIRE IMPACT FEES FUND	Impact Fee	8,093	130,642	639,561	1,233,053
34	PARKS IMPACT FEES FUND	Impact Fee	28,752	253,248	1,494,936	3,066,521
35	STREETS IMPACT FEES FUND	Impact Fee	61,558	978,002	4,005,325	7,331,305
41	PUBLIC WORKS CIP FUND	Capital Improvement	2,433,172	3,068,055	3,394,015	3,343,370
42	STREET CIP FUND	Capital Improvement	759,855	746,226	2,996,371	789,867
43	BRIDGE & ARTERIAL FUND	Capital Improvement	928,861	1,061,801	1,389,036	490,583
45	SURFACE DRAINAGE FUND	Capital Improvement	184,807	122,125	-	-
46	TRAFFIC LIGHT CIP FUND	Capital Improvement	1,286,369	1,309,569	1,088,422	990,127
47	PARKS CIP FUND	Capital Improvement	(31,868)	(110,205)	(192,053)	-
48	FIRE CIP FUND	Capital Improvement	-	-	-	292,612
49	ZOO CIP FUND	Capital Improvement	385,160	696,161	892,895	834,875
50	FRONTIER CENTER CIP FUND	Capital Improvement	200,543	208,370	940,404	35,966
51	GOLF CIP FUND	Capital Improvement	137,969	428,951	490,615	641,431
52	POLICE CIP FUND	Capital Improvement	(1,276,115)	(931,261)	(2,201,081)	(243,906)
60	AIRPORT FUND	Enterprise	3,587,194	(98,146)	(5,890,409)	2,915,605
61	WATER FUND	Enterprise	19,738,031	21,896,223	26,705,137	25,546,885
62	SANITATION FUND	Enterprise	5,847,005	6,957,229	7,512,454	8,192,323
64	IDAHO FALLS POWER FUND	Enterprise	38,465,863	53,224,672	52,065,195	62,328,107
67	FIBER FUND	Enterprise	255,187	590,964	66,393	1,769,950
68	WASTEWATER FUND	Enterprise	30,946,563	27,336,590	25,711,162	24,129,481
		TOTAL	**$ 163,756,817**	**$ 176,205,844**	**$ 185,962,044**	**$ 209,464,056**

City of Idaho Falls
Monthly Revenue and Expenditure Summary
August 31, 2025

Revenue

Fund Type	Taxes / Intergovernmental	Charges for Services	Permits / Fees	Interest	Other Revenue Sources	Total	Budget	%
General Fund	$ 62,177,913	$ 2,885,778	$ 1,839,961	$ 809,963	$ 2,749,833	$ 70,463,448	$ 72,624,269	97.02%
Special Revenue Funds	18,220,825	11,804,028	28,398	716,880	1,764,119	32,534,250	31,070,595	104.71%
Impact Fee Funds	-	-	4,564,874	370,790	-	4,935,664	4,057,270	121.65%
Internal Service Funds	-	-	-	316,492	4,893,124	5,209,616	3,625,000	143.71%
Capital Improvement Funds	3,887,146	461,391	-	264,299	1,211,631	5,824,467	8,673,618	67.15%
Enterprise Funds	1,151,660	117,125,696	-	4,426,615	19,937,912	142,641,883	190,940,176	74.71%
Total Revenue	$ 85,437,545	$ 132,276,893	$ 6,433,233	$ 6,905,039	$ 30,556,618	$ 261,609,328	$ 310,990,928	84.12%

Expenditures

Fund Type	Personnel Cost	Current Operating Expenditures	Capital	Debt	Interfund	Total	Budget	%
General Fund	$ 50,386,709	$ 19,977,440	$ 3,679,971	$ 994,346	$ (11,235,436)	$ 63,803,030	$ 76,955,349	82.91%
Special Revenue Funds	13,630,536	12,715,409	3,120,810	-	1,721,748	31,188,503	39,623,969	78.71%
Impact Fee Funds	-	-	117,545	-	-	117,545	7,638,000	1.54%
Internal Service Funds	89,190	2,964,455	-	-	-	3,053,645	30,396,227	10.05%
Capital Improvement Funds	-	2,482,328	5,440,124	-	(95,308)	7,827,144	14,918,917	52.46%
Enterprise Funds	23,776,183	61,156,166	44,614,057	3,205,840	(366,413)	132,385,833	203,138,218	65.17%
Total Expenditures	$ 87,882,618	$ 99,295,798	$ 56,972,507	$ 4,200,186	$ (9,975,409)	$ 238,375,701	$ 372,670,680	63.96%

City of Idaho Falls
Summary of Significant Adjustments
August 31, 2025

The transparency of financial adjustments is crucial for maintaining trust and accountability, particularly in the governmental sector. Financial adjustments refer to changes made to financial statements or records to correct errors, account for new information, or comply with accounting standards. Transparency in financial adjustments involves providing clear and comprehensive information about the nature, reasons, and impact of the adjustments. The Finance Division is committed to providing a high level of transparency with the adjustments made to budget line items and purchase orders. Budget and purchasing type adjustments do not require Council approval unless they create an authorization to spend above $75,000. Typically, budget adjustments are not considered authorizations to spend unless they add to the overall budget of the City or Department.

Significant Budget Adjustments

Reallocation of Budget

A Budget Adjustment of $1,430,800 was made from 010-4601-333.04-05 Highway User Apportion /HB354 to 010-4601-333.04-03 Highway User apportion /HB772. This was done to show budget for active project HB772, no budget was assinged previously.

A Budget Adjustment of $151,000 was made from 064-9007-603.58-01 Rep & Mtnce Office Equip / Software Expense to 064-9007-603.78-00 Customer Service / Construction Work Orders. To help cover the overages related to project expenses

A Budget Adjustment of $110,000 was made from 010-4603-541.63-51 Other Purchased Services / Paved Street Maintenance to 010-4603-541.63-50 Other Purchased Services / Sidewalk & Gutter Repair. This was done to cover overages related to project expenses.

A Budget Adjustment of $130,000 was made from 061-8201-601.42-21 Professional Services / City Gen & Admin Transfer to 061-8201-601.42-20 Professional Services / Billing/Collect-Transfer. This was done to cover overages related to project expenses.

A Budget Adjustment of $135,500, $425,000, & $100,000 were made from 061-8201-601.58-01, 061-8202-602.42-00, & 061-8202-602.73-00 to Multiple other Fund 061 accounts. These were done to cover overages related to project expenses.

A Budget Adjustment of $555,263 was made from 061-8202-602.73-00 Operations & Maintenance / Imps Other Than Build to 061-8205-602.73-00 Operations & Maintenance / Imps Other Than Build. This was done to cover overages related to project expenses.

A Budget Adjustment of $731,280 was made from 061-8202-602.34-06 Minor Equipment / Safety Equipment to 061-8205-602.73-00 Operations & Maintenance / Imps Other Than Build. This was done to cover overages related to project Expenses.

A Budget Adjustment of $96,844 was made from 001-1501-381.01-03 Other Financing Sources / Transfers In to 002-2703-521.75-00 Parks / Automotive Equipment & 002-2707-521.75-00 Parks / Automotive Equipment. This was done to cover the cost of two vehicles for the parks department.

Memorandum

File #: 25-420 **City Council Meeting**

FROM: Chris H Fredericksen, Public Works Director
DATE: Thursday, October 16, 2025
DEPARTMENT: Public Works

Subject
Bid Award - Sewer Line Rehabilitation 2026

Council Action Desired
☐ Ordinance ☐ Resolution ☐ Public Hearing
☒ Other Action (Approval, Authorization, Ratification, etc.)
Approve the plans and specifications; award to the lowest responsive, responsible bidder, National Power Rodding Corp., in the amount of $956,995.00; and give authorization for the Mayor and City Clerk to execute the necessary documents (or take other action deemed appropriate).

Description, Background Information & Purpose
On Wednesday, October 15, 2025, bids were received and opened for the Sewer Line Rehabilitation 2026 project. The tabulation of bid results is attached. The purpose of the proposed bid award is to contract with the lowest bidder to line aging sewer and stormwater pipe throughout Idaho Falls.

Alignment with City & Department Planning Objectives



☐ ☐ ☐ ☐ ☐ ☐ ☐ ☒

This project supports the community-oriented result of reliable public infrastructure by investing in the renewal of our sewer and stormwater collection systems.

Interdepartmental Coordination
Project reviews have been conducted with all necessary city departments to ensure coordination of project activities.

Fiscal Impact
Funding for this project will come from Wastewater Division funds. Sufficient funding and budget authority exist for completion of the proposed improvements.

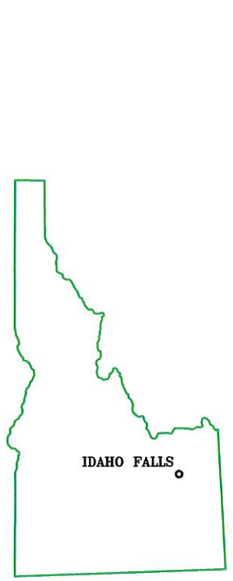
Legal Review
The Legal Department reviewed the bid process and concurred that the Council action desired is compliant with the

Idaho State Statue.

0-00-00-0-SWR-2026-05
2025-058

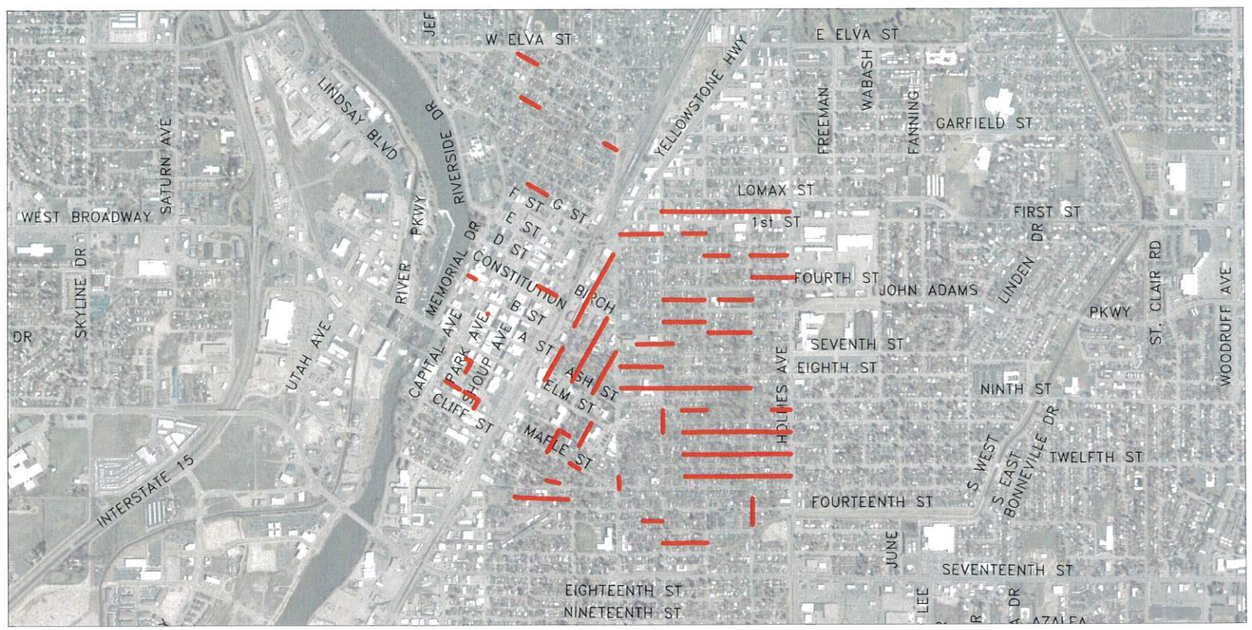
powered by Legistar™

SEWER LINE REHABILITATION 2026
PROJECT # SWR-2026-05





PROJECT LOCATIONS



MAYOR
Rebecca L. Noah Casper

CITY COUNCIL
Michelle Ziel-Dingman
Lisa Burtenshaw
Kirk Larsen
Jim Francis
John B. Radford
Jim Freeman

ENGINEERING DIVISION

PUBLIC WORKS DIRECTOR
Chris H Fredericksen, P.E.

CITY ENGINEER
Jon Knowles, P.E.

2025

PROFESSIONAL ENGINEER
REGISTERED
14787
09/30/2025
STATE OF IDAHO
JONATHAN W. KNOWLES

AS BUILT DATE / BY: ____ / ____

SCALE SHOWN IS FOR SHEET 11 x 17 ONLY

ENGINEERING DIVISION

IDAHO FALLS PUBLIC WORKS

SEWER LINE REHABILITATION 2026
TITLE PAGE

CHECKED BY:	DESIGN TECH:	DATE PLOTTED:	SHEET NO.
CW	AW	9/30/2025	1 OF 15

F:\Projects\SWR\SWR-2026-05\Dsg\AutoCAD Files\SWR-2026-05 Sewer Rehabilitation - Title Page.dwg

City of Idaho Falls

Engineering Division

Engineer's Estimate

Project: Sewer Line Rehabilitation 2026 ***Number:*** ----SWR-2026-05

Submitted: ***Date:*** October 15, 2025

Item Number	Description	Estimated Quantity	Unit	Engineer's Estimate		National Power Rodding Corp.		Vortex Services, LLC		Instituform Technologies, LLC		Iron Horse Pipeline Service LLC	
				Unit Price	Total Amount	Unit Price	Total Amount	Unit Price	Total Amount	Unit Price	Total Amount	Unit Price	Total Amount
	DIVISION 500 - SEWER												
509.4.1.B.1.b	CIPP Liner 8"	24635	LF	$50.00	$1,231,750.00	$32.00	$788,320.00	$38.00	$936,130.00	$47.50	$1,170,162.50	$60.00	$1,478,100.00
509.4.1.C.1	Cut Off Protruding Services	97	EA	$350.00	$33,950.00	$125.00	$12,125.00	$250.00	$24,250.00	$324.00	$31,428.00	$300.00	$29,100.00
509.4.1.D.1	Reconnect Service Line	837	EA	$150.00	$125,550.00	$150.00	$125,550.00	$50.00	$41,850.00	$58.00	$48,546.00	$150.00	$125,550.00
509.4.1.E.1	Bypass Sewage Pumping	1	LS	$180,000.00	$180,000.00	$40,000.00	$40,000.00	$73,765.00	$73,765.00	$4,000.00	$4,000.00	$120,000.00	$120,000.00
	TOTAL				**$1,571,250.00**		**$965,995.00**		**$1,075,995.00**		**$1,254,136.50**		**$1,752,750.00**

Memorandum

File #: 25-408 **City Council Meeting**

FROM: Stephen Boorman, Interim General Manager
DATE: Thursday, October 9, 2025
DEPARTMENT: Idaho Falls Power

Subject
Altec 60' Digger Derrick - Model D3060E

Council Action Desired
☐ Ordinance ☐ Resolution ☐ Public Hearing
☒ Other Action (Approval, Authorization, Ratification, etc.)
Approve the purchase of the Altec 60' Digger Derrick Model No. D3060E for a Sourcewell price of $445,729 (or take other action deemed appropriate).

Description, Background Information & Purpose
This purchase will replace unit #3010, a 2009 Digger Derrick that is near the end of its useful life and scheduled for replacement. The lead time for this piece of equipment is two to three years. By ordering now, the City is able to lock in today's pricing. The funds for this purchase are included in the IFP capital budget for equipment replacement.

Alignment with City & Department Planning Objectives



☐ ☐ ☐ ☐ ☐ ☐ ☐ ☒

This action supports IFP's readiness for growth and reliable public transportation by acquiring new equipment that replaces aging equipment that is past its useful life. This action supports the responsive workforce and reliable service elements of IFP's Strategic Plan.

Interdepartmental Coordination
Idaho Falls Power and the Legal Department.

Fiscal Impact
This purchase is in the IFP 2025-26 capital plan and budget. These funds will be budgeted in each fiscal year until the vehicle available.

Legal Review
The Legal Department reviewed Sourcewell contract #110421-ALT and confirmed that it was the result of a competitive

solicitation process, as required by Idaho Code § 67-2807.

powered by Legistar™

Altec Industries, Inc.

Quote Number: 1879777-3
Opportunity Number: 25168404
Sourcewell Contract #: 110421-ALT
Date: 9/15/2025

Quoted for: City of Idaho Falls
Altec Account Manager: Mike Mattson

REFERENCE ALTEC MODEL		Sourcewell Price
D3060E	**60' Digger Derrick**	**$353,741**

(A.) SOURCEWELL OPTIONS ON CONTRACT (Unit)

1	D3060E-US50	50' Sheave Height (D3050E)	-$1,283
2	D3060E-RF	RotaFloat	$1,709

(A1.) SOURCEWELL OPTIONS ON CONTRACT (General)

1	UHPP	UHPP – Hydraulic pole puller. Used to pull poles for replacement.Comes with 7' of 1/2" high tensile chain and a base. Powered bylower tool circuit at 8 gpm.	$1,533
2	HRS	HOSE REEL. Spring Loaded for Mounting 50' Conductive Hoses with HTMA Quick Couplings that Come with the Lower Tool Circuit. When it is an available option, Lower Tool Circuit Must be Ordered Separately.	$2,088
3	POP1	Plastic Outrigger Pad, 24" x 24" x 1" (Two Pairs)	$1,194
4	CH	Cone Holder, Fold Over Post Style (2)	$830
5	BK	WATER CASK (Includes Bracket)	$428
6	PSWI1	Inverter with minimum 2000W 120V @ 16A pure sine wave output, hardwired to outlets and 12VDC input	$2,972
7	VRI	120 Volt GFCI Receptacle, Includes Weather-Resistant Enclosure	$365
8			
9			
10			
		SOURCEWELL OPTIONS TOTAL:	$363,578

(B.) **OPEN MARKET ITEMS** *(Customer Requested)*

1	UNIT	Unit to be D3050H ILO D3050E, SCE Style Boom Tip & Accessories	$10,740
2	UNIT & HYDRAULIC ACC	Custom Rigging Kit, Hydraulic Capstan Braden PCD24B, 7" Diameter Steel Capstan Head Braden #51551, Capstan Head Storage, Capstan Control, Pole Tamper 7ft Handle, Carbide Teeth 18" Dia Auger, CR Reel	$15,872
3	BODY	Custom Body ILO Flatbed	$24,704
4	BODY & CHASSIS ACC	Reel Extension Cord, Shovel Fork Holder, Custom Riding Seat Access Step, Custom Wire Reel	$5,525
5	ELECTRICAL	Whelen Vertex Amber Lights, Whelen Vertex Corner Strobe System, Vision Cargo Light, Go Light, Battery Protection	$9,348
6	FINISHING	Paint, Non-Skid, Inbound Freight, Customer Inspection	$25,161
7	CHASSIS	2028 Freightliner M2-106 6x4 ILO 6x6	-$13,446
8	OTHER		$0
		OPEN MARKET OPTIONS TOTAL:	$77,904

SUB-TOTAL FOR UNIT/BODY/CHASSIS:	**$441,482.00**
Delivery to Customer:	**$3,497.00**
Extended Warranty:	**$750.00**
TOTAL FOR UNIT/BODY/CHASSIS:	**$445,729.00**

(C.) **ADDITIONAL ITEMS** (items are not included in total above)

1			
2			
3			
4			

Pricing valid for 45 days

NOTES

PRICING: Altec will make every effort to honor this quotation, subject to the following provisions. Prices for equipment with production start dates 12 months and beyond are considered budgetary due to potential cost inflation, market volatility, and tariff implications. These prices will be reviewed based on market conditions and confirmed closer to the production date. Quotes and orders with chassis model years beyond the current open order bank are estimates only. Altec's turn-key pricing is subject to change based on chassis pricing received from the OEM. Chassis model year, specifications, and price will be reviewed and confirmed when specific model year information becomes available from the OEM, and any chassis price difference, including adjustments for tariffs, will be passed through to the customer.

PAINT COLOR: White to match chassis, unless otherwise specified
WARRANTY: Standard Altec Warranty for Aerials and Derricks - One (1) year parts warranty One (1) year labor warranty Ninety (90) days
TO ORDER: To order, please contact the Altec Account Manager listed above.
CHASSIS: Per Altec Commercial Standard
DELIVERY: TBD Based on availability, FOB Customer Location
TERMS: Net 30 days
BEST VALUE: Altec boasts the following "Best Value" features: Altec ISO Grip Controls for Extra Protection, Only Lifetime Warranty on Structural Components in Industry, Largest Service Network in Industry (Domestic and Overseas), Altec SENTRY Web/CD Based Training, Dedicated/Direct Gov't Sales Manager, In-Service Training with Every Order.
TRADE-IN: Please ask your Altec Account Manager for more information

UNIT SPECIFICATION REQUEST FORM

**** Requires Division Director Approval – Please initial by specific accessory**

Standard Features All Units Except Other Equipment: Automatic Transmission, AM-FM Radio, Rear Defrost (If applicable)

Department Electric IFP - Distribution

MERF Replacement for Vehicle # 3010

Add to Fleet ____

Cost Code: 064-9005-602-7902

Surplus, Trade, Transfer to: _____

VEHICLE TYPE: Pickup

Mid Size: ☐ 1/2 Ton **OR** ☐ Full Size ☐ 1/2 Ton ☐ 3/4 Ton ☐ 1 Ton
Cab Type: ☐ Standard ☐ Ext. Cab ☐ Crew Cab (If Ext. Cab are rear seats required ☐ Yes ☐ No)
Box Length/Type: ☐ Short Box ☐ Long Box ☐ Flat Bed ☐ Dump Bed ☐ Special Box

If special box specify type: Utility, etc. _____

☐ Two Wheel Drive ☐ Four Wheel Drive** _____ **Director Approval**

If One Ton was selected above do you need dual rear wheels. ☐ Yes ☐ No

Accessories or Special Requirements: Check if Required

Mirrors: ☐ Vehicle Standard ☐ Extendable --Type for Towing

☐ Power Windows** _____ **Director Approval** ☐ Air Conditioning** _____ **Director Approval**
☐ Power Door Lock** _____ **Director Approval** ☐ Hybrid** _____ **Director Approval**
☐ Cruise Control** _____ **Director Approval**
☐ City Radio: ☐ New or ☐ Use From Old/Trade-in Unit

VEHICLE TYPE: Van

Passenger Type: ☐ Mini: Seating Capacity Required _____ **OR**

☐ Full Size: ☐ 1/2 Ton ☐ 3/4 Ton ☐ 1 Ton
Seating Capacity Required: _____

Specify Door Arrangement If Available: ☐ Sliding Side Door ☐ Hinged Swing Side Door

Cargo Type: ☐ Full Size: ☐ 1/2 Ton ☐ 3/4 Ton ☐ 1 Ton

Specify Door Arrangement If Available: ☐ Sliding Side Door ☐ w/ Windows ☐ w/o Windows
☐ Hinged Swing Side Door ☐ w/ Windows ☐ w/o Windows
☐ Rear Door: ☐ w/ Windows ☐ w/o Windows

Mirrors: ☐ Vehicle Standard ☐ Extendable--Type for Towing

☐ Power Windows** _____ **Director Approval** ☐ Air Conditioning** _____ **Director Approval**
☐ Power Door Lock** _____ **Director Approval** ☐ Hybrid** _____ **Director Approval**
☐ Cruise Control** _____ **Director Approval**
☐ City Radio: ☐ New or ☐ Use From Old/Trade-in Unit

UNIT SPECIFICATION REQUEST FORM

**** Requires Division Director Approval – Please initial by specific accessory**

VEHICLE TYPE: Sports Utility Vehicle (SUV) or Cross-Over Vehicle

☐ Small Size – (Example Escape, Journey) ☐ Seating Capacity Required: _____
☐ Mid Size – (Example Edge, Traverse) ☐ Seating Capacity Required: _____
☐ Full Size – (Example Expedition, Suburban) ☐ Seating Capacity Required: _____
☐ Two Wheel Drive ☐ Four Wheel Drive** _____ **Director Approval**

Accessories or Special Requirements: Check if Required

☐ Power Windows** _____ **Director Approval** ☐ Air Conditioning** _____ **Director Approval**
☐ Power Door Lock** _____ **Director Approval** ☐ Hybrid** _____ **Director Approval**
☐ Cruise Control** _____ **Director Approval** ☐ Lift Gate** _____ **Director Approval**
☐ City Radio: ☐ New or ☐ Use From Old/Trade-in Unit

VEHICLE TYPE: Sedan

Mid Size – Four Door Standard Seating Capacity: _____

Accessories or Special Requirements: Check if Required

☐ Power Windows** _____ **Director Approval** ☐ Air Conditioning** _____ **Director Approval**
☐ Power Door Lock** _____ **Director Approval** ☐ Hybrid** _____ **Director Approval**
☐ Cruise Control** _____ **Director Approval**
☐ City Radio: ☐ New or ☐ Use From Old/Trade-in Unit

VEHICLE TYPE: Other Equipment

Equipment Type: Line truck

Please attach any paperwork regarding the requested equipment. (Specifications, Brochures, Make, Model, Manufacturer, etc.)

COMMENTS and / or ADDITIONAL REQUESTS: (Indicate vehicle # of similar unit if applicable)

Replacing 3010

Requested By: Brandon + Lerwill Department: Electric

Signature: Brandon + Lerwill Date: 10-3-25

Memorandum

File #: 25-412 **City Council Meeting**

FROM: Paul Radford; Interim Fire Chief
DATE: Tuesday, October 14, 2025
DEPARTMENT: Fire Department

Subject
Bonneville County Ambulance Service Agreement

Council Action Desired
☐ Ordinance ☐ Resolution ☐ Public Hearing
☒ Other Action (Approval, Authorization, Ratification, etc.)
Approve the Ambulance Service Agreement between the City of Idaho Falls and Bonneville County and give authorization for the Mayor and City Clerk to sign necessary documents (or take other action deemed appropriate).

Description, Background Information & Purpose
This service agreement allows the Idaho Falls Fire Department to continue to provide a proficient and cost-effective method of Emergency Medical Transport services to the residents of Bonneville County.

Alignment with City & Department Planning Objectives



☐ ☐ ☒ ☐ ☐ ☒ ☐ ☐

The Ambulance Service Agreement supports community-oriented results through the intergovernmental collaboration (city, county and district) to improve long-term planning coordination and to ensure that appropriate, well-equipped emergency equipment will be available to respond to emergency situations.

Interdepartmental Coordination
Not applicable.

Fiscal Impact
The City of Idaho Falls will receive Inter-government revenue through this Service Agreement to provide Ambulance Transport Services to the residents of Bonneville County. The agreement for 2025-2026 is for the agreed upon amount of $4,053,050.00.

Legal Review
Pursuant to the authority vested to the parties by Idaho Code Section §67-2332, the City Attorney has reviewed this

agreement and concurs that the Council action desired is within State Statute.

powered by Legistar™

AMBULANCE SERVICE AGREEMENT BETWEEN CITY OF IDAHO FALLS, IDAHO AND BONNEVILLE COUNTY

THIS AMBULANCE SERVICE AGREEMENT BETWEEN CITY OF IDAHO FALLS, IDAHO AND (hereinafter "Agreement") is made and entered into this 10th day of September, 2025, by and between the CITY OF IDAHO FALLS, IDAHO, a municipal corporation of the State of Idaho, (hereinafter "CITY") and BONNEVILLE COUNTY, IDAHO, a subdivision of the State of Idaho (hereinafter "BONNEVILLE"), effective October 1, 2025, (the "Effective Date").

WHEREAS, CITY is a municipal corporation organized under the laws of the State of Idaho; and

WHEREAS, Bonneville County (BONNEVILLE) is a subdivision of the State of Idaho;

WHEREAS, CITY owns and operates a public ambulance service as part of the City of Idaho Falls Fire and Public Safety Division; and

WHEREAS, BONNEVILLE has determined that, other than service provided by various cities and municipalities within Bonneville County and other agencies within Bonneville County, adequate ambulance services are not reasonably available to the inhabitants of Bonneville County, and, therefore, BONNEVILLE wishes to contract with CITY for CITY ambulance service for a portion of the residents and inhabitants of BONNEVILLE by virtue of this Agreement; and

WHEREAS, this Agreement is not intended in any way to avoid, limit, or restrict any of the authority vested in CITY or BONNEVILLE regarding ambulance services or any other subject matter; and

WHEREAS, nothing in this Agreement is intended to or should be interpreted to be a Joint Powers Agreement otherwise allowed by the Idaho Code.

NOW THEREFORE, pursuant to the authority vested in the parties by Idaho Code Section 67-2332, the parties agree as follows:

1. Establishment of Ambulance Service. CITY agrees to operate, maintain, and otherwise provide ambulance services to the residents and inhabitants of Bonneville County, Idaho, in accordance with the terms and conditions of this Agreement. Such services shall be provided in a reasonably prudent, cost effective and efficient manner, consistent with the standards for other public ambulance services similarly situated. The Fire Chief of CITY shall administer and direct the ambulance services established hereby and shall provide periodic reports to BONNEVILLE upon request regarding the demand and use of ambulance services within Bonneville County and regarding the cost of providing such services pursuant to this Agreement.

2. Limitation. Nothing herein shall alter, amend, or otherwise relieve BONNEVILLE from any duty imposed by law to provide for or otherwise assume the expense of providing medical care or services to the indigent, prisoners, or any other person for whom BONNEVILLE has independent duty imposed by law to provide medical care. In the event such duty exists, BONNEVILLE shall pay CITY the rates and charges associated with providing such services, in accordance with the Schedule of Rates and Charges established pursuant to this Agreement and attached hereto as Exhibit "A," as if fully incorporated and transcribed herein.

3. Term. The term of this Agreement shall commence on October 1, 2025, and shall terminate on September 30, 2026, unless otherwise extended by agreement between the parties.

4. Payment for Services. In consideration of the operation and maintenance of such ambulance services by CITY pursuant to this Agreement, BONNEVILLE agrees to pay CITY the sum of Four Million Fifty-Three Thousand and Fifty Dollars ($4,053,050.00) for services provided during the term of this Agreement. Such amount shall be paid in twelve (12) equal installments, the first installment to be due and payable on October 1, 2025, and all succeeding installments to be due and payable on the first day of each succeeding month thereafter. CITY agrees that payments received by BONNEVILLE pursuant to this Agreement, shall be used solely by CITY for purposes of providing ambulance services to BONNEVILLE.

5. Dispatching Services. All dispatching services for ambulance services provided pursuant to this Agreement shall be provided by and solely governed by the terms and conditions of a separate dispatching agreement between the parties to this Agreement and not by this Agreement.

6. Acquisition of Real and Personal Property. CITY shall purchase, provide, own, and retain ownership of all real and personal property, equipment, and materials necessary for the operation of the ambulance services to be provided pursuant to this Agreement. CITY shall not assess or charge any fee or cost to BONNEVILLE for providing such real or personal property, equipment, and materials, except as expressly set forth in this Agreement.

7. Establishment of Rates and Charges. The parties agree that CITY may establish a system of rates, charges, and fees to be charged to all persons who use or are otherwise provided services by and through the ambulance services in this Agreement. For the term of this Agreement, such rates and charges shall be in the amounts set forth by Idaho Falls City Council. In the event a procedure or medication is administered to a patient that is not listed in the CITY's rate chart, then such charges shall be reasonable and shall fairly approximate the CITY's cost of providing and administering the same. In such case, all revenues received from such patients shall belong to CITY, provided, however, that such revenue received by CITY shall be used by CITY solely for the purposes of providing ambulance services to BONNEVILLE pursuant to this Agreement.

8. Insurance. CITY shall purchase and maintain through the term of this Agreement, liability coverage including errors and omissions coverage and general and professional liability coverage, insuring City from liability for property damage, personal injury, or death arising from any act or omission during the course of providing ambulance services in conjunction with the

terms of this Agreement. CITY shall obtain and maintain throughout the term of this Agreement, automobile liability coverage insuring CITY and its officers, agents or employees from liability arising from any act or omission committed during the use or operation of ambulance vehicles under the terms and conditions of this Agreement. Such automobile liability insurance coverage shall have a combined single limit of no less than one million dollars ($1,000,000) or the amount of the monetary limits set forth in Idaho Tort Claims Act under Idaho Code § 6-926, whichever is less.

9. Lease of DISTRICT Swan Valley Facility. DISTRICT agrees to lease, and does hereby lease, to CITY for the sum of One Thousand Four Hundred Dollars ($1,400) per month, that certain property commonly known as the Swan Valley Facility, located at 15 ID-31, Swan Valley, ID 83449. CITY shall purchase, and/or maintain, fire and extended coverage insurance insuring the interest of CITY and DISTRICT in the building and property described above, as their interests may appear, for the fair market value thereof, throughout the term of this AGREEMENT. DISTRICT shall be responsible for all repairs and maintenance to the DISTRICT Swan Valley Facility during the term of this AGREEMENT. DISTRICT shall also pay all utility costs.

10. Nature of Relationship. Nothing herein shall be construed to be a Joint Powers Agreement, joint enterprise, joint venture, partnership, or joint undertaking between the parties. It is the sole intent of the parties that CITY shall be considered an independent contractor with respect to its delivery of ambulance services to BONNEVILLE pursuant to this Agreement. Neither party shall have authority or a right to bind the other to any obligation, debt, or undertaking of any kind whatsoever other than as contemplated in this Agreement.

11. Interpretation of Agreement. This Agreement has been mutually drafted and reviewed by legal counsel for both parties hereto. In the event of any ambiguity in the terms and conditions hereof, no adverse construction shall be drawn against the drafter hereof, it being the parties' intention that this Agreement be construed solely in accordance with the parties' intent as may be evidenced by any extrinsic circumstances demonstrating such intent.

12. Venue and Jurisdiction. This Agreement shall be governed by the laws of the State of Idaho. The venue for any action arising out of this Agreement shall be exclusively in the District Court of the Seventh Judicial of the State of Idaho, Bonneville County or in the United States District Court for the District of Idaho.

13. Complete Agreement. This writing evidences the complete and final agreement of the parties regarding this subject matter and no other statement, representation or understanding shall be binding, except as expressly set forth in this Agreement or in another written agreement. In particular, this Agreement is intended to supersede all previous ambulance service agreements, by and between the parties hereto.

IN WITNESS WHEREOF, the parties have hereunto set their hands and seals this day and year first above written.

ATTEST:

By _____
Emily Geisler, City Clerk

CITY OF IDAHO FALLS

By _____
Rebecca L. Noah Casper, Mayor

ATTEST:

By _____
County Clerk

COUNTY OF BONNEVILLE

By _____
Jon Walker, Chair, Board of County Commissioners

STATE OF IDAHO)
) ss.
County of Bonneville)

On this _____day of _____, 2025, before me, the undersigned, a notary public for Idaho, personally appeared Rebecca L. Noah Casper, known to me to be the Mayor of the City of Idaho Falls, Idaho, the municipal corporation that executed the foregoing document, and acknowledged to me that she is authorized to execute the same for and on behalf of said City.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year first above written.

_____
Notary Public for Idaho
Residing at Idaho Falls
My Commission Expires: _____

(SEAL)

STATE OF IDAHO)

) ss.
County of Bonneville)

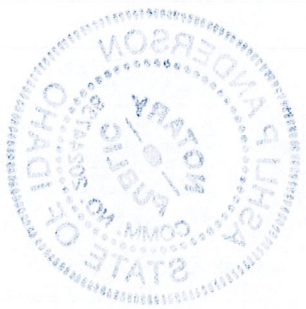
On this 18th day of September, 2025, before me, the undersigned, a notary public for Idaho, personally appeared ~~Roger Christensen~~ Jonathan Walker known to me to be the Chairman of the Board of County Commissioners for the County of Bonneville, the County that executed the foregoing document, and acknowledged to me that he is authorized to execute the same for and on behalf of said County.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year first above written.

Ashli P. Anderson
Notary Public for Idaho
Residing at ~~Idaho Falls~~ Shelley, Idaho
My Commission Expires: 01/02/2031

(SEAL)

ASHLI P ANDERSON NOTARY PUBLIC COMM. NO. 20244739 STATE OF IDAHO


NOTARY PUBLIC
COMM. NO.
STATE OF OHIO

Memorandum

File #: 25-413 **City Council Meeting**

FROM: Paul Radford; Interim Fire Chief
DATE: Tuesday, October 14, 2025
DEPARTMENT: Fire Department

Subject
Interagency Agreement to Establish the Region 7 Type 2 Idaho Hazardous Substance Emergency Response Team by and between the State of Idaho Military Division.

Council Action Desired
☐ Ordinance ☐ Resolution ☐ Public Hearing
☒ Other Action (Approval, Authorization, Ratification, etc.)
Approve the Interagency Agreement between the City and the State of Idaho Military Division and give authorization for the Mayor and City Clerk to sign necessary documents (or take other action deemed appropriate).

Description, Background Information & Purpose
This Agreement formally establishes the Region 7 Type II Idaho Hazardous Substance Emergency Response Team, led by the Idaho Falls Fire Department as the Host Agency. The team's primary mission is to provide rapid, safe, and effective response to hazardous substance incidents within Region 7 and, when required, to support response operations statewide.

This Agreement defines the roles, responsibilities, and the cooperative framework between the Military Division and the Idaho Falls Fire Department, including provisions for funding, equipment, training, operational standards, and cost recovery. Through this partnership, the State of Idaho and the Idaho Falls Fire Department ensure the readiness, competency, and sustainability of the Region 7 Type II team to protect public health, safety, and the environment from the adverse impacts of hazardous substance emergencies. Combining the resources and expertise of the Idaho Office of Emergency Management and the Idaho Falls Fire Department, enhances the region's capability to respond quickly and effectively to hazardous substance emergencies.

Alignment with City & Department Planning Objectives



☐ ☐ ☐ ☐ ☐ ☒ ☐ ☐

The establishment of the Region 7 Type II Idaho Hazardous Substance Emergency Response Team supports the community-oriented result of a safe and secure community.

Interdepartmental Coordination
Not applicable.

Fiscal Impact
Funding provided by the Idaho Military Division, through legislative appropriation and/or federal grant sources, supports the purchase and maintenance of equipment, team training, annual certifications, and reimbursements for deployment-related expenses as authorized by the Idaho Hazardous Substance Response Act (Idaho Code § 39-7109).

While the State provides primary funding for equipment, training, and incident reimbursement, the Host Agency (Idaho Falls Fire Department) is responsible for the day-to-day management, maintenance, and readiness of assigned personnel and apparatus.

Legal Review
Pursuant to the authority vested to the parties by Idaho Code Section §67-2332, the City Attorney has reviewed this agreement and concurs that the Council action desired is within State Statute.

INTERAGENCY AGREEMENT

TO ESTABLISH THE REGION 7 TYPE 2 IDAHO

HAZARDOUS SUBSTANCE EMERGENCY RESPONSE

TEAM

BY AND BETWEEN

THE STATE OF IDAHO MILITARY DIVISION

AND

Idaho Falls Fire Department

Table of Contents

Recitals.....3
Article 1, Definitions.....4
Article 2, Term and Termination.....5
Article 3, Obligations of the Parties.....6
Article 4, General Provisions.....13

THIS AGREEMENT (the "Agreement") is entered into and effective October, 2025, by and between and the State of Idaho Military Division, by and through the Idaho Office of Emergency Management (the "Military Division"); and the Idaho Falls Fire Department a municipal corporation or a fire district organized under the laws of the State of Idaho (the "Host Agency"). The Military Division and Host Agency Service Provider and Client are each sometimes herein referred to as a "Party," and collectively as the "Parties."

RECITALS

A. The Parties have authority pursuant to Idaho Code § 67-2332 to enter into interagency contracts to perform any governmental service, activity or undertaking which the Parties are authorized by law to perform, including services, supplies, and capital equipment.

B. The Idaho Hazardous Substance Response Act, Idaho Code §§ 39-7101 through 39-7115 (the "Act"), grants specific authority for response to hazardous substance incidents.

C. Pursuant to Idaho Code § 39-7104(1), the Military Division has the responsibility of effectuating the purposes of the Act for the State of Idaho.

D. Idaho Code § 39-7104(1)(b) provides that the Military Division may establish and implement state emergency hazardous substance response teams that have appropriately trained personnel and necessary equipment to respond to hazardous substance Incidents on a regional and/or statewide basis.

E. Host Agency has been designated pursuant to Idaho Code § 39-7105(2) to be the local emergency response authority to respond to hazardous substance incidents within its local jurisdiction and is further capable of planning for and responding to hazardous substance incidents within its regional jurisdiction and on a statewide basis.

F. The Parties desire to enter into this Agreement for the establishment of a state emergency response team that will primarily respond to hazardous substance incidents within its designated region and also on a statewide basis as required.

NOW, THEREFORE, in consideration of the foregoing recitals, purposes, and considerations, the Parties covenant and agree as follows:

Article 1 Definitions

As used herein, the following terms, phrases and words shall have the following designated meanings:

1.1 **Active Roster** shall mean those members who have met all training, or are in training, and physical requirements to serve as a Hazardous Materials Technician on the Region 7 Response Team.

1.2 **Emergency** shall mean the release or threat of release that threatens immediate harm to the environment or the health and safety of any individual and that requires immediate action for the containment or control of a hazardous or potentially hazardous substance to prevent, minimize or mitigate harm to the public health, safety or the environment which may result if action is not taken.

1.3 **Equipment** shall mean all apparatus, equipment, tools, furnishings, supplies and other items of tangible personal property provided or funded by or through the Military Division necessary to support the Region 7 Response Team regardless of the per unit price of that item.

1.3.1 **Capital Equipment** shall mean all non-consumable apparatus, equipment, tools, furnishing and other items of tangible personal property provided or funded by or through the Military Division to support the Region 7 Response Team with a per unit price valued in excess of $5,000 per item.

1.4 **Fire Service Organization (FSO)** shall mean a governmental fire protection agency, fire protection district, or fire protection association established pursuant to Idaho Code § 50-309 or Idaho Code § 31-1401.

1.5 **Hazardous Substance Incident** for purposes of this Agreement only shall mean an emergency circumstance or incident referenced within the Idaho Hazardous Materials and Weapons of Mass Destruction Incident Command and Response Plan and as defined in Idaho Code § 39-7103(2) requiring a response by the Region 7 Response Team to monitor, assess and evaluate a release or threat of a release of a hazardous or potentially hazardous substance. A hazardous substance Incident may require containment or confinement or both but does not include site cleanup or remediation efforts after the incident commander has determined the emergency has ended.

1.6 **Hazardous Substance** shall mean any hazardous substance, known or suspected, as defined in Idaho Code § 39-7103(3).

1.7 **Joint Advisory Group** shall mean the advisory board established between the Idaho Fire Chiefs Association (IFCA) and the Military Division which is tasked with administrative oversight duties involving state emergency response teams.

1.8 **Region** 7 shall mean the area and communities that reside within the boundaries of District(s) 7 as identified in the Idaho Emergency Response Team Hazmat Operations Plan.

1.9 **Region** 7 **Response Team** shall mean the state hazardous substance emergency response team created and implemented pursuant to this Agreement as authorized by Idaho Code 39-7104(1)(b.

1.10 **Training** shall mean Region 7 Response Team's hazardous materials training that shall follow established standards for Hazardous Materials Technician Level in accordance with the objectives specified in the NFPA 470 Standards and 29 CFR, OSHA 1910.120, and 40 CFR EPA 311.

1.11 **Type II Response Team** shall mean a state hazardous substance emergency response team with the capability to deploy eight (8) members including a team lead that has the capabilities to identify and deal with unknown and all hazardous substances.

1.12 **Type IV Response Team** shall mean a state hazardous substance emergency response team with the capability to provide control measures, advanced reconnaissance, and subject matter expertise particularly in rural areas or communities with limited hazardous materials response capability.

Article 2 Term and Termination

2.1 Term

This Agreement shall be in effect for a period of thirty-six (36) months effective October, 2025 through October, 2028. It is the intent of the Parties that this Agreement shall be reviewed by the Parties prior to expiration of the term for purposes of determining whether to further renew (including any necessary changes) or terminate the Agreement at the conclusion of the term. Notwithstanding the foregoing, unless otherwise terminated prior to expiration of the term, this Agreement shall automatically renew for an additional thirty-six (36) month term.

2.2 Termination

Either Party may terminate this Agreement with or without cause, by providing the other Party with one hundred eighty (180) days' prior written notice. If this Agreement is terminated, Host Agency shall have no right to further reimbursement pursuant to this Agreement.

Article 3 Obligations of the Parties

3.1 Establishment of Team

1. Host Agency shall establish and implement the Region 7 Response Team with the primary duty and responsibility to respond to hazardous substance incidents in Region 7 in accordance with the terms of this Agreement. The Region 7 Response Team shall be a Type 2 Response Team. The Region 7 Response Team shall respond to hazardous substance incidents on a statewide basis as required.

2. The Host Agency shall keep maintenance, repair, and inventory records for all equipment provided or funded by or through the Military Division, as well as maintain all training and competency records for the Region 7 Response Team. The Host Agency must notify the Military Division if at any time the Region 7 Response Team is unable to deploy due to lack of qualified members or mechanical failure of critical equipment.

3.2 Funding by Military Division

The Idaho Military Division shall provide the Host Agency with the necessary funding for equipment and training as defined by this Agreement to enable the Region 7 Response Team to respond individually or in concert to a designated hazardous substance incident. Notwithstanding the foregoing, the funding for equipment, training, and non-reimbursable costs provided will be based upon legislative appropriation and/or grant funds and is contingent upon legislative appropriation and / or the availability of grant funds.

3.3 Joint Advisory Group

The Parties agree to cooperate with the Joint Advisory Group per the Memorandum of Understanding between the Idaho Military Division and the Idaho Fire Chiefs Association.

3.4 Capital Equipment

Capital equipment shall be owned by the Host Agency. If either Party terminates this Agreement, possession and title to the capital equipment (including any replacement capital equipment) shall be transferred to the Military Division or its designee for program reallocation. The Parties acknowledge that, pursuant to separate agreement, the Military Division has or may be granted a lien on titled capital equipment provided or funded by or through the Military Division. With respect to the capital equipment, the Host Agency shall:

1. Be responsible for licensing and registration of the capital equipment (as applicable).

2. Maintain the capital equipment in good condition, ordinary wear and tear expected.

3. Be responsible for all maintenance and repairs.

4. Insure the capital equipment covering comprehensive fire, theft and collision.

5. Permit the Military Division to inspect the capital equipment at all reasonable times, upon prior notice to Host Agency.

6. Keep the capital equipment free from any liens and encumbrances, except for any lien of the Military Division.

7. Be responsible for any damage to the capital equipment caused by Host Agency's negligence or misuse of same.

8. Only use the capital equipment for training, hazardous substance incidents in its capacity as the Region 7 Response Team, or hazardous substance incident response within its own jurisdiction. At its discretion, the Military Division may grant Host Agency permission to use capital equipment for another purpose on a per-instance-basis.

3.5 Ownership of Non-Capital Equipment

Non-capital equipment, provided by or funded by or through the Military Division, shall be owned by the Host Agency. Non-capital equipment purchased by the Host Agency shall be owned by the Host Agency.

3.6 Reimbursement

Host Agency shall obtain reimbursement in accordance with this Agreement and the Act. Nothing in this Agreement, however, should be read as obligating the Military Division or the State of Idaho to provide reimbursement for responses to hazardous substance Incidents in excess of that permitted by the Act.

3.6.1 Reimbursement for Incident Deployment

In accordance with Idaho Code § 39-7109, Host Agency may request no later than sixty (60) days from the close of the hazardous substance incident's emergency phase, reimbursement for direct costs, including, without limitation: personnel and mileage reimbursement; post-exposure physicals to members of the Region 7 Response Team who respond to a hazardous substance incident and, as a result, were exposed to hazardous substances above permissible exposure or who develop signs or symptoms consistent with exposure to a hazardous substance; repairs of equipment; and replacement of equipment destroyed or rendered unusable, which are incurred as a direct result of response to any hazardous substance incident. With each reimbursement request, the Host Agency shall detail any equipment requiring replacement. Replacement of equipment shall be at the sole discretion of the Military Division and shall take place after the Military Division has determined that the condition of such equipment requires replacement, and that replacement was directly caused by a response to a hazardous substance incident. The Military Division shall seek reimbursement from the party responsible for the hazardous substance incident in the manner set forth in the Act. In cases in which timely payment is not received from a responsible party, the Military Division shall recommend reimbursement to the Board of Examiners as provided in Idaho Code § 39-7110. Payments received from the Board of Examiners shall be used to replace any equipment destroyed or rendered unusable.

3.6.2 Standard Reimbursement Methodology for Personnel

The reimbursement methodology described below for personnel related costs ensures uniform and fair compensation for deployed personnel and administrative processing while maintaining accountability and compliance with State of Idaho auditing requirements.

1. Personnel costs for State of Idaho requested and approved hazardous substance incident deployment of the Region 7 Response Team shall be reimbursed based on the following:

a. Deployed members shall be reimbursed based on their fully loaded hourly rate of pay.

b. In addition to the hourly rate, a ten percent (10%) hazard pay shall be applied to the base hourly rate for all hours while deployed.

c. If the deployment moves a member into an overtime status for the workweek (based on department policies), the reimbursement rate shall be one and one-half (1.5) times the fully loaded hourly rate plus the ten percent (10%) hazard pay per hour, for all hours deployed.

2. The timeframe for the personnel costs set forth in subsection 1 above that are eligible for reimbursement will be based on the following:

a. Reimbursement begins when the deployed members leave their station in response to the deployment request.

b. Reimbursement continues until the mission is complete, and the deployed members arrive back at their station.

c. An additional one (1) hour of reimbursement will be provided for cleanup and decontamination activities.

3. Administrative fees eligible for reimbursement will be based on the following:

a. The Host Agency may seek reimbursement for actual and documented administrative costs associated with preparation and submission of the reimbursement request, provided that such administrative costs shall in no event exceed than 10% of the total reimbursement request.

b. Administrative costs must be based on the fully loaded hourly rate of the individual responsible for completing the required reimbursement request.

4. Record-keeping and auditing requirements for cost reimbursement will be based on the following:

a. Host Agency will provide departmental pay policy applicable to the Region 7 Response Team to the Military Division by January 1 of each year.

b. All reimbursement requests must be supported by detailed timecards and associated records.

c. The Host Agency on behalf of the Region 7 Response Team must retain all reimbursement-related records for a period of three (3) years.

d. The Military Division reserves the right to audit reimbursement requests within this three (3) year period.

3.6.3 Reimbursement through Civil Action

The Host Agency may submit a request for reimbursement to the Military Division for costs associated with responding to an incident but not reimbursable by this Agreement under the provisions of chapter 71, of title 39, Idaho Code. Pursuant to the provisions of Idaho Code § 39-7112(4), the Attorney General's Office may, at the request of the Host Agency commence a civil action on the behalf of the Host Agency to recover expenses from the party responsible for the hazardous substance incident.

3.7 Training

3.7.1 Required Training The Military Division shall provide initial and annual refresher training in accordance with NFPA 472 and 29 C.F.R § 1910.120 to rostered members assigned to the Region 7 Response Team. Rostered members for purposes of this section shall be designated as Hazardous Materials Technicians, as defined in NFPA 472 and 29 C.F.R § 1910.120, or team members in training. The Host Agency shall be responsible for certifying the annual competency of its team members.

3.7.2 Training Records

Host Agency shall maintain training records for the Region 7 Response Team and provide documentation validating team and/or team member compliance to the Military Division no later than March 15th of each year.

3.7.3 Training Drills and Exercises

Members of the Region 7 Response Team may participate in local and/or regional hazardous substance emergency drills and exercises upon request. Host Agency shall coordinate with the Military Division for requested local and/or regional training exercises. Requests may include operations and/or awareness level training for local first responders. The Region 7 Response Team shall also provide emergency response information as requested by local emergency planning committees.

3.7.4 Reimbursement for Training, Drills and Exercises

Host Agency may request funding on behalf of the Region 7 Response Team, for costs associated with initial and annual refresher training pre-approved by the Military Division. Additionally, the Host Agency may, on behalf of the Region 7 Idaho Emergency Response Team, request funding for pre-approved training drills, exercises, conferences and/or annual meetings necessary to maintain proficiency and effectiveness.

3.8 Medical Surveillance and Physical Examinations for Response Personnel

The Host Agency shall provide initial baseline and annual physicals for the rostered members of the Region 7 Response Team necessary to comply with standards established within NFPA 1582 and 29 CFR 1910.120 (f). Host Agency may request reimbursement from the Military Division for initial and annual required physical examinations completed by rostered members of the Region 7 Response Team that meet NFPA 1582 and 29 C.F.R § 1910.120. Maximum actual cost shall be no more than the allowable found in the Idaho Emergency Response Team Hazmat Operations Plan. The Host Agency shall further provide post-exposure physicals to members of the Region 7 Response Team who respond to a hazardous substance incident and, as a result, were exposed to hazardous substances above permissible exposure limits or who develop signs or symptoms consistent with exposure to a hazardous substance. The Host Agency shall also provide post hazardous substance incident medical surveillance of members who are assigned to the Region 7 Response Team who were exposed to a hazardous substance during a hazardous substance incident.

3.9 Response Requirements

1. The Region 7 Response Team will respond to a hazardous substance incident promptly with on-duty and/or off-duty Hazardous Materials Technicians. The Region 7 Response Team should have members responding with apparatus within 30 minutes from the time a response is authorized for a Level 2 or Level 3 hazardous substance incident (as defined in the Idaho Hazardous Materials and Weapons of Mass Destruction Incident Command and Response Plan), 90% of the time. Hazardous substance incidents requiring a full response (as defined below) will require a minimum of eight Hazardous Materials Technicians to be en-route within 60 minutes, 90% of the time. Team members in training may be counted toward a team response. The Region 7 Response Team may be requested to respond to hazardous substance incidents outside of Region 7. The Region 7 Response Team will cultivate and maintain effective relationships with other state emergency response teams, community partners, as well as local public safety and public health agencies to ensure collaboration before, during, and after a response. Type II Response Teams will be authorized to support Type IV Response Teams. Delayed responses will be reviewed by Joint Advisory Group. For purposes of this Agreement, a full response is a hazardous substances incident that would require filling all roles within an emergency response team to include:

Haz Mat Group Supervisor
Assistant Safety Officer
Research/Science Officer
Intervention Leader
Decontamination Leader
Decontamination Team*
Entry Team
Back Up Team
Rescue Team*
*(Rescue Team and Decontamination Team may be filled with mission specific operations personnel)

2. Hazardous substance incidents that exceed a single operational period will transition to industry standard work-to-rest standards.

3. The Host Agency, in the event of a local emergency or catastrophe, will be relieved from responding outside of its local jurisdiction limits as the Region 7

Response Team. In the event of such occurrence, the Host Agency must notify the Military Division as soon as possible.

3.10 Command Structure

When responding to a hazardous substance incident, members of the Region 7 Response Team will operate within the incident command structure and serve under the command of the incident commander.

3.11 Compensation and Reimbursement for Response Team Personnel

When responding to a hazardous substance incident, the Region 7 Response Team members shall be paid by their actual employer. Reimbursement shall be paid to the Host Agency, on behalf of the Region 7 Response Team, as set forth in Section 3.6. The Host Agency will be responsible for reimbursement to employers of rostered team members not part of the Host Agency's organization. For purposes of workers' compensation coverage, members rostered on the Region 7 Response Team responding to a hazardous substance incident in capacity as the Region 7 Response Team pursuant to this Agreement shall be acting as agents of the State of Idaho.

3.12 Personnel Requirements

Type II Response Teams shall maintain an active roster of no less than 10 and no more than 30 team members per team, trained to the Hazardous Materials Technician level. Type IV Response Teams shall maintain an active roster of no less than 4 and no more than 10 members per team, trained to the Hazardous Materials Technician level. Additionally, the Region 7 Response Team must identify on their roster a Team Leader and Incident Safety Officer. A copy of this roster shall be provided electronically to the Military Division annually by the Host Agency no later than March 15th of each year. The Host Agency may fulfill this obligation to provide trained and rostered personnel by executing agreement(s) with other regional fire service or emergency services organizations to supplement the Region 7 Response Team. In the event two districts merge (for example, District 3 and District 4), the personnel requirements above shall double to ensure adequate response for simultaneous hazardous materials incidents.

Article 4 General Provisions

4.1 Entire Agreement

This Agreement constitutes and contains the entire agreement of the Parties and supersedes and merges all other prior understandings or agreements between the Parties, if any, whether oral or written.

4.2 Performance

If a Party fails to exercise any rights or to insist that the other Party comply with any obligations, no such failure or insistence shall be a waiver of a right of a Party to demand strict compliance with each duty or obligation. No custom or practice of the Parties which varies from the terms of this Agreement shall constitute a waiver of the right of a Party to demand exact compliance. Waiver by one Party of any particular default by the other Party shall not affect or impair a Party's rights in connection with any subsequent default of the same or of a different nature, nor shall any delay or omission of a Party to exercise any rights arising from such a default affect or impair the rights of that Party as to such default or any subsequent default. All waivers of any duty or obligation by a Party must be expressed and evidenced in writing.

4.3 Severability

In the event any provision or section of this Agreement conflicts with applicable law, or is otherwise held to be unenforceable, the remaining provisions shall nevertheless be enforceable and carried into effect.

4.4 Additional Agreements

In the spirit of the Act, the Parties hereto agree to execute any other documents reasonably necessary to perform the intentions of this Agreement.

4.5 Dispute Resolution

If the Parties cannot reach an agreement and resolution of a dispute stemming from or about this Agreement, the Parties shall submit the issue to the Joint Advisory Group for resolution. The Joint Advisory Group may use a mediator mutually agreed upon by the Parties or, if no agreement can be reached concerning a mutually acceptable mediator, the Parties shall obtain a list of qualified mediators form the Clerk of the Idaho Supreme Court and each Party shall alternatively strike one name from the list until such time that the Parties either agree or there is only one name remaining, in which case that person will be the mediator for the Parties.

4.6 Attorney Fees

In the event of any litigation commenced as a result of this Agreement, actions arising from any of the acts to be performed hereunder, or the alleged breach of this Agreement, the prevailing Party shall recover its costs and reasonable attorney fees.

4.7 Choice of Law/Venue

This Agreement shall be governed and interpreted by the laws of the State of Idaho. Venue for any proceeding related to this Agreement shall in Boise, Ada County Idaho, unless otherwise agreed to by the Parties.

4.8 Assignment and Subcontracting

Neither Party shall assign or transfer any interest or service or enter into any subcontracts for services included within this Agreement, without the prior written consent of the other Party.

4.9 Amendments, Alterations, and Modifications of this Agreement

No amendment, alteration, modification of this Agreement shall be effective unless made in writing and duly executed by both Parties hereto.

4.10 Force Majeure

Neither Party shall be liable for failure to perform its obligations under this Agreement due to events beyond its reasonable control, including, but not limited to, strikes, riots, wars, fires, acts of God, and acts in compliance with or required by any applicable law or regulation.

4.11 No Third-Party Beneficiaries

This Agreement is entered into solely for the benefit of the Parties hereto. Except as described herein, it shall confer no benefits, direct or indirect, on any third persons, including employees of the Parties. No other person or entity other than the Parties themselves may rely upon or enforce any provision of this Agreement. The decision to assert or waive any provision of this Agreement is solely that of the Parties.

4.12 Liability

Each Party to this Agreement shall be responsible for the conduct of its representatives, personnel, agents, officers, and employees as required by Idaho Law, except as otherwise specified within this Agreement. As public agencies, each Party recognizes that regardless of whether or not insurance is procured, or self-insurance is

adequately funded, each Party shall meet any third-party liability obligations which may arise out of performance of this Agreement. These principles shall apply to and govern the relationship between the Parties pursuant to this Agreement, notwithstanding the language of any policy of insurance procured by either Party during the course of performance of the Agreement. Notwithstanding anything contained herein to the contrary, the liability of each Party is at all times herein strictly limited and controlled by the provisions of the Idaho Tort Claims Act, as now or hereafter amended. Nothing herein shall be deemed a waiver of any privilege, immunity, protection or defense afforded to each Party, as political subdivisions of the State of Idaho, under the Idaho Constitution, the Idaho Tort Claims Act, or any other applicable law.

4.13 Notice

All notices given pursuant to this Agreement or contemplated under this Agreement shall be given by public or private courier service or by certified return receipt requested, postage prepaid, addressed to the proper Parties at the following addresses:

If to the Military Division: State of Idaho Military Division
Office of Emergency Management
4040 W. Guard St.
Boise, ID 83705

If to Host Agency: _____
_____
_____
_____

Any notice will be deemed delivered on the earlier of (a) actual delivery or refusal, or (b) three (3) days after mailing by certified mail. Any Party may change the address or designee to whom the notices shall thereafter be given upon five (5) days' prior written notice to all other Parties in the manner set forth in this section.

4.14 Non-appropriations

4.14.1 Military Division

The Military Division is a government entity and it is understood and agreed that the Military Division’s payments herein provided for shall be paid from Idaho State Legislative appropriations and/or other available federal sources, including

federal grants. The Legislature is under no legal obligation to make appropriations to fulfill this Agreement. This Agreement shall in no way or manner be construed so as to bind or obligate the Military Division or the State of Idaho beyond the term of any particular appropriation of funds by the State's Legislature and/or award of federal funds as may exist from time to time, or beyond the term of any particular approval of spending authority of federal funds, as may exist from time to time. The Military Division reserves the right to terminate this Agreement in whole or in part (or any order placed under it) if, in its sole judgment, (i) the Legislature of the State of Idaho fails, neglects, or refuses to appropriate sufficient funds as may be required for the Military Division to continue such payments, or requires any return or "give-back" of funds required for the State to continue payments, or if the Executive Branch mandates any cuts or holdbacks in spending, or if funds are not budgeted or otherwise available, or if the Military Division discontinues or makes a material alteration of the program under which funds were provided, and/or (ii) if any applicable federal agency or entity, withdraws or freezes applicable federal funding or fails, neglects, or refuses to appropriate or provide sufficient funds as may be required to continue payments under the Agreement. The Military Division shall not be required to transfer funds between accounts if funds are reduced or unavailable. Further, in the event of any such termination, the Military Division shall not be liable for any penalty, expense, or liability, or for general, special, incidental, consequential, or other damages resulting therefrom.

4.15.2 Host Agency

Should the Host Agency's income or revenue become not available due to lack of appropriation, Host Agency may terminate this Agreement upon ninety (90) days' prior written notice to the Military Division (an "Event of Non-Appropriation"). In the event of termination upon ninety (90) days' notice, this Agreement shall terminate without penalty or expense to Host Agency, and Host Agency shall not be obligated to pay any further amounts, except that all amounts charged during the period this Agreement was in effect shall be paid as provided herein. Nothing in this Agreement is intended, nor shall anything be constructed or construed, to be an indebtedness or liability in violation of Article VIII, section 3 of the Idaho Constitution.

4.16 Counterparts

This Agreement may be executed in counterparts, each of which shall be deemed an original (including copies sent to a Party by facsimile or electronic transmission) as against

the Party signing such counterpart, but which together shall constitute one and the same instrument.

IN WITNESS WHEREOF, the Parties have herein executed this Agreement and made it effective as hereinabove provided.

HOST AGENCY:

Printed Name _____
Signature _____
Title _____
Date _____

Elected Official's Name and Title

Printed Name _____
Signature _____
Title _____
Date _____

MILITARY DIVISION:

Printed Name _____
Signature _____
Title _____
Date _____

REGIONAL RESPONSE TEAM EQUIPMENT FUNDING AGREEMENT

This Regional Response Team Equipment Funding Agreement (this "Agreement") is effective as of the date of the last signature below by and between the State of Idaho Military Division, acting through the Office of Emergency Management ("IMD"); and _____ ("Subrecipient"). IMD and Subrecipient are each sometimes herein referred to as a "Party," and collectively as the "Parties".

RECITALS

A. The Idaho Hazardous Substance Response Act, Idaho Code §§ 39-7101 through 39-7115 (the "Act"), grants specific authority for response to hazardous substances incidents and provides that IMD has the responsibility of effectuating the purposes of the Act for the State of Idaho.

B. Idaho Code § 39-7104(1)(b) provides that IMD may establish and implement state emergency hazardous substance response teams to respond to hazardous substance incidents on a regional and/or statewide basis.

C. Subrecipient has executed an agreement with IMD designating it as a regional hazardous substance response team.

D. In 2025 pursuant to Senate Bill 1130, the State of Idaho Legislature appropriated $8,600,000 to IMD to pass through to designated regional hazardous substance response teams to be used for the purpose of purchasing equipment to provide effective hazardous substance regional responses.

NOW THEREFORE, in order to meet the objectives described above and in consideration of the foregoing recitals, which are incorporated into this Agreement by this reference, and the mutual promises and covenants contained in this Agreement, the Parties agree as follows:

AGREEMENT

1. Funding Term. The funding under this Agreement shall be provided during State of Idaho Fiscal Year 2026 (i.e. July 1, 2025 through June 30, 2026).

2. Funding Allocation. Total funding allocation amounts are based on the typing of the regional response team and inventories of needed equipment.

3. Authorized Equipment. In assessing hazardous substance response in the State of Idaho, it is agreed that common equipment across all regional hazardous substance response teams is necessary for consistency and interoperability. Subrecipients may only purchase equipment designated or otherwise prior approved by IMD.

4. Procedure. Subrecipients will submit requests for funding for specific approved equipment through the Office of Emergency Management's Amplifund platform. Funding will be advanced to Subrecipients and Subrecipients shall purchase the authorized equipment with such funds.

5. Purchase of Equipment. Subrecipients shall promptly (and no later than ____ days after the equipment is received) provide to IMD sufficient documentation clearly showing: (i) proof of purchase and payments to vendors (e.g. certificates of title, bills of sale, invoices, invoices, purchase orders, checks); and (ii) proof of delivery and receipt of the equipment (e.g. photographs, etc.). Subrecipient shall comply with the requirements of Idaho Code Title 67, Chapter 28, in its procurement activities.

6. Ownership and Use of Equipment. Equipment purchased under this Agreement will be titled, registered, and owned by the Subrecipient. Should Subrecipient no longer function as a designated regional response team, the equipment and title thereto will be transferred to IMD or its designee (e.g. another designated regional response team). With respect to the equipment, Subrecipient shall:

1. Be responsible for titling, licensing and registration of the equipment (as applicable).
2. Maintain the equipment in good condition, ordinary wear and tear excepted.
3. Insure the equipment covering comprehensive fire, theft and collision.
5. Permit IMD to inspect the equipment at all reasonable times, upon prior notice to Subrecipient.
6. Keep the equipment free from any liens and encumbrances, except for any lien of the IMD as set forth below.
7. Be responsible for any damage to the equipment caused by Subrecipient's negligence or misuse of same.
8. Only use the equipment for training, hazardous substance incidents in its capacity as regional response team, or hazardous substance incident response within its own jurisdiction. At its discretion, the Military Division may grant Subrecipient permission to use the equipment for another purpose on a per-instance-basis.

7. Security Agreement/Security Interest. This Agreement shall act as a security agreement and Subrecipient hereby grants to IMD an enforceable security interest in the equipment. The security interest in the equipment shall be for a period of five years, which begins thirty (30) days after delivery, unless otherwise terminated. This security interest shall be an encumbrance on the equipment which secures performance of the Subgrantee's obligations and agreements as expressed in this Agreement. The Subrecipient may not sell, transfer or dispose of the equipment without the prior written consent of IMD. If the Subgrantee defaults upon any of the obligations expressed in this Agreement, IMD may exercise all rights and remedies, including repossession provided by applicable law. The security interest created is acknowledged to be a purchase money security interest for the purposes of Idaho Code § 28-9-107. IMD agrees to release this security interest if the terms of this Agreement are substantially complied with through the five-year security term. If the equipment is titled, the first lienholder shall be listed as the Idaho Military Division, and the title must go directly to the Idaho Military Division, c/o Office of Emergency Management.

8. Records and Audit Rights**.** In the performance of this Agreement, the Subrecipient shall keep books, records, and accounts of all activities related to the provisions of this Agreement. IMD will have the right, from time to time on reasonable notice at reasonable times and at a reasonable location the Subrecipient designates, to examine the Subrecipient's records relating to this Agreement. Records shall be retained for a minimum of three (3) years after the closeout of the Agreement.

9. Termination.

a. Cause. IMD shall have the right to terminate this Agreement and the funding provided hereunder in whole or in part, at any time, when Subrecipient fails to perform any of the covenants or conditions of this Agreement, and Subrecipient does not cure such defects in performance within thirty (30) days after receipt of written notice from IMD. In the event of termination under this Section, IMD shall have the right, among any other remedies at law or in equity, to require that all unused funds paid to the Subrecipient be repaid to IMD and Subrecipient understands and agrees that any outstanding funding amounts may be cancelled.

b. Fiscal Necessity. The terms of this Agreement shall in no way bind or obligate IMD or the State of Idaho beyond the terms of a specific appropriation or grant of funds from any funding entity, including but not limited to the State of Idaho's Legislature or the United States government. IMD reserves the right in its sole judgment to terminate this Agreement and the funding provided hereunder in whole or in part under any of the following conditions: the funding entity does not appropriate or grant sufficient funds for funding hereunder; the funding entity reduces, cancels, withdraws, eliminates, or requires return of any amount of the funds necessary for this Agreement; or IMD is required by law to discontinue or make a material alteration to the program to which this Agreement is applicable. Immediately upon IMD's service of a written notice of termination for fiscal necessity, all rights and liabilities created by this Agreement shall terminate as of the effective date of the notice, except as to terms which are specifically denoted herein to survive termination. IMD shall not be liable for any general, special, incidental, consequential, or other damages, penalties, expenses, or liabilities resulting from such termination, including but not limited to the Subrecipient's losses arising out of actions completed prior to or after the notice of termination. Absent actual receipt of the designated funds, IMD shall have no obligation to pay any sums to Subrecipient after issuance of the notice of termination for fiscal necessity and shall not be required to use funds from other sources to pay the Subrecipient.

10. Point of Contact/Notice.

a. Point of Contact. The point of contact for Subrecipient is as follows:

_____

b. Notices. Except as otherwise required herein, any notice under this Agreement must be in writing and delivered by personal delivery; by public or private courier service (including U.S. Postal Service Express Mail); by email; or by certified mail postage prepaid, return receipt requested. Any notice given by personal delivery or courier service will be deemed delivered on actual delivery or refusal. If sent by email, a notice shall be deemed given upon the date when such email is transmitted by the sending Party to the receiving Party unless the email is returned undeliverable, and shall be deemed received on that same date unless such notice is transmitted by the sender after 5:00 p.m. in the local time of the physical address of the receiving Party, in which case receipt by the receiving Party shall be deemed to be upon the next business day. If sent by certified mail, a notice shall be deemed given and received on the third business day after deposit into the US Mail. As of the date of execution of this Agreement, each Party confirms that it has listed its most current mailing address and email address in the Execution section below. Either Party may change its mailing address, email address, or designated contact by giving written notice of the change to the other Party.

11. Independent Status. The Subrecipient's status under this Agreement shall be that of an independent contractor and subrecipient and not that of an agent or employee of IMD. The Subrecipient shall be responsible for paying all employment-related taxes and benefits, such as federal and state income tax withholding, social security contributions, worker's compensation and unemployment insurance premiums, health and life insurance premiums, pension contributions and similar items. Subrecipient shall not be responsible for these employee-related benefits and tax items and shall be indemnified and held harmless for any liability, cost or expense, including any interest, penalties and attorney's fees, that may be connected with the Subrecipient's failure to provide or pay such items.

12. Entire Agreement**.** This Agreement constitutes the entire Agreement between the parties and shall supersede all previous applications, proposals, oral or written, negotiations, representations, commitments, and all other communications between the parties.

13. Severability. In the event any term of this Agreement is held to be invalid or unenforceable by a court of competent jurisdiction, the remaining terms of this Agreement will remain in force.

14. Survival of Terms. In the event termination, cancellation, or expiration of the Agreement occurs, provisions which are intended to survive and continue shall survive and continue.

15. Amendment. This Agreement may be extended or modified upon written agreement of the Parties. However, no amendment or modification of this Agreement shall be effective unless in writing and executed by the Parties.

16. Governing Law. The Agreement shall be governed by and construed under the laws of the state of Idaho and the Parties hereto consent to the jurisdiction and exclusive venue of the state courts of Ada County in the State of Idaho in the event of any dispute with respect to the Agreement.

17. Non-Waiver. The failure of any Party, at any time, to enforce a provision of this Agreement shall in no way constitute a waiver of that provision, nor in any way affect the validity of this Agreement, any part hereof, or the right of such Party thereafter to enforce each and every provision hereof.

18. Headings. The headings have been inserted solely for convenience and are not to be considered when interpreting the provisions of this Agreement.

19. No Personal Liability. In no event shall any official, officer, employee or agent of the State of Idaho or IMD be personally liable or responsible for any representation, statement, covenant, warranty, or obligation contained in, or made in connection with, this Agreement, whether express or implied.

20. Acknowledgement. Subrecipient agrees to acknowledge the use of these state funds when issuing statements, press releases, requests for proposal, bid invitations, and other documents describing projects or programs funded in whole or in part by the state funding provided under this Agreement.

21. Counterparts. This Agreement may be executed in duplicate originals. Each of the two agreements with an original signature of each Party shall constitute one original. IMD shall have sole discretion whether to provide or accept an electronic signature upon sufficient authentication thereof.

22. Sovereign Immunity. Nothing contained in this Agreement shall be deemed to constitute a wavier of the State's sovereign immunity, which immunity is hereby expressly reserved.

[Signatures follow on next page]

IN WITNESS WHEREOF, the Parties have caused this Agreement to be executed by their respective representatives duly authorized so to do on the date and year written below.

SUBRECIPIENT:

Signature _____

Printed Name _____

Title _____

Date _____

Mailing Address: _____

_____

_____

Phone: _____

Notice Email Address: _____

Elected Official's Name and Title (if applicable and required)

Signature _____

Printed Name _____

Title _____

Date _____

IMD:

Signature _____

Printed Name _____

Title _____

Date _____

Mailing Address: _____

_____

_____

Phone: _____

Notice Email Address: _____

Memorandum

File #: 25-414 **City Council Meeting**

FROM: Paul Radford; Interim Fire Chief
DATE: Tuesday, October 14, 2025
DEPARTMENT: Fire Department

Subject
Purchase US Digital Designs Phoenix G2 Alerting System for Fire Department

Council Action Desired
☐ Ordinance ☐ Resolution ☐ Public Hearing
☒ Other Action (Approval, Authorization, Ratification, etc.)
Approve the purchase of the US Digital Designs Phoenix G2 Fire Station Alerting System accessing the National Purchasing Partners, dba Public Safety GPP cooperative purchasing contract PS20350, for a total amount of $145,009.95 and give authorization for the Mayor and City Clerk to sign necessary documents (or take other action deemed appropriate).

Description, Background Information & Purpose
This request would authorize purchase of the alerting hardware at Fire Station 6 and upgrade Fire Stations 1 and 4. The US Digital Designs (USDD) Phoenix G2 Fire Station Alerting System is an advanced, computer-aided dispatch (CAD) integrated solution designed to accelerate emergency response times and improve communication reliability within fire stations. The system provides automated, real-time alerts to station personnel through multiple redundant channels, including visual displays, audio notifications, lighting cues, and text-to-speech announcements. The Phoenix G2 system interfaces directly with dispatch systems to deliver precise incident information, unit assignments, and response details within seconds of call initiation. This reduces human error, minimizes turnout time, ensures responders receive accurate information simultaneously and enhances coordination across multiple stations.

Alignment with City & Department Planning Objectives



☐ ☐ ☐ ☐ ☐ ☒ ☐ ☐

The implementation of the USDD Phoenix G2 Fire Station Alerting System directly supports the City's commitment to operational excellence, public safety, and responsive service delivery by providing rapid, accurate, and automated dispatch notifications.

Interdepartmental Coordination
Municipal Services collaborated to facilitate this purchase.

Fiscal Impact
The funding for the purchase of the alerting system for Fire Station 6 is included in the new station total capital improvement project. The installation of the upgrades for Fire Stations 1 and 4 are approved in the adopted 2025/26 budget for $64,500.00.

Legal Review
The Legal Department concurs that the Council action complies with State Statute §67-2807, as a cooperative purchasing process (National Purchasing Partners, Dba Public Safety, GPP cooperative purchasing contract PS203500, and that the proposal was the result of a cooperative solicitation process.

US DIGITAL DESIGNS
by Honeywell
1150 W Grove Pkwy St #110
Tempe, AZ 85283

Author: JA
Date: 10/8/2025
Expires: 1/6/2026
Proposal: ID_IF013 v3

Quotation to:

Idaho Falls, ID
Idaho Falls Fire Department

Project:

G2 Fire Station Alerting System

One (1) Station System

Pricing pursuant to the Master Price Agreement entered into between League of Oregon Cities (LOC) and USDD, and made available to members of the National Purchasing Partners, LLC, dba Public Safety GPO, dba Law Enforcement GPO, and dba NPPgov - Contract #PS20350. More information available at: https://nppgov.com/contract/honeywell/

Idaho Falls, ID is a member: M-5690111

Installation not included in this proposal.

Shawn Mahoney
Lead Territory Manager
(503)-338-8451
(602)-687-1730
Shawn.Mahoney@honeywell.com
stationalerting.com

This proposal is subject to corrections due to errors or omissions

US DIGITAL DESIGNS
by Honeywell

Date: 10/8/2025
Expires: 1/6/2026

Proposal:
ID_IF013 v3

Quote Submitted To:
Idaho Falls, ID
Idaho Falls Fire Department

STATION 06

USDD Design Referenced:
USDD.ID_IF.FS06.FSA.2025.07.21

STATION SYSTEM LICENSES

Part No.	Description	Quantity	US List Unit	Unit Price	Extended Price
G2-VA	G2 Voice Alert - Single Station License	1	$ 1,433.25	$ 1,289.93	$ 1,289.93
G2-APP-DLA	G2 Mobile FSAS App	24	$ 15.00	$ 13.50	No Charge

STATION SYSTEM CONTROLLER

Part No.	Description	Quantity	US List Unit	Unit Price	Extended Price
ATX	G2 ATX Station Controller	1	$ 23,272.50	$ 20,945.25	$ 20,945.25
UPS-STD	ATX UPS, Standard	1	$ 1,017.64	$ 915.88	$ 915.88
UPS-WMB	Wall-Mount for UPS (Shelf/Bracket)	1	$ 77.25	$ 69.53	$ 69.53

STATION SYSTEM PERIPHERAL COMPONENTS

Part No.	Description	Quantity	US List Unit	Unit Price	Extended Price
PB-B	Push Button, Standard (Black)	1	$ 126.50	$ 113.85	$ 113.85
PB-R	Push Button, Emergency (Red)	2	$ 126.50	$ 113.85	$ 227.70
MR-2	G2 Message Remote 2	1	$ 1,753.75	$ 1,578.38	$ 1,578.38
MS-G-M	G2 Message Sign Mini	2	$ 1,258.13	$ 1,132.32	$ 2,264.64
MS-G-S	G2 Message Sign Standard	3	$ 1,575.00	$ 1,417.50	$ 4,252.50
MS-AP-D	MS-G Double Adapter Plate	2	$ 75.00	$ 67.50	$ 135.00
MS-MNT	MS Mount - Articulating	2	$ 390.00	$ 351.00	$ 702.00
RR-2	G2 Room Remote 2	6	$ 2,275.35	$ 2,047.82	$ 12,286.92
SPK-LED-FM	G2 Speaker - LED Illuminated, Flush Mount	15	$ 374.00	$ 336.60	$ 5,049.00
SPK-OAS	G2 Speaker - OmniAlertStrobe	1	$ 1,575.00	$ 1,417.50	$ 1,417.50
SPK-STD-FM	Speaker - Standard, Flush Mount	4	$ 132.30	$ 119.07	$ 476.28
SPK-W-SM	Speaker - Appbay/Outdoor - Weatherized, Surface Mount	2	$ 373.75	$ 336.38	$ 672.76
STR-2	G2 Strobe Light / Red LED	1	$ 661.50	$ 595.35	$ 595.35

STATION SYSTEM SERVICES

Part No.	Description	Quantity	US List Unit	Unit Price	Extended Price
ST-SU	Station Configuration & Commissioning	1	$ 3,055.56	$ 2,750.00	$ 2,750.00
ST-PM	Station Project Management	1	$ 1,666.67	$ 1,500.00	$ 1,500.00
ST-ES	Station Engineering & Design Services	1	$ 833.33	$ 750.00	$ 750.00

STATION SYSTEM WARRANTY & OPTIONAL RECURRING ANNUAL SUPPORT

Part No.	Description	Quantity	US List Unit	Unit Price	Extended Price
RS-1YR-STD	[STANDARD] 1st Year Warranty & Support - Included with Initial Purchase *Technical phone support Monday through Friday from 08:00 to 17:30 MST, excluding USDD holidays;* *Remote access support Monday through Friday from 08:00 to 17:30 MST, excluding USDD holidays;*	1.0	$ 5,888.05	$ 5,299.25	No Charge

STATION 06		
Equipment Only:	$	52,992.47

System:	$	57,992.47
Shipping:	$	1,073.00
Warranty & Support:	$	-
Estimated Tax:	$	-
Station Subtotal:	$	59,065.47

This quote does not include or assume any amounts for **sales or use tax**. Customer needs to contact its procurement department to determine if sales or use tax is payable, and if so, to make the determination of the amount to be paid. Per our contracts, Customer is responsible for the payment of any sales or use taxes owed from any purchase from USDD.

Warranty & Support Notes:

Customer must elect to choose any coverage they require beyond initial warranty period, or USDD will not be authorized to provide any service or support. Mobile Smart Phone Alerting App and Mapping Services only available to customer while under warranty or elected recurring annual support. Support Agreements subject to change if system design is modified. For additional details, please review current USDD Warranty Statement and Service Agreement. USDD cannot warrant nor support any system configuration that deviates from this specific proposal's documented station system design file number. USDD cannot warrant nor support any system not using USDD-approved UPS Battery Backup. USDD cannot warrant nor support any system not installed by G2 Trained & Certified Installation technician (installer). If customer intends to tie this system into any 3rd-party system or devices, USDD will be unable to warrant or support the sytem until we've had a chance to review documented engineering assumptions and approve system integrity, performance and reliability expectations.

For FSAaaS Program: The cost of service and support beyond initial warranty period is included in the FSASaaS Program for a total of 5 years. The service and support includes Mobile Smart Phone Alerting App and Mapping Services. Please see the FSASaaS Subscription Agreement for more information concerning the service and support provided by USDD. USDD cannot warrant nor support any system not using USDD-approved UPS Battery Backup. USDD cannnot warrant nor support any system not installed by G2 Trained & Certified Installation technician (installer). If customer intends to tie this system into any 3rd-party system or devices, USDD will be unable to warrant or support the sytem until we've had a chance to review documented engineering assumptions and approve system integrity, performance and reliability expectations.

Station System Installation Notes:

01 - Unless specifically detailed in this proposal, no installation by USDD or it's subcontractors is assumed or provided.
02 - Because these are mission-critical systems, USDD can only warrant and support systems installed by G2 Trained and Certified Contractors.
03 - USDD can source, qualify, train and certify Local Licensed Regional Subcontrators where needed.
04 - Installation warranted by installation contractor - G2 FSAS warranted, serviced and supported by USDD.
05 - Unless specifically detailed in this proposal, installation to be performed during normal working hours.
06 - Unless specifically detailed in this proposal, no permit fees or material charges have been included.
07 - Unless specifically detailed in this proposal, no removal or remediation has been assumed or included.
08 - Unless specifically detailed in this proposal, no bonds of any type (performance, bid) have been assumed,included or budgeted for in this proposal.
09 - USDD FSAS Equipment to be made available by owner to Installation Contractor prior to on-site arrival.
10 - Structural backing for system devices and other millwork (not specifically detailed) by others.
11 - If applicable, Gas Control Shutoff Valve Addendum (to USDD and installation contractor) must be signed prior to installation.
12 - All electrical power, including (but not limited to) raceway,conduit, backboxes, service panels, high-voltage wiring and fixtures by others.
13 - All communications pathway infrastructure (network, radio, etc.) by others unless specifically detailed in this proposal.
14 - USDD cannot warrant nor support any owner-furbished (3rd-Party) system or component we are required to integrate with. USDD cannot warrant nor support any system or component it has not proofed engineering for and has not specifically authorized for use within public safety environments.
15 - Any misuse, unauthorized modification, improper installation, excessive shock, attempted repair, accident, or improper or negligent use, storage, transportation, or handling by any party other than USDD shall render this limited warranty null, void and of no further effect.

US DIGITAL DESIGNS
by Honeywell

Quote Submitted To:
Idaho Falls, ID
Idaho Falls Fire Department

Date: 10/8/2025
Expires: 1/6/2026

Proposal:
ID_IF013 v3

Section Totals

Unless Otherwise Noted, All Prices are $US

STATION 06 SYSTEM:	59,065.47
STATION 06 WARRANTY & SUPPORT:	-
STATION 06 ESTIMATED TAX:	-
Notes: *One (1) Station System currently included in this proposal with installation not included.*	
Station-Level Subtotal:	**59,065.47**

US Digital Designs System Total:	**$**	**59,065.47**

(TBD By Customer) Customer must elect to choose any coverage they require beyond initial warranty period, or USDD will not be authorized to provide any service or support. Mobile Smart Phone Alerting App and Mapping Services only available to customer while under warranty or elected recurring annual support. Support Agreements subject to change if system design is modified. For additional details, please review current USDD Warranty Statement and Service Agreement

This quote does not include or assume any amounts for sales or use tax. Customer needs to contact its procurement department to determine if sales or use tax is payable, and if so, to make the determination of the amount to be paid. Per our contracts, Customer is responsible for the payment of any sales or use taxes owed from any purchase from USDD.

Dispatch or station level training is not included in this proposal. Contact your Regional Territory Manager to schedule additional training if needed

TERMS AND CONDITIONS OF HONEYWELL PRODUCT SALES

These terms and conditions of sale ("Terms and Conditions") are adopted effective January 1, 2023 (the "Terms and Conditions Effective Date"), and supersede all prior versions covering the sale of products and related services (collectively, "Products", as defined more specifically below) by Honeywell International Inc., through its US Digital Designs group ("Honeywell"). References to "Customer", "you", or "your" all pertain to the purchaser of Products. These Terms and Conditions, together with any separate agreement you may have with Honeywell that specifically references these Terms and Conditions (collectively, the "Agreement") set forth the entire agreement between the parties relating to your purchase of Honeywell Products. The Agreement may only be modified by an authorized representative of each party in a signed writing.

1. **ORDERS**. Orders (including any revised and follow-on orders) (each, an "Order") for Honeywell Products are non-cancelable, except as expressly set forth herein, and will be governed by the terms of the Agreement. All Orders are subject to acceptance by Honeywell and shall include the following information: purchase order number; customer's legal name and billing address; Customer's shipping address; and a list of the Products and quantities for each different type of Product Customer wishes to order. Honeywell's acknowledgment of its receipt of an Order shall not constitute acceptance of such Order.

1.1 **No Returns.** Because of the nature of System and its Products, Honeywell cannot accept returns of Product for refund, credit, exchange or any other purpose. Notwithstanding, defective Products may be returned as provided for under Section 9.4 – Return Material Authorization Process. Customer must thoroughly assess its requirements and specifications prior to ordering.

2. **REMITTANCES**. All invoices shall be due and payable upon receipt in United States currency, free of exchange or any other charges, or as otherwise agreed in writing by Honeywell.

3. **QUOTE PRICING**. This proposal expires 30 days after its date. Prices are subject to correction for error. Prices, terms, conditions, and Product or Service specifications are subject to change without notice. Pricing is subject to immediate change upon announcement of Product discontinuance.

4. PAYMENT.

4.1. **Invoicing & Payment**. Honeywell reserves the right to invoice Customer monthly for all materials delivered. Invoices are due thirty (30) days from the date of the invoice, unless prepayment is required in the quote. If the Customer becomes overdue in any progress payment, Honeywell shall be entitled to suspend further shipments, shall be entitled to interest at the annual rate of 18%, or the maximum amount allowed by law, and shall also be entitled to avail itself of any other legal or equitable remedies. Customer agrees that it will pay and/or reimburse Honeywell for any and all reasonable attorneys' fees and costs which are incurred by Honeywell in the collection of amounts due and payable hereunder.

4.2. **Payment Disputes**. Any disputes must be provided to Honeywell as soon as possible and must be accompanied by detailed supporting information. Disputes as to invoices are deemed waived fifteen (15) days following the invoice date. In the event that any portion of an invoice is undisputed, such undisputed amount must be paid by no later than the invoice due date.

4.3. **No Set Off**. Neither Customer nor any related entities (or representatives or agents thereof) shall attempt to set off or recoup any invoiced amounts or any portion thereof against other amounts that are due or may become due from Honeywell, its parent, affiliates, subsidiaries or other legal entities, business divisions, or units.

4.4. **Credit Card Payments**. All Honeywell quotes are developed for the Customer with the understanding that any purchase of the Products listed thereon will facilitated using to Honeywell's standard Purchase Order and Invoice process. If Ccustomer would rather seek to use a Credit Card for purchase, then said order would be subject to a 4% credit card surcharge.

5. SURCHARGES.

5.1. For avoidance of doubt, Orders placed prior to the Terms and Conditions Effective Date which have not been delivered, including those on backlog or which requested delivery more than twelve (12) months from the date of Order, are subject to Surcharges.

5.2. Honeywell will invoice Customer, and Buyer agrees to pay for any Surcharges pursuant to the standard payment terms in these Terms and Conditions. If a dispute arises with respect to Surcharges and that dispute remains open for more than fifteen (15) days, Honeywell may, in its sole discretion, withhold performance or future shipments, or combine any other rights and remedies under this Agreement or permitted by law, until the dispute is resolved. The terms of this Section shall prevail in the event of inconsistency with any other terms in these Terms and Conditions. Any Surcharges, as well as the timing, effectiveness, and method of determination thereof, will be separate from and in addition to any changes to pricing that are affected by any other provisions in these Terms and Conditions.

6. **CANCELLATION AND SUSPENSION**. Any Order resulting from this proposal is subject to cancellation or instructions to suspend work by the Customer only upon agreement to pay Honeywell for all work in progress, all inventoried or ordered project parts and materials, and all other costs incurred by Honeywell related to the Order.

7. **TAXES**. Honeywell's pricing excludes all taxes (including but not limited to sales, use, excise, value-added, and other similar taxes), tariffs and duties (including, but not limited to, amounts imposed upon the Product(s) or bill of material thereof under any Trade Act, including, but not limited to, the Trade Expansion Act, section 232 and the Trade Act of 1974, section 301) and charges (collectively "Taxes"). All Taxes of any kind levied by any federal, state, municipal or other governmental authority, which tax Honeywell is required to collect or pay with respect to the production, sale, or delivery of products sold to Customer, shall be the responsibility of and be invoiced to Customer, unless, at the time of Order placement, Customer furnishes Honeywell with a valid exemption certificate or other documentation sufficient to verify exemption from Taxes, including, but not limited to, a direct pay permit. Customer agrees to pay all such Taxes and further agrees to reimburse Honeywell for any such payments made by Honeywell.

8. **SHIPPING/DELIVERY/RISK OF LOSS.**

8.1. **Delivery Liability**. Delivery and shipment dates for Products are estimates only. Deliveries may be made in partial shipments. Honeywell and its affiliated entities are not liable, either directly or indirectly, for delays of carriers or delays in connection with any Force Majeure Event (as defined in Section 17 below), and the estimated delivery date shall be extended accordingly.

8.2. **Future Delivery and Repricing**. Honeywell will schedule delivery in accordance with its standard lead times unless the Order states a later delivery date or the parties otherwise agree in writing. Honeywell will accept Orders with a future ship date of up to eighteen (18) months from the date of the entry of the Order. Customer agrees that in the event an Order is scheduled to be delivered more than six (6) months from the date of the entry of the Order, Honeywell may, in its sole determination and at each six (6) month anniversary of the date of the entry of the Order, adjust the pricing of the Order to conform to the then-current prices of the Honeywell Products included in the Order. Honeywell will include any repricing in its final invoice related to the Order.

8.3. **Storage Fees**. If delivery takes place more than six (6) months from the date of the entry of the Order, Customer agrees to pay Honeywell a storage fee (the "Storage Fee"), as set forth in the quote, for each month after six (6) months from the date of the entry of the Order Customer has not taken delivery of the Products in the Order. Honeywell will separately invoice any storage fees owed under this Section at the end of each month for which the storage fees are owed.

8.4. **Title & Risk of Loss**. Unless otherwise specifically detailed in this quote, delivery terms for Products (excluding software and services) are (i) EX Works (EXW Incoterms 2020) Honeywell's point of shipment ("Honeywell Dock") for all shipments (except that Honeywell is responsible for obtaining any export license), and (ii) F.O.B. Honeywell Dock for all domestic shipments. For shipments from a Honeywell Dock to a Buyer location within the same country, the import/export provisions of the INCOTERMS do not apply. Honeywell shall be responsible for obtaining insurance on each shipment to Customer for the full value of the shipment. Shipment shall be to a single point of delivery.

9. **LIMITED WARRANTY**. CUSTOMER'S EXCLUSIVE REMEDIES AND HONEYWELL'S SOLE LIABILITY AS TO ANY WARRANTY CLAIM ON ANY PRODUCT SOLD IN CONNECTION WITH THIS QUOTE IS AS SET FORTH IN THIS SECTION. SUCH REMEDIES ARE IN LIEU OF ANY OTHER LIABILITY OR OBLIGATION OF HONEYWELL, INCLUDING WITHOUT LIMITATION ANY LIABILITY OR OBLIGATION FOR DAMAGE, LOSS, OR INJURY (WHETHER DIRECT, INDIRECT, EXEMPLARY, SPECIAL, CONSEQUENTIAL, PUNITIVE OR INCIDENTAL) ARISING OUT OF OR IN CONNECTION WITH THE DELIVERY, USE, OR PERFORMANCE OF THE PRODUCTS. CREDIT, REPAIR OR REPLACEMENT (AT HONEYWELL'S OPTION) IS THE SOLE REMEDY PROVIDED HEREUNDER. NO EXTENSION OF THIS WARRANTY WILL BE BINDING UPON HONEYWELL UNLESS SET FORTH IN WRITING AND SIGNED BY A HONEYWELL AUTHORIZED REPRESENTATIVE.

9.1. **Product Warranty Terms**. Subject to the terms, conditions and limitations contained herein, and unless Honeywell has otherwise provided an alternative written warranty (in which case the terms of such warranty will control), Honeywell warrants and guarantees its products will be free from defects in workmanship and materials (collectively, "Defects") for 12 months from Customer's the "Go Live Date" ("Warranty Period"). This limited warranty does not cover defects caused by normal wear and tear or maintenance. For purposes of subparagraph, "Go-Live Date" shall mean means the date on which an authorized Honeywell technician has inspected and approved installations, confirmed that all connections and start-up configurations are properly working, and confirming the System can send and receive alerts through the configured communication pathways.

9.2. **Product Defects**. If a Defect with a Product arises and a valid claim is made within the Warranty Period, Customer shall initiate the RMA process as described below. Upon approval, Honeywell at its option, will either (1) repair the Product defect at no charge, using new parts or parts equivalent to new in performance and reliability or (2) exchange the Product with a Product that is new or equivalent to new in performance and reliability and is at least functionally equivalent to the original Product. Any replacement Product or part, including a user-installable part that has been installed in accordance with instructions provided by Honeywell, shall remain under warranty during the Warranty Period or for ninety (90) days from the date of repair, whichever is longer. When a Product or part is exchanged, any replacement item becomes the Customer's property and the replaced item becomes the property of Honeywell. Parts provided by Honeywell in fulfillment of its warranty obligation must be used in the same Honeywell Fire Station Alerting System for which the warranty claim is made.

9.3. **Procedure for Warranty Claims.**

9.3.1. Prior to making a Warranty claim, Customer is encouraged to review Honeywell's online help resources. Thereafter, to make a valid claim hereunder, Customer must contact Honeywell technical support and describe the problem or defect with specificity. The first such contact must occur during the Warranty Period. Honeywell's technical support contact information can be found on Honeywell's web site at https://buildings.honeywell.com/us/en/brands/our-brands/usdd. Customer must use its best efforts to assist in diagnosing defects, follow Honeywell's technical instructions, and fully cooperate in the diagnostic process. Failure to do so shall relieve Honeywell of any further obligation hereunder.

9.3.2. If a defect with the Hardware arises and Customer makes a valid Support Service Request within the Warranty Period, Customer shall initiate the RMA process as described below. Upon approval, Honeywell will cause shipment of a replacement Hardware component to Customer prior to the defective Hardware component being returned to Honeywell for repair. The replacement Hardware will be new or equivalent to new in performance and reliability and at least functionally equivalent to the original Hardware. When Hardware is exchanged, any replacement item becomes the Customer's property and the replaced item becomes the property of Honeywell. Replaced Hardware provided by Honeywell in fulfillment of the Support Services must be used in the System to which this Agreement applies.

9.4. **Return Material Authorization Process.**If a Customer makes a claim for an advanced replacement of a Hardware component during the Warranty Period, Customer must initiate an RMA request. As part of this RMA process, the Customer shall provide Honeywell with the Hardware, model, serial number, and a description of the Hardware's failure to initiate the RMA process. Upon Honeywell's issuance of the RMA, Honeywell will send the replacement Hardware, shipped postage paid, ground shipping, to the address provided by Customer. RMA requests approved between 12:00 a.m. and 2:00 p.m. Mountain Standard Time are shipped on the same business day. After 2:00 p.m. Mountain Standard Time, the replacement Hardware will be shipped on the next business day. All RMA requests are processed on the business day on which the request was received, excluding holidays. Included with the shipped package will be return shipment instructions and a pre-paid return shipping label for the Hardware that the Customer is returning. The original Hardware must be returned in the shipping box provided by Honeywell. No goods will be accepted for exchange or return without a pre-approved RMA number, nor will goods which have not been properly packaged in Honeywell's shipping box, as proper packaging ensures that goods are not damaged during the shipping process. The original Hardware must be shipped back within 10 days of receiving the replacement Hardware. Failure to return the original Hardware or failure to return the original Hardware in an appropriate manner will cause Customer to incur a replacement charge equal to full market value of the replacement Hardware.

9.5. **No Fault Found.** Customer understands that this fee is intended to discourage return of Products prior to proper troubleshooting or return because the product is "old." Product returns will not be allowed if, upon examination of the returned Product, it is determined that the Product was subjected to accident, misuse, neglect, alteration, improper installation, unauthorized repair, improper testing, or poor packaging upon return. In such event, Honeywell shall invoice Customer for the full market value of the replacement Product.

9.6. **WARRANTY EXCLUSIONS & DISCLAIMERS.**

9.6.1. Honeywell does not warrant that the operation of its Products or any related peripherals will be uninterrupted or error-free. Honeywell further does not warrant nor support any system configuration that deviates from this specific quote's documented station system design file number.

9.6.2. Honeywell does not warrant or support any system not installed by G2 Trained & Certified Installation technician (installer). If Customer intends to tie this system into any 3rd-party system or devices, Honeywell will be unable to warrant or support the Products unless Honeywell has had a chance to review documented engineering assumptions and approve system integrity, performance, and reliability expectations.

9.6.3. Honeywell is not responsible for damage arising from Customer's failure to follow instructions relating to the use of the Products. This Warranty does not apply to any Products, including the hardware or software, not used for its intended purpose.

9.6.4. Honeywell cannot warrant nor support any system not using Honeywell-approved Uninteruptable Power Supply Battery Backup. This Warranty does not apply to monitors or televisions manufactured by third parties. Repair or replacement of such components shall be subject exclusively to the manufacturer's warranty, if any. Recovery and reinstallation of hardware and user data (including passwords) are not covered under this Warranty.

9.6.5. This Warranty does not apply: (a) to consumable parts, such as batteries, unless damage has occurred due to a defect in materials or workmanship; (b) to cosmetic damage, including but not limited to scratches, dents and broken plastic on ports; (c) to damage caused by use with non-Honeywell products; (d) to damage caused by accident, abuse, misuse, flood, lightning, fire, earthquake or other external causes; (e) to damage caused by operating the Product outside the permitted or intended uses described by Honeywell; (f) to damage or failure caused by installation or service (including upgrades and expansions) performed by anyone who is not a representative of Honeywell or a Honeywell authorized installer or service provider; (g) to a Product or part that has been modified to alter functionality or capability without the written permission of Honeywell; (h) to Software (as defined below); (i) to any other damage caused by an event or action outside of Honeywell's control, including, without limitation, Customer's failure to apply required or recommended updatres or patches to any Software or Product; or (h) if any serial number has been removed or defaced.

10. **LIMITATIONS OF LIABILITY**. TO THE EXTENT PERMITTED BY LAW, THE LIMITED WARRANTY IN SECTION 9 OF THESE TERMS AND CONDITIONS AND ANY OTHER REMEDIES SET FORTH ABOVE ARE EXCLUSIVE AND IN LIEU OF ALL OTHER WARRANTIES, REMEDIES AND CONDITIONS, WHETHER ORAL OR WRITTEN, STATUTORY, EXPRESS OR IMPLIED. AS PERMITTED BY APPLICABLE LAW, **HONEYWELL SPECIFICALLY DISCLAIMS ANY AND ALL STATUTORY OR IMPLIED WARRANTIES, INCLUDING, WITHOUT LIMITATION, WARRANTIES OF MERCHANTABILITY, FITNESS FOR A PARTICULAR PURPOSE AND WARRANTIES AGAINST HIDDEN OR LATENT DEFECTS**. If Honeywell cannot lawfully disclaim statutory or implied warranties, then to the extent permitted by law, all such warranties shall be limited in duration to the duration of this express Warranty and to repair or replacement service as determined by Honeywell in its sole discretion. No reseller, agent, or employee is authorized to make any modification, extension, or addition to this Warranty. If any term is held to be illegal or unenforceable, the legality or enforceability of the remaining terms shall not be affected or impaired.

EXCEPT AS PROVIDED IN THE LIMITED WARRANTY IN SECTION 9 OF THESE TERMS AND CONDITIONS, AND TO THE EXTENT PERMITTED BY LAW, HONEYWELL IS NOT RESPONSIBLE FOR INDIRECT, SPECIAL, INCIDENTAL, PUNITIVE, OR CONSEQUENTIAL DAMAGES RESULTING FROM ANY BREACH OF WARRANTY OR CONDITION, OR UNDER ANY OTHER LEGAL THEORY, INCLUDING BUT NOT LIMITED TO LOSS OF USE; LOSS OF REVENUE; LOSS OF THE USE OF MONEY; LOSS OF ANTICIPATED SAVINGS; LOSS OF GOODWILL; LOSS OF REPUTATION; AND LOSS OF, DAMAGE TO OR CORRUPTION OF DATA. HONEYWELL IS NOT RESPONSIBLE FOR ANY INDIRECT LOSS OR DAMAGE HOWSOEVER CAUSED, INCLUDING THE REPLACEMENT OF EQUIPMENT AND PROPERTY, ANY COSTS OF RECOVERING PROGRAMMING OR REPRODUCING ANY PROGRAM OR DATA STORED OR USED WITH HONEYWELL PRODUCTS, AND ANY FAILURE TO MAINTAIN THE CONFIDENTIALITY OF DATA STORED ON THE PRODUCT.

L PRODUCT CLAIMS ARE LIMITED TO THOSE EXCLUSIVE REMEDIES SET FORTH IN THE LIMITED WARRANTY IN SECTION 9 OF THESE TERMS AND CONDITIONS. HONEYWELL'S AGGREGATE LIABILITY IN CONNECTION WITH THEREWITH SHALL NOT EXCEED THE PURCHASE PRICE OF THE PRODUCTS PAID BY CUSTOMER TO HONEYWELL FOR THE PRODUCTS GIVING RISE TO THE CLAIM. Honeywell disclaims any representation that it will be able to repair any Hardware under this Warranty or make a product exchange without risk to or loss of the programs or data stored thereon.

11. **SERVICE AGREEMENT**. The Product being purchased hereunder is not subject to any post-Warranty service agreement or maintenance program unless specifically contracted for between Honeywell and Customer. Honeywell offers a comprehensive post-Warranty Service Agreement at additional cost. Customer should contact Honeywell regarding its Service Agreement and costs associated therewith.

12. **SOFTWARE PRODUCTS**. All software Products delivered by Honeywell to Customer or for which Honeywell provides access, including, without limitation, Honeywell's mobile application software and Products with embedded software or firmware (collectively, "Software") are not sold and are licensed. At all times that Customer is in compliance with the terms of these Terms and Conditions and any other agreement between the parties, Customer shall have a non-exclusive, non-transferable, fully paid license to use the Software, but only in conjunction with the Products provided by Honeywell and Customer's fire station alerting system (the "License"). The terms of such Software License may be set forth in a separate software license agreement or end user license agreement provided by Honeywell with such Software. In no event shall Customer have any right to (or authorize or allow any third party to) distribute, sell, lend, rent, transfer, or convey the Software; grant any sublicense, lease, or other rights in the Software; decompile, disassemble, reverse engineer, or otherwise attempt to reconstruct, identify, or discover any source code, underlying user interface architecture or techniques, or algorithms of the Software by any means; or take any action that would cause the Software or any portion of it to be placed in the public domain. In the event of a conflict between the terms of any Software license terms provided upon download or purchase a purchase and these Terms and Conditions, the relevant Software license terms shall control solely with respect to such Software.

13. **INTELLECTUAL PROPERTY**: Customer hereby agrees and acknowledges that Honeywell owns all rights, title, and interest in and to the Intellectual Property (as defined below). Customer agrees to not remove, obscure, or alter Honeywell's or any third party's copyright notice, trademarks, or other proprietary rights notices affixed to or contained within or accessed in conjunction with or through Honeywell's Product (as defined below). Nothing herein shall be deemed to give, transfer, or convey to Customer any rights in the Intellectual Property other than the License, as set forth above. For purposes of this Section,"Intellectual Property` means any and all rights of Honeywell related to Honeywell's Products existing from time to time under patent law, copyright law, trade secret law, trademark law, unfair competition law, and any and all other proprietary rights, and any and all derivative works, work product, applications, renewals, extensions and restorations thereof, now or hereafter in force and effective worldwide.

14. **FIRST ARRIVING MOBILE APP.** If Customer wishes to use its First Arriving Mobile App ("First Arriving") with the System being acquired from Honeywell, Customer agrees to the following:

14.1 Customer acknowledges that it bears full responsibility for complying with applicable law and resultations, including all privacy requirements, and for providing any required notices and obtaining all required consents in order for Honeywell to transmit alert to First Arriving. Customer also acknowledges that Honeywell bears no responsibility for any service failure by First Arriving, nor is Honeywell responsible for supporting First Arriving's services or platform. Honeywell is offering to transmit alerts that are transmitted through its Honeywell service to First Arriving merely as a courtesy to Customer.

14.2 IN NO EVENT SHALL HONEYWELL BE LIABLE TO CUSTOMER FOR ANY CLAIMS, WHETHER ARISING FROM ANY INDEMNIFICATION OBLIGATION HONEYWELL MAY HAVE OR THAT ARISE FROM A BREACH OF CONTRACT, WARRANTY, TORT (INCLUDING NEGLIGENCE), OPERATION OF LAW, OR OTHERWISE, AND EVEN IF THE PARTY HAS BEEN ADVISED OF THE POSSIBILITY OF THE LIABILITY OR THE LIABILITY IS OTHEWISE FORESEEABLE, FOR ANY LOST PROFITS OR REVENUE, SPECIAL, INCIDENTAL, INDEIRECT, CONSEQUETIAL, EXEMPLARY, OR PUNITIVE DAMAGES OF ANY KIND (INCLUDING ALL DAMAGES DUE TO BUSINESS INTERRUPTION, LOSS OR CORRUPTION OF DATA, OR LOST USE OF ANY PROPERTY OR CAPITAL) THAT RELATE TO OR ARISE OUT OF HONEYWELL'S TRANSMISSION OF ALERTS TO FIRST ARRIVING. FURTHER HONEYWELL'S AGGREGATE LIABILITY IN CONNECTION WITH ITS TRANSMISSION OF ALERTS TO FIRST ARRIVING WILL BE LIMITED TO THE GREATER OF THE AMOUNT PAID BY CUSTOMER TO HONEYWELL IN ORDER FOR HONEYWELL TO TRANSMIT ALERTS TO FIRST ARRIVING OR $100.

15 REMOTE ACCESS TO THE SYSTEM.

15.1 **Remote Access**. Honeywell requires remote network access to the Customer's Products through Secure Shell (SSH) to perform implementation and support tasks under this Agreement. To enable remote network access, the Customer will provide Honeywell support personnel VPN or similar remote network access to the Products for Honeywell support personnel (**"Customer Support"**) to effectively troubleshoot critical or complex problems and to expedite resolution of such issues. Remote network access is also used to install core software upgrades and customized software. Honeywell will only access Customer's Products with the knowledge and consent of Customer. Honeywell will not access any other systems or data.

15.2. **Alternative to Network Access**. If the Customer elects not to provide remote network access to the Products, then Honeywell may not be able to perform some support functions. Customers that elect not to routinely provide network access may temporarily reinstate this access to allow Honeywell to perform the above services. The following services will not be performed without this access: Product software upgrades; Product software customization; Network troubleshooting assistance including packet capture and network monitoring on Honeywell devices; Detailed log analysis; Bulk updates to certain Product database tables; Troubleshooting that requires low-level system access or large file transfer.

15.3. **Timely Access**. Customers much ensure that remote access is available prior to notifying Honeywell of a support request. In the event that the Customer is unable to provide remote access, Honeywell will not be required to provide support outside those tasks that do not require remote access, and any corresponding resolution response times will not apply.

15.4. **Physical Security Tokens**. Honeywell has multiple software engineers that provide after-hours support and these engineers do not typically take security tokens from the Honeywell office. If the customer requires the use of physical security tokens, this may delay after hours service.

16. **GOVERNING LAW**. This proposal and any contract or agreement resulting therefrom will be governed by and construed according to the laws of the State of Arizona without regard to its conflicts of law principles.

17. **DISPUTE RESOLUTION/ARBITRATION**. Before either Honeywell or Customer initiate any dispute resolution process related to the Agreement, they must schedule an executive resolution conference to be held within thirty (30) days of receipt of the other party's written request. The conference must be attended by at least one executive from each party. At the conference, each party will present its view of the dispute in detail and the executives will enter into good faith negotiations in an attempt to resolve the dispute. If the dispute is not resolved within fifteen (15) days of the end of the conference or if one party refuses to attend the executive resolution conference, then Honeywell and Customer further agree that any remaining dispute between them arising out of or relating to this Agreement will be settled by litigation with jurisdiction being Maricopa County, Arizona.

18. **FORCE MAJEURE**. Except for Customer's duty to pay sums due hereunder, neither party will be liable to the other for any failure to meet its obligations due to any Force Majeure Event. As used herein, a "Force Majeure Event" is one that is beyond the reasonable control of the non-performing party and may include, but is not limited to: (a) delays or refusals to grant an export license or the suspension or revocation thereof, (b) embargoes, blockages, seizure or freeze of assets, or any other acts of any government that would limit a party's ability to perform the Contract, (c) fires, earthquakes, floods, tropical storms, hurricanes, tornadoes, severe weather conditions, or any other acts of God, (d) quarantines, pandemics, or regional medical crises, (e) labor strikes, lockouts, or pandemic worker shortages, (f) riots, strife, insurrection, civil disobedience, landowner disturbances, armed conflict, terrorism or war, declared or not (or impending threat of any of the foregoing, if such threat might reasonably be expected to cause injury to people or property), and (g) shortages or inability to obtain materials or components. The party unable to fulfill its obligations due to Force Majeure will promptly (i) Notify the other in writing of the reasons for its failure to fulfill its obligations and the effect of such failure; and (ii) Use all reasonable efforts to avoid or remove the cause and perform its obligations.

If a Force Majeure Event results in a delay, then the date of performance will be extended by the period of time that the non-performing party is actually delayed or for any other period as the parties may agree in writing. In the event that a Force Majeure Event is ongoing for a period of time which is sixty (60) days or longer, Honeywell may provide notice to Customer that it is cancelling its Order.

19. **ACCEPTANCE OF TERMS**. This proposal shall become a binding contract between the Customer and Honeywell when accepted in writing by the Customer. Without limiting the foregoing, issuance by Customer of a purchase order to Honeywell for any of the goods or services herein described shall constitute acceptance.

20. **SEVERABILITY**. In the event any provision or portion of a provision herein is determined to be illegal, invalid, or unenforceable, the validity and enforceability of the remaining provisions shall not be affected and, in lieu of such provision, a provision as similar in terms as may be legal, valid, and enforceable shall be added hereto.

21. **WAIVER**. The failure of either party to insist upon strict performance of any provision of these Terms and Conditions, or to exercise any right provided for herein, shall not be deemed to be a waiver for the future of such provision or right, and no waiver of any provision or right shall affect the right of the waiving party to enforce any provision or right herein.

22. **NO JOINT VENTURE**. The parties acknowledge that they are independent entities and nothing contained in these Terms and Conditions shall be construed to constitute either party hereto as the partner, joint venturer, employee, agent, servant, franchisee, or other representative of the other party hereto, and neither party has the right to bind or obligate the other, except as otherwise provided herein. Furthermore, nothing contained in these Terms and Conditions shall be construed to constitute Customer as an exclusive purchaser of the Products in any respect.

THIS QUOTE SUBJECT TO REVIEW FOR ERRORS AND OMISSIONS.

Elite Surveillance LLC
3417 Summit Run Trail
Idaho Falls, ID 83404 US
+12085578539
zhomeslice@gmail.com

Estimate

ADDRESS
Deputy Chief Paul Radford
City of IF Fire Department
343 E Street
Idaho Falls, Idaho 83402

ESTIMATE # 1573
DATE 10/01/2025
EXPIRATION DATE 11/01/2025

DATE	DESCRIPTION	QTY	RATE	AMOUNT
	Installation of USDigital Speaker System for Station 6 1) ATX Station Controller 1) UPS-STD UPS Standard 1) UPS-WMB Wall-Mount for UPS 1) PB-B Push Button, Standard (Black) 2) PB-R Push Button, Emergency (Red) 1) MR-2 G2 Message Remote 2 2) MS-G-M G2 Message Sign Mini 3) MS-G-S G2 Message Sign Standard 2) MS-AP-D MS-G Double Adapter Plate 2) MS-MNT MS Mount - Articulating 6) RR-2 G2 Room Remote 2 15) SPK-LED-FM G2 Speaker - LED Illuminated, Flush Mount 1) SPK-OAS G2 Speaker - OmniAlertStrobe 4) SPK-STD-FM Speaker - Standard, Flush Mount 2) SPK-W-SM Speaker - Appbay/Outdoor - Weatherized, Surface Mount 1) STR-2 G2 Strobe Light / Red LED Installed. Conduit and lifts provided by others	1	21,891.00	21,891.00

SUBTOTAL	21,891.00
TAX	0.00
TOTAL	**$21,891.00**

Accepted By

Accepted Date

US DIGITAL DESIGNS
by Honeywell
1150 W Grove Pkwy St #110
Tempe, AZ 85283

US DIGITAL DESIGNS
by Honeywell

Author: JA
Date: 10/2/2025
Expires: 12/31/2025
Proposal: ID_IF106 v3

Quotation to:

City of Idaho Falls, ID
Idaho Falls Fire Department

Project:

G2 Fire Station Alerting System

Additional Equipment - FS01 & FS04

Pricing pursuant to the Master Price Agreement entered into between League of Oregon Cities (LOC) and USDD, and made available to members of the National Purchasing Partners, LLC, dba Public Safety GPO, dba Law Enforcement GPO, and dba NPPgov - Contract #PS20350. More information available at: https://nppgov.com/contract/honeywell/

Idaho Falls Fire Department is a member: M-5690111

Shawn Mahoney
Lead Territory Manager
(503)-338-8451
(602)-687-1730
Shawn.Mahoney@honeywell.com
stationalerting.com

This proposal is subject to corrections due to errors or omissions

US DIGITAL DESIGNS
by Honeywell

Quote Submitted To:
City of Idaho Falls, ID
Idaho Falls Fire Department



Date: 10/2/2025
Expires: 12/31/2025
Proposal: ID_IF106 v3

STATION 01

USDD Design Referenced:
USDD.ID_IF.FS01.FSA.2025.02.14

STATION SYSTEM CONTROLLER

Part No.	Description	Quantity	US List Unit	Unit Price	Extended Price
ATX-EXP	G2 Expansion Kit	1	$ 7,838.00	$ 7,054.20	$ 7,054.20
ATX-E	Rack Mount Ears for ATX or EXP	1	$ 76.22	$ 68.60	$ 68.60
UPS-STD	ATX UPS, Standard	1	$ 1,017.64	$ 915.88	$ 915.88
UPS-WMB	Wall-Mount for UPS (Shelf/Bracket)	1	$ 77.25	$ 69.53	$ 69.53

STATION SYSTEM PERIPHERAL COMPONENTS

Part No.	Description	Quantity	US List Unit	Unit Price	Extended Price
RR-2	G2 Room Remote 2	12	$ 2,275.35	$ 2,047.82	$ 24,573.84

STATION SYSTEM SERVICES

Part No.	Description	Quantity	US List Unit	Unit Price	Extended Price
FREIGHT-CHARGES	Shipping	1	$ 473.00	$ 473.00	$ 473.00

STATION SYSTEM WARRANTY & OPTIONAL RECURRING ANNUAL SUPPORT

Part No.	Description	1	US List Unit	Unit Price	Extended Price
RS-1YR-STD	[STANDARD] 1st Year Warranty & Support - Included with Initial Purchase Technical phone support Monday through Friday from 08:00 to 17:30 MST, excluding USDD holidays; Remote access support Monday through Friday from 08:00 to 17:30 MST, excluding USDD holidays;	1.0	$ 3,631.34	$ 3,268.21	No Charge

STATION 01	
Equipment Only:	$ 32,682.05

System:	$ 32,682.05
Shipping:	$ 473.00
Warranty & Support:	$ -
Estimated Tax:	$ 1,960.92
Station Subtotal:	**$ 35,115.97**

US DIGITAL DESIGNS
by Honeywell

Quote Submitted To:
City of Idaho Falls, ID
Idaho Falls Fire Department

US DIGITAL DESIGNS
by Honeywell

Date: 10/2/2025
Expires: 12/31/2025
Proposal: ID_IF106 v3

STATION 04

USDD Design Referenced:
USDD.ID_IF.FS04.FSA.2025.02.14

STATION SYSTEM PERIPHERAL COMPONENTS

Part No.	Description	Quantity	US List Unit	Unit Price	Extended Price
RR-2	G2 Room Remote 2	8	$ 2,275.35	$ 2,047.82	$ 16,382.56

STATION SYSTEM SERVICES

Part No.	Description	Quantity	US List Unit	Unit Price	Extended Price
FREIGHT-CHARGES	Shipping	1	$ 152.00	$ 152.00	$ 152.00

STATION SYSTEM WARRANTY & OPTIONAL RECURRING ANNUAL SUPPORT

Part No.	Description	Quantity	US List Unit	Unit Price	Extended Price
RS-1YR-STD	[STANDARD] 1st Year Warranty & Support - Included with Initial Purchase Technical phone support Monday through Friday from 08:00 to 17:30 MST, excluding USDD holidays; Remote access support Monday through Friday from 08:00 to 17:30 MST, excluding USDD holidays;	1.0	$ 1,820.28	$ 1,638.26	No Charge

STATION 04	
Equipment Only:	$ 16,382.56

System:	$ 16,382.56
Shipping:	$ 152.00
Warranty & Support:	$ -
Estimated Tax:	$ 982.95
Station Subtotal:	**$ 17,517.51**

Warranty & Support Notes:

Customer must elect to choose any coverage they require beyond initial warranty period, or USDD will not be authorized to provide any service or support. Mobile Smart Phone Alerting App and Mapping Services only available to customer while under warranty or elected recurring annual support. Support Agreements subject to change if system design is modified. For additional details, please review current USDD Warranty Statement and Service Agreement. USDD cannot warrant nor support any system configuration that deviates from this specific proposal's documented station system design file number. USDD cannot warrant nor support any system not using USDD-approved UPS Battery Backup. USDD cannot warrant nor support any system not installed by G2 Trained & Certified Installation technician (installer). If customer intends to tie this system into any 3rd-party system or devices, USDD will be unable to warrant or support the system until we've had a chance to review documented engineering assumptions and approve system integrity, performance and reliability expectations.

For FSAaaS Program: The cost of service and support beyond initial warranty period is included in the FSASaaS Program for a total of 5 years. The service and support includes Mobile Smart Phone Alerting App and Mapping Services. Please see the FSASaaS Subscription Agreement for more information concerning the service and support provided by USDD. USDD cannot warrant nor support any system not using USDD-approved UPS Battery Backup. USDD cannot warrant nor support any system not installed by G2 Trained & Certified Installation technician (installer). If customer intends to tie this system into any 3rd-party system or devices, USDD will be unable to warrant or support the system until we've had a chance to review documented engineering assumptions and approve system integrity, performance and reliability expectations.

Station System Installation Notes:

01 - Unless specifically detailed in this proposal, no installation by USDD or it's subcontractors is assumed or provided.

02 - Because these are mission-critical systems, USDD can only warrant and support systems installed by G2 Trained and Certified Contractors.

03 - USDD can source, qualify, train and certify Local Licensed Regional Subcontractors where needed.

04 - Installation warranted by installation contractor - G2 FSAS warranted, serviced and supported by USDD.

05 - Unless specifically detailed in this proposal, installation to be performed during normal working hours.

06 - Unless specifically detailed in this proposal, no permit fees or material charges have been included.

07 - Unless specifically detailed in this proposal, no removal or remediation has been assumed or included.

08 - Unless specifically detailed in this proposal, no bonds of any type (performance, bid) have been assumed, included or budgeted for in this proposal.

09 - USDD FSAS Equipment to be made available by owner to Installation Contractor prior to on-site arrival.

10 - Structural backing for system devices and other millwork (not specifically detailed) by others.

11 - If applicable, Gas Control Shutoff Valve Addendum (to USDD and installation contractor) must be signed prior to installation.

12 - All electrical power, including (but not limited to) raceway, conduit, backboxes, service panels, high-voltage wiring and fixtures by others.

13 - All communications pathway infrastructure (network, radio, etc.) by others unless specifically detailed in this proposal.

14 - USDD cannot warrant nor support any owner-furbished (3rd-Party) system or component we are required to integrate with. USDD cannot warrant nor support any system or component it has not proofed engineering for and has not specifically authorized for use within public safety environments.

15 - Any misuse, unauthorized modification, improper installation, excessive shock, attempted repair, accident, or improper or negligent use, storage, transportation, or handling by any party other than USDD shall render this limited warranty null, void and of no further effect

US DIGITAL DESIGNS
by Honeywell

Quote Submitted To:
City of Idaho Falls, ID
Idaho Falls Fire Department

US DIGITAL DESIGNS
by Honeywell

Date: 10/2/2025
Expires: 12/31/2025
Proposal: ID_IF106 v3

Section Totals

Unless Otherwise Noted, All Prices are $USD

STATION 01 SYSTEM:	$	33,155.05
STATION 01 WARRANTY & SUPPORT:	$	-
STATION 01 ESTIMATED TAX:	$	1,960.92
STATION 04 SYSTEM:	$	16,534.56
STATION 04 WARRANTY & SUPPORT:	$	-
STATION 04 ESTIMATED TAX:	$	982.95
Notes: Additional Equipment for FS01 and FS04.		
Station-Level Subtotal:	**$**	**52,633.49**

Equipment & Warranty Total:	$	49,689.61
Tax Total:	$	2,943.88
US Digital Designs System Total:	**$**	**52,633.49**

(TBD By Customer) Customer must elect to choose any coverage they require beyond initial warranty period, or USDD will not be authorized to provide any service or support. Mobile Smart Phone Alerting App and Mapping Services only available to customer while under warranty or elected recurring annual support. Support Agreements subject to change if system design is modified. For additional details, please review current USDD Warranty Statement and Service Agreement

Dispatch or station level training is not included in this proposal. Contact your Regional Territory Manager to schedule additional training if needed

TERMS AND CONDITIONS OF HONEYWELL PRODUCT SALES

These terms and conditions of sale ("Terms and Conditions") are adopted effective January 1, 2023 (the "Terms and Conditions Effective Date"), and supersede all prior versions covering the sale of products and related services (collectively, "Products", as defined more specifically below) by Honeywell International Inc., through its US Digital Designs group ("Honeywell"). References to "Customer", "you", or "your" all pertain to the purchaser of Products. These Terms and Conditions, together with any separate agreement you may have with Honeywell that specifically references these Terms and Conditions (collectively, the "Agreement") set forth the entire agreement between the parties relating to your purchase of Honeywell Products. The Agreement may only be modified by an authorized representative of each party in a signed writing.

1. **ORDERS**. Orders (including any revised and follow-on orders) (each, an "Order") for Honeywell Products are non-cancelable, except as expressly set forth herein, and will be governed by the terms of the Agreement. All Orders are subject to acceptance by Honeywell and shall include the following information: purchase order number; customer's legal name and billing address; Customer's shipping address; and a list of the Products and quantities for each different type of Product Customer wishes to order. Honeywell's acknowledgment of its receipt of an Order shall not constitute acceptance of such Order.

1.1 **No Returns.** Because of the nature of System and its Products, Honeywell cannot accept returns of Product for refund, credit, exchange or any other purpose. Notwithstanding, defective Products may be returned as provided for under Section 9.4 – Return Material Authorization Process. Customer must thoroughly assess its requirements and specifications prior to ordering.

2. **REMITTANCES**. All invoices shall be due and payable upon receipt in United States currency, free of exchange or any other charges, or as otherwise agreed in writing by Honeywell.

3. **QUOTE PRICING**. This proposal expires 30 days after its date. Prices are subject to correction for error. Prices, terms, conditions, and Product or Service specifications are subject to change without notice. Pricing is subject to immediate change upon announcement of Product discontinuance.

4. PAYMENT.

4.1. **Invoicing & Payment**. Honeywell reserves the right to invoice Customer monthly for all materials delivered. Invoices are due thirty (30) days from the date of the invoice, unless prepayment is required in the quote. If the Customer becomes overdue in any progress payment, Honeywell shall be entitled to suspend further shipments, shall be entitled to interest at the annual rate of 18%, or the maximum amount allowed by law, and shall also be entitled to avail itself of any other legal or equitable remedies. Customer agrees that it will pay and/or reimburse Honeywell for any and all reasonable attorneys' fees and costs which are incurred by Honeywell in the collection of amounts due and payable hereunder.

4.2. **Payment Disputes**. Any disputes must be provided to Honeywell as soon as possible and must be accompanied by detailed supporting information. Disputes as to invoices are deemed waived fifteen (15) days following the invoice date. In the event that any portion of an invoice is undisputed, such undisputed amount must be paid by no later than the invoice due date.

4.3. **No Set Off**. Neither Customer nor any related entities (or representatives or agents thereof) shall attempt to set off or recoup any invoiced amounts or any portion thereof against other amounts that are due or may become due from Honeywell, its parent, affiliates, subsidiaries or other legal entities, business divisions, or units.

4.4. **Credit Card Payments**. All Honeywell quotes are developed for the Customer with the understanding that any purchase of the Products listed thereon will facilitated using to Honeywell's standard Purchase Order and Invoice process. If Customer would rather seek to use a Credit Card for purchase, then said order would be subject to a 4% credit card surcharge.

5. SURCHARGES.

5.1. For avoidance of doubt, Orders placed prior to the Terms and Conditions Effective Date which have not been delivered, including those on backlog or which requested delivery more than twelve (12) months from the date of Order, are subject to Surcharges.

5.2. Honeywell will invoice Customer, and Buyer agrees to pay for any Surcharges pursuant to the standard payment terms in these Terms and Conditions. If a dispute arises with respect to Surcharges and that dispute remains open for more than fifteen (15) days, Honeywell may, in its sole discretion, withhold performance or future shipments, or combine any other rights and remedies under this Agreement or permitted by law, until the dispute is resolved. The terms of this Section shall prevail in the event of inconsistency with any other terms in these Terms and Conditions. Any Surcharges, as well as the timing, effectiveness, and method of determination thereof, will be separate from and in addition to any changes to pricing that are affected by any other provisions in these Terms and Conditions.

6. **CANCELLATION AND SUSPENSION**. Any Order resulting from this proposal is subject to cancellation or instructions to suspend work by the Customer only upon agreement to pay Honeywell for all work in progress, all inventoried or ordered project parts and materials, and all other costs incurred by Honeywell related to the Order.

7. **TAXES**. Honeywell's pricing excludes all taxes (including but not limited to sales, use, excise, value-added, and other similar taxes), tariffs and duties (including, but not limited to, amounts imposed upon the Product(s) or bill of material thereof under any Trade Act, including, but not limited to, the Trade Expansion Act, section 232 and the Trade Act of 1974, section 301) and charges (collectively "Taxes"). All Taxes of any kind levied by any federal, state, municipal or other governmental authority, which tax Honeywell is required to collect or pay with respect to the production, sale, or delivery of products sold to Customer, shall be the responsibility of and be invoiced to Customer, unless, at the time of Order placement, Customer furnishes Honeywell with a valid exemption certificate or other documentation sufficient to verify exemption from Taxes, including, but not limited to, a direct pay permit. Customer agrees to pay all such Taxes and further agrees to reimburse Honeywell for any such payments made by Honeywell.

8. SHIPPING/DELIVERY/RISK OF LOSS.

8.1. **Delivery Liability**. Delivery and shipment dates for Products are estimates only. Deliveries may be made in partial shipments. Honeywell and its affiliated entities are not liable, either directly or indirectly, for delays of carriers or delays in connection with any Force Majeure Event (as defined in Section 17 below), and the estimated delivery date shall be extended accordingly.

8.2. **Future Delivery and Repricing**. Honeywell will schedule delivery in accordance with its standard lead times unless the Order states a later delivery date or the parties otherwise agree in writing. Honeywell will accept Orders with a future ship date of up to eighteen (18) months from the date of the entry of the Order. Customer agrees that in the event an Order is scheduled to be delivered more than six (6) months from the date of the entry of the Order, Honeywell may, in its sole determination and at each six (6) month anniversary of the date of the entry of the Order, adjust the pricing of the Order to conform to the then-current prices of the Honeywell Products included in the Order. Honeywell will include any repricing in its final invoice related to the Order.

8.3. **Storage Fees**. If delivery takes place more than six (6) months from the date of the entry of the Order, Customer agrees to pay Honeywell a storage fee (the "Storage Fee"), as set forth in the quote, for each month after six (6) months from the date of the entry of the Order Customer has not taken delivery of the Products in the Order. Honeywell will separately invoice any storage fees owed under this Section at the end of each month for which the storage fees are owed.

8.4. **Title & Risk of Loss**. Unless otherwise specifically detailed in this quote, delivery terms for Products (excluding software and services) are (i) EX Works (EXW Incoterms 2020) Honeywell's point of shipment ("Honeywell Dock") for all shipments (except that Honeywell is responsible for obtaining any export license), and (ii) F.O.B. Honeywell Dock for all domestic shipments. For shipments from a Honeywell Dock to a Buyer location within the same country, the import/export provisions of the INCOTERMS do not apply. Honeywell shall be responsible for obtaining insurance on each shipment to Customer for the full value of the shipment. Shipment shall be to a single point of delivery.

9. **LIMITED WARRANTY**. CUSTOMER'S EXCLUSIVE REMEDIES AND HONEYWELL'S SOLE LIABILITY AS TO ANY WARRANTY CLAIM ON ANY PRODUCT SOLD IN CONNECTION WITH THIS QUOTE IS AS SET FORTH IN THIS SECTION. SUCH REMEDIES ARE IN LIEU OF ANY OTHER LIABILITY OR OBLIGATION OF HONEYWELL, INCLUDING WITHOUT LIMITATION ANY LIABILITY OR OBLIGATION FOR DAMAGE, LOSS, OR INJURY (WHETHER DIRECT, INDIRECT, EXEMPLARY, SPECIAL, CONSEQUENTIAL, PUNITIVE OR INCIDENTAL) ARISING OUT OF OR IN CONNECTION WITH THE DELIVERY, USE, OR PERFORMANCE OF THE PRODUCTS. CREDIT, REPAIR OR REPLACEMENT (AT HONEYWELL'S OPTION) IS THE SOLE REMEDY PROVIDED HEREUNDER. NO EXTENSION OF THIS WARRANTY WILL BE BINDING UPON HONEYWELL UNLESS SET FORTH IN WRITING AND SIGNED BY A HONEYWELL AUTHORIZED REPRESENTATIVE.

9.1. **Product Warranty Terms**. Subject to the terms, conditions and limitations contained herein, and unless Honeywell has otherwise provided an alternative written warranty (in which case the terms of such warranty will control), Honeywell warrants and guarantees its products will be free from defects in workmanship and materials (collectively, "Defects") for 12 months from Customer's the "Go Live Date" ("Warranty Period"). This limited warranty does not cover defects caused by normal wear and tear or maintenance. For purposes of subparagraph, "Go-Live Date" shall mean means the date on which an authorized Honeywell technician has inspected and approved installations, confirmed that all connections and start-up configurations are properly working, and confirming the System can send and receive alerts through the configured communication pathways.

9.2. **Product Defects**. If a Defect with a Product arises and a valid claim is made within the Warranty Period, Customer shall initiate the RMA process as described below. Upon approval, Honeywell at its option, will either (1) repair the Product defect at no charge, using new parts or parts equivalent to new in performance and reliability or (2) exchange the Product with a Product that is new or equivalent to new in performance and reliability and is at least functionally equivalent to the original Product. Any replacement Product or part, including a user-installable part that has been installed in accordance with instructions provided by Honeywell, shall remain under warranty during the Warranty Period or for ninety (90) days from the date of repair, whichever is longer. When a Product or part is exchanged, any replacement item becomes the Customer's property and the replaced item becomes the property of Honeywell. Parts provided by Honeywell in fulfillment of its warranty obligation must be used in the same Honeywell Fire Station Alerting System for which the warranty claim is made.

9.3. **Procedure for Warranty Claims**.

9.3.1. Prior to making a Warranty claim, Customer is encouraged to review Honeywell's online help resources. Thereafter, to make a valid claim hereunder, Customer must contact Honeywell technical support and describe the problem or defect with specificity. The first such contact must occur during the Warranty Period. Honeywell's technical support contact information can be found on Honeywell's web site at https://buildings.honeywell.com/us/en/brands/our-brands/usdd. Customer must use its best efforts to assist in diagnosing defects, follow Honeywell's technical instructions, and fully cooperate in the diagnostic process. Failure to do so shall relieve Honeywell of any further obligation hereunder.

9.3.2. If a defect with the Hardware arises and Customer makes a valid Support Service Request within the Warranty Period, Customer shall initiate the RMA process as described below. Upon approval, Honeywell will cause shipment of a replacement Hardware component to Customer prior to the defective Hardware component being returned to Honeywell for repair. The replacement Hardware will be new or equivalent to new in performance and reliability and at least functionally equivalent to the original Hardware. When Hardware is exchanged, any replacement item becomes the Customer's property and the replaced item becomes the property of Honeywell. Replaced Hardware provided by Honeywell in fulfillment of the Support Services must be used in the System to which this Agreement applies.

9.4. **Return Material Authorization Process**. If a Customer makes a claim for an advanced replacement of a Hardware component during the Warranty Period, Customer must initiate an RMA request. As part of this RMA process, the Customer shall provide Honeywell with the Hardware, model, serial number, and a description of the Hardware's failure to initiate the RMA process. Upon Honeywell's issuance of the RMA, Honeywell will send the replacement Hardware, shipped postage paid, ground shipping, to the address provided by Customer. RMA requests approved between 12:00 a.m. and 2:00 p.m. Mountain Standard Time are shipped on the same business day. After 2:00 p.m. Mountain Standard Time, the replacement Hardware will be shipped on the next business day. All RMA requests are processed on the business day on which the request was received, excluding holidays. Included with the shipped package will be return shipment instructions and a pre-paid return shipping label for the Hardware that the Customer is returning. The original Hardware must be returned in the shipping box provided by Honeywell. No goods will be accepted for exchange or return without a pre-approved RMA number, nor will goods which have not been properly packaged in Honeywell's shipping box, as proper packaging ensures that goods are not damaged during the shipping process. The original Hardware must be shipped back within 10 days of receiving the replacement Hardware. Failure to return the original Hardware or failure to return the original Hardware in an appropriate manner will cause Customer to incur a replacement charge equal to full market value of the replacement Hardware.

9.5. **No Fault Found**. Customer understands that this fee is intended to discourage return of Products prior to proper troubleshooting or return because the product is "old." Product returns will not be allowed if, upon examination of the returned Product, it is determined that the Product was subjected to accident, misuse, neglect, alteration, improper installation, unauthorized repair, improper testing, or poor packaging upon return. In such event, Honeywell shall invoice Customer for the full market value of the replacement Product.

9.6. **WARRANTY EXCLUSIONS & DISCLAIMERS.**

9.6.1. Honeywell does not warrant that the operation of its Products or any related peripherals will be uninterrupted or error-free. Honeywell further does not warrant nor support any system configuration that deviates from this specific quote's documented station system design file number.

9.6.2. Honeywell does not warrant or support any system not installed by G2 Trained & Certified Installation technician (installer). If Customer intends to tie this system into any 3rd-party system or devices, Honeywell will be unable to warrant or support the Products unless Honeywell has had a chance to review documented engineering assumptions and approve system integrity, performance, and reliability expectations.

9.6.3. Honeywell is not responsible for damage arising from Customer's failure to follow instructions relating to the use of the Products. This Warranty does not apply to any Products, including the hardware or software, not used for its intended purpose.

9.6.4. Honeywell cannot warrant nor support any system not using Honeywell-approved Uninterruptable Power Supply Battery Backup. This Warranty does not apply to monitors or televisions manufactured by third parties. Repair or replacement of such components shall be subject exclusively to the manufacturer's warranty, if any. Recovery and reinstallation of hardware and user data (including passwords) are not covered under this Warranty.

9.6.5. This Warranty does not apply: (a) to consumable parts, such as batteries, unless damage has occurred due to a defect in materials or workmanship; (b) to cosmetic damage, including but not limited to scratches, dents and broken plastic on ports; (c) to damage caused by use with non-Honeywell products; (d) to damage caused by accident, abuse, misuse, flood, lightning, fire, earthquake or other external causes; (e) to damage caused by operating the Product outside the permitted or intended uses described by Honeywell; (f) to damage or failure caused by installation or service (including upgrades and expansions) performed by anyone who is not a representative of Honeywell or a Honeywell authorized installer or service provider; (g) to a Product or part that has been modified to alter functionality or capability without the written permission of Honeywell; (h) to Software (as defined below); (i) to any other damage caused by an event or action outside of Honeywell's control, including, without limitation, Customer's failure to apply required or recommended updates or patches to any Software or Product; or (h) if any serial number has been removed or defaced.

10. **LIMITATIONS OF LIABILITY**. TO THE EXTENT PERMITTED BY LAW, THE LIMITED WARRANTY IN SECTION 9 OF THESE TERMS AND CONDITIONS AND ANY OTHER REMEDIES SET FORTH ABOVE ARE EXCLUSIVE AND IN LIEU OF ALL OTHER WARRANTIES, REMEDIES AND CONDITIONS, WHETHER ORAL OR WRITTEN, STATUTORY, EXPRESS OR IMPLIED. AS PERMITTED BY APPLICABLE LAW, **HONEYWELL SPECIFICALLY DISCLAIMS ANY AND ALL STATUTORY OR IMPLIED WARRANTIES, INCLUDING, WITHOUT LIMITATION, WARRANTIES OF MERCHANTABILITY, FITNESS FOR A PARTICULAR PURPOSE AND WARRANTIES AGAINST HIDDEN OR LATENT DEFECTS.** If Honeywell cannot lawfully disclaim statutory or implied warranties, then to the extent permitted by law, all such warranties shall be limited in duration to the duration of this express Warranty and to repair or replacement service as determined by Honeywell in its sole discretion. No reseller, agent, or employee is authorized to make any modification, extension, or addition to this Warranty. If any term is held to be illegal or unenforceable, the legality or enforceability of the remaining terms shall not be affected or impaired.

EXCEPT AS PROVIDED IN THE LIMITED WARRANTY IN SECTION 9 OF THESE TERMS AND CONDITIONS, AND TO THE EXTENT PERMITTED BY LAW, HONEYWELL IS NOT RESPONSIBLE FOR INDIRECT, SPECIAL, INCIDENTAL, PUNITIVE, OR CONSEQUENTIAL DAMAGES RESULTING FROM ANY BREACH OF WARRANTY OR CONDITION, OR UNDER ANY OTHER LEGAL THEORY, INCLUDING BUT NOT LIMITED TO LOSS OF USE; LOSS OF REVENUE; LOSS OF THE USE OF MONEY; LOSS OF ANTICIPATED SAVINGS; LOSS OF GOODWILL; LOSS OF REPUTATION; AND LOSS OF, DAMAGE TO OR CORRUPTION OF DATA. HONEYWELL IS NOT RESPONSIBLE FOR ANY INDIRECT LOSS OR DAMAGE HOWSOEVER CAUSED, INCLUDING THE REPLACEMENT OF EQUIPMENT AND PROPERTY, ANY COSTS OF RECOVERING PROGRAMMING OR REPRODUCING ANY PROGRAM OR DATA STORED OR USED WITH HONEYWELL PRODUCTS, AND ANY FAILURE TO MAINTAIN THE CONFIDENTIALITY OF DATA STORED ON THE PRODUCT.

L PRODUCT CLAIMS ARE LIMITED TO THOSE EXCLUSIVE REMEDIES SET FORTH IN THE LIMITED WARRANTY IN SECTION 9 OF THESE TERMS AND CONDITIONS. HONEYWELL'S AGGREGATE LIABILITY IN CONNECTION WITH THEREWITH SHALL NOT EXCEED THE PURCHASE PRICE OF THE PRODUCTS PAID BY CUSTOMER TO HONEYWELL FOR THE PRODUCTS GIVING RISE TO THE CLAIM. Honeywell disclaims any representation that it will be able to repair any Hardware under this Warranty or make a product exchange without risk to or loss of the programs or data stored thereon.

11. **SERVICE AGREEMENT**. The Product being purchased hereunder is not subject to any post-Warranty service agreement or maintenance program unless specifically contracted for between Honeywell and Customer. Honeywell offers a comprehensive post-Warranty Service Agreement at additional cost. Customer should contact Honeywell regarding its Service Agreement and costs associated therewith.

12. **SOFTWARE PRODUCTS**. All software Products delivered by Honeywell to Customer or for which Honeywell provides access, including, without limitation, Honeywell's mobile application software and Products with embedded software or firmware (collectively, "Software") are not sold and are licensed. At all times that Customer is in compliance with the terms of these Terms and Conditions and any other agreement between the parties, Customer shall have a non-exclusive, non-transferable, fully paid license to use the Software, but only in conjunction with the Products provided by Honeywell and Customer's fire station alerting system (the "License"). The terms of such Software License may be set forth in a separate software license agreement or end user license agreement provided by Honeywell with such Software. In no event shall Customer have any right to (or authorize or allow any third party to) distribute, sell, lend, rent, transfer, or convey the Software; grant any sublicense, lease, or other rights in the Software; decompile, disassemble, reverse engineer, or otherwise attempt to reconstruct, identify, or discover any source code, underlying user interface architecture or techniques, or algorithms of the Software by any means; or take any action that would cause the Software or any portion of it to be placed in the public domain. In the event of a conflict between the terms of any Software license terms provided upon download or purchase a purchase and these Terms and Conditions, the relevant Software license terms shall control solely with respect to such Software.

13. **INTELLECTUAL PROPERTY**: Customer hereby agrees and acknowledges that Honeywell owns all rights, title, and interest in and to the Intellectual Property (as defined below). Customer agrees to not remove, obscure, or alter Honeywell's or any third party's copyright notice, trademarks, or other proprietary rights notices affixed to or contained within or accessed in conjunction with or through Honeywell's Product (as defined below). Nothing herein shall be deemed to give, transfer, or convey to Customer any rights in the Intellectual Property other than the License, as set forth above. For purposes of this Section, "Intellectual Property" means any and all rights of Honeywell related to Honeywell's Products existing from time to time under patent law, copyright law, trade secret law, trademark law, unfair competition law, and any and all other proprietary rights, and any and all derivative works, work product, applications, renewals, extensions and restorations thereof, now or hereafter in force and effective worldwide.

14. **FIRST ARRIVING MOBILE APP.** If Customer wishes to use its First Arriving Mobile App ("First Arriving") with the System being acquired from Honeywell, Customer agrees to the following:

14.1 Customer acknowledges that it bears full responsibility for complying with applicable law and regulations, including all privacy requirements, and for providing any required notices and obtaining all required consents in order for Honeywell to transmit alert to First Arriving. Customer also acknowledges that Honeywell bears no responsibility for any service failure by First Arriving, nor is Honeywell responsible for supporting First Arriving's services or platform. Honeywell is offering to transmit alerts that are transmitted through its Honeywell service to First Arriving merely as a courtesy to Customer.

14.2 IN NO EVENT SHALL HONEYWELL BE LIABLE TO CUSTOMER FOR ANY CLAIMS, WHETHER ARISING FROM ANY INDEMNIFICATION OBLIGATION HONEYWELL MAY HAVE OR THAT ARISE FROM A BREACH OF CONTRACT, WARRANTY, TORT (INCLUDING NEGLIGENCE), OPERATION OF LAW, OR OTHERWISE, AND EVEN IF THE PARTY HAS BEEN ADVISED OF THE POSSIBILITY OF THE LIABILITY OR THE LIABILITY IS OTHEWISE FORESEEABLE, FOR ANY LOST PROFITS OR REVENUE, SPECIAL, INCIDENTAL, INDEIRECT, CONSEQUETIAL, EXEMPLARY, OR PUNITIVE DAMAGES OF ANY KIND (INCLUDING ALL DAMAGES DUE TO BUSINESS INTERRUPTION, LOSS OR CORRUPTION OF DATA, OR LOST USE OF ANY PROPERTY OR CAPITAL) THAT RELATE TO OR ARISE OUT OF HONEYWELL'S TRANSMISSION OF ALERTS TO FIRST ARRIVING. FURTHER HONEYWELL'S AGGREGATE LIABILITY IN CONNECTION WITH ITS TRANSMISSION OF ALERTS TO FIRST ARRIVING WILL BE LIMITED TO THE GREATER OF THE AMOUNT PAID BY CUSTOMER TO HONEYWELL IN ORDER FOR HONEYWELL TO TRANSMIT ALERTS TO FIRST ARRIVING OR $100.

15 **REMOTE ACCESS TO THE SYSTEM.**

15.1 **Remote Access**. Honeywell requires remote network access to the Customer's Products through Secure Shell (SSH) to perform implementation and support tasks under this Agreement. To enable remote network access, the Customer will provide Honeywell support personnel VPN or similar remote network access to the Products for Honeywell support personnel (**"Customer Support"**) to effectively troubleshoot critical or complex problems and to expedite resolution of such issues. Remote network access is also used to install core software upgrades and customized software. Honeywell will only access Customer's Products with the knowledge and consent of Customer. Honeywell will not access any other systems or data.

15.2. **Alternative to Network Access**. If the Customer elects not to provide remote network access to the Products, then Honeywell may not be able to perform some support functions. Customers that elect not to routinely provide network access may temporarily reinstate this access to allow Honeywell to perform the above services. The following services will not be performed without this access: Product software upgrades; Product software customization; Network troubleshooting assistance including packet capture and network monitoring on Honeywell devices; Detailed log analysis; Bulk updates to certain Product database tables; Troubleshooting that requires low-level system access or large file transfer.

15.3. **Timely Access**. Customers much ensure that remote access is available prior to notifying Honeywell of a support request. In the event that the Customer is unable to provide remote access, Honeywell will not be required to provide support outside those tasks that do not require remote access, and any corresponding resolution response times will not apply.

15.4. **Physical Security Tokens**. Honeywell has multiple software engineers that provide after-hours support and these engineers do not typically take security tokens from the Honeywell office. If the customer requires the use of physical security tokens, this may delay after hours service.

16. **GOVERNING LAW**. This proposal and any contract or agreement resulting therefrom will be governed by and construed according to the laws of the State of Arizona without regard to its conflicts of law principles.

17. **DISPUTE RESOLUTION/ARBITRATION**. Before either Honeywell or Customer initiate any dispute resolution process related to the Agreement, they must schedule an executive resolution conference to be held within thirty (30) days of receipt of the other party's written request. The conference must be attended by at least one executive from each party. At the conference, each party will present its view of the dispute in detail and the executives will enter into good faith negotiations in an attempt to resolve the dispute. If the dispute is not resolved within fifteen (15) days of the end of the conference or if one party refuses to attend the executive resolution conference, then Honeywell and Customer further agree that any remaining dispute between them arising out of or relating to this Agreement will be settled by litigation with jurisdiction being Maricopa County, Arizona.

18. **FORCE MAJEURE**. Except for Customer's duty to pay sums due hereunder, neither party will be liable to the other for any failure to meet its obligations due to any Force Majeure Event. As used herein, a "Force Majeure Event" is one that is beyond the reasonable control of the non-performing party and may include, but is not limited to: (a) delays or refusals to grant an export license or the suspension or revocation thereof, (b) embargoes, blockages, seizure or freeze of assets, or any other acts of any government that would limit a party's ability to perform the Contract, (c) fires, earthquakes, floods, tropical storms, hurricanes, tornadoes, severe weather conditions, or any other acts of God, (d) quarantines, pandemics, or regional medical crises, (e) labor strikes, lockouts, or pandemic worker shortages, (f) riots, strife, insurrection, civil disobedience, landowner disturbances, armed conflict, terrorism or war, declared or not (or impending threat of any of the foregoing, if such threat might reasonably be expected to cause injury to people or property), and (g) shortages or inability to obtain materials or components. The party unable to fulfill its obligations due to Force Majeure will promptly (i) Notify the other in writing of the reasons for its failure to fulfill its obligations and the effect of such failure; and (ii) Use all reasonable efforts to avoid or remove the cause and perform its obligations.

If a Force Majeure Event results in a delay, then the date of performance will be extended by the period of time that the non-performing party is actually delayed or for any other period as the parties may agree in writing. In the event that a Force Majeure Event is ongoing for a period of time which is sixty (60) days or longer, Honeywell may provide notice to Customer that it is cancelling its Order.

19. **ACCEPTANCE OF TERMS**. This proposal shall become a binding contract between the Customer and Honeywell when accepted in writing by the Customer. Without limiting the foregoing, issuance by Customer of a purchase order to Honeywell for any of the goods or services herein described shall constitute acceptance.

20. **SEVERABILITY**. In the event any provision or portion of a provision herein is determined to be illegal, invalid, or unenforceable, the validity and enforceability of the remaining provisions shall not be affected and, in lieu of such provision, a provision as similar in terms as may be legal, valid, and enforceable shall be added hereto.

21. **WAIVER**. The failure of either party to insist upon strict performance of any provision of these Terms and Conditions, or to exercise any right provided for herein, shall not be deemed to be a waiver for the future of such provision or right, and no waiver of any provision or right shall affect the right of the waiving party to enforce any provision or right herein.

22. **NO JOINT VENTURE**. The parties acknowledge that they are independent entities and nothing contained in these Terms and Conditions shall be construed to constitute either party hereto as the partner, joint venturer, employee, agent, servant, franchisee, or other representative of the other party hereto, and neither party has the right to bind or obligate the other, except as otherwise provided herein. Furthermore, nothing contained in these Terms and Conditions shall be construed to constitute Customer as an exclusive purchaser of the Products in any respect.

THIS QUOTE SUBJECT TO REVIEW FOR ERRORS AND OMISSIONS.

Elite Surveillance LLC
3417 Summit Run Trail
Idaho Falls, ID 83404 US
+12085578539
zhomeslice@gmail.com

Estimate

ADDRESS
Deputy Chief Paul Radford
City of IF Fire Department
343 E Street
Idaho Falls, Idaho 83402

ESTIMATE # 1555
DATE 10/01/2025
EXPIRATION DATE 11/01/2025

DATE	DESCRIPTION	QTY	RATE	AMOUNT
	Fire Station 1 Upgrade Installation of US Digital Designs Alerting System with programming and Technical support 12) RR-2 Room Remote 2 Module Includes installation and all cable runs and the necessary hardware to surface mount panels on brick walls and flush mount panels on drywall. Includes all conduit and/or wire mold. We will follow all building codes, including fire caulking where penetrating any fire walls. We will also ensure the existing system is properly connected and functioning after disconnecting the room speakers and reconnecting them to the RR2 displays. Installed Programmed and tested	1	6,784.00	6,784.00

SUBTOTAL	6,784.00
TAX	0.00
TOTAL	**$6,784.00**

Accepted By

Accepted Date

Elite Surveillance LLC
3417 Summit Run Trail
Idaho Falls, ID 83404 US
+12085578539
zhomeslice@gmail.com

Estimate

ADDRESS
Deputy Chief Paul Radford
City of IF Fire Department
343 E Street
Idaho Falls, Idaho 83402

ESTIMATE # 1556
DATE 10/01/2025
EXPIRATION DATE 11/01/2025

DATE	DESCRIPTION	QTY	RATE	AMOUNT
	Fire Station 4 Upgrade Installation of US Digital Designs Alerting System with programming and Technical support 8) RR-2 Room Remote 2 Module Includes installation and all cable runs and the necessary hardware to surface mount panels on brick walls and flush mount panels on drywall. Includes all conduit and/or wire mold. We will follow all building codes, including fire caulking where penetrating any fire walls. We will also ensure the existing system is properly connected and functioning after disconnecting the room speakers and reconnecting them to the RR2 displays. Installed Programmed and tested	1	4,636.00	4,636.00

SUBTOTAL	4,636.00
TAX	0.00
TOTAL	**$4,636.00**

Accepted By

Accepted Date

CAPITAL & OPERATING BUDGET REQUESTS

General Fund Capital and Operating Budget Requests					
Description	Amount Revenue Covers	Employee	Capital	Repair and Maintenance	Total
Municipal Services					
Security Upgrade to Treasurer & Billing Office (Prior Year Carryforward)	$ 215,000	$ -	$ 215,000	$ -	$ -
Fuel Canopy (Prior Year Carryforward)	275,000	-	275,000	-	-
Fuel Tank Design (Prior Year Carryforward)	100,000	-	100,000	-	-
ERP Replacement (Prior Year Carryforward)	5,000,000	-	5,000,000	-	-
IT Vehicle Replacement (MERF Funds)	32,963	-	32,963	-	-
Equipment Vehicle Replacement (MERF Funds)	39,118	-	39,118	-	-
Building Maintenance Vehicle Replacement x2 (MERF Funds)	105,062	-	105,062	-	-
Customer Service Representative	94,000	94,000	-	-	-
Total	**$ 5,861,143**	**$ 94,000**	**$ 5,767,143**	**$ -**	**$ -**
Community Development Services					
Permit Process Consulting	$ -	$ -	$ -	$ 65,000	$ 65,000
Vehicle Replacement (MERF Funds)	40,000	-	40,000	-	-
Total	**$ 40,000**	**$ -**	**$ 40,000**	**$ 65,000**	**$ 65,000**
Police					
School Resource Officer (78% funded)	$ 105,300	$ 105,300	$ -	$ -	$ -
Fleet Vehicle Replacement Lease & Upfitting (MERF Funds)	1,367,257	-	1,367,257	-	-
Shooting Range	-	-	950,000	-	950,000
ALPR Traffic Speed Trailer	-	-	24,500	-	24,500
Bearcat ($400K ARPA Grant and Prior Year Carryforward)	428,645		428,645	-	-
Total	**$ 1,901,202**	**$ 105,300**	**$ 2,770,402**	**$ -**	**$ 974,500**
Fire					
Station 1 USDD Upgrade to Dorm Rooms	$ -	$ -	$ 40,000	$ -	$ 40,000
Station 4 USDD Upgrade to Dorm Rooms	-	-	24,500	-	24,500
Thermal Imaging Cameras	-	-	48,000	-	48,000
Motorola 8000AX Radios	-	-	38,000	-	38,000
Total	**$ -**	**$ -**	**$ 150,500**	**$ -**	**$ 150,500**
Parks					
Cemetery Software	$ -	$ -	$ 65,567	$ -	$ 65,567
Cemetery UTV Replacement (MERF Funds)	40,000	-	40,000	-	-
Zoo Keeper (Mid-year Hire and Fee Increase)	-	30,897	-	-	30,897
Replace Lift Station in Zoo	-	-	60,000	-	60,000
Zoo Equipment Replacement (MERF Funds)	88,839	-	88,839	-	-
Mule UTV (Add to fleet)	-	-	12,500	-	12,500
Weed & Snow Removal Replacement (MERF Funds)	215,000	-	215,000	-	-
Parks Maintenance Replacement (MERF Funds)	278,000	-	278,000	-	-
Horticulture Equipment Replacement (MERF Funds)	87,000	-	87,000	-	-

Memorandum

File #: 25-423 **City Council Meeting**

FROM: Paul Radford, Interim Fire Chief
DATE: Thursday, October 16, 2025
DEPARTMENT: Fire Department

Subject
Authorization to Pre-Order the Purchase of Two 2019 North Star Ambulance Modules

Council Action Desired
☐ Ordinance ☐ Resolution ☐ Public Hearing
☒ Other Action (Approval, Authorization, Ratification, etc.)
Authorize the Fire Department to pre-order two ambulance module remounts and refurbishments from the HGAC contract AM10-13 with Braun Northwest, Inc. for a total of $370,720.00 (or take other action deemed appropriate).

Description, Background Information & Purpose
This request will authorize the Fire Department to pre-order, thereby reserving current pricing for the remounting and refurbishing of two ambulance modules scheduled for early 2027. By securing this pricing agreement now, the City of Idaho Falls will maintain its position in the production schedule for production to begin after October 2026. The final purchase and funding will be planned for in fiscal year 2026/27. This authorization ensures cost stability and timely placement in Braun Northwest's production queue, supporting the department's ongoing vehicle replacement and maintenance strategy.

Alignment with City & Department Planning Objectives



☐ ☐ ☐ ☐ ☐ ☐ ☐ ☐

This purchase supports the City's public safety and long-term planning objectives by proactively preparing for future equipment ensuring continued reliability of emergency response operations and fiscal responsibility.

Interdepartmental Coordination
Municipal Services.

Fiscal Impact
Reserving current pricing by Securing a spot in the production queue now ensures that the City's Fire Department will pay 2025 prices though the actual payment will not occur until the ambulance units are ready for final purchase in FY 2027. The funds will come from the municipal equipment replacement (MERF) budget.

Legal Review

The Legal Department concurs that this authorization request is appropriate.

powered by Legistar™

BRAUN NW inc.

150 North Star Drive / PO Box 1204 / Chehalis, WA 98532 / 360.748.0195 / 800.245.6303 / fax 360.748.0256

HGAC REMOUNT PROPOSAL

October 14, 2025

City of Idaho Falls
Attn: Jon Perry
343 E. Street
Idaho Falls, ID 83402
jperry@idahofalls.gov

RE: Remount/Refurbish two (2) 2019 North Star modules

Braun Northwest is pleased to offer the following proposal which is based upon HGAC contract AM10-23:

Remount/Refurbish two (2) 2019 North Star modules onto a 2026 Ford 450 Super Cab 4x4 ambulance prep diesel chassis per enclosed specification dated 5/07/2025.

Base price HGAC AM23CE03	$138,950.00
Published/Customization options taken	$ 47,610.00
HGAC Buy discount	<$ 1,500.00>
Total for Remount #2848-1	$185,060.00

Base price HGAC AM23CE03	$138,950.00
Published/Customization options taken	$ 47,610.00
HGAC Buy discount	<$ 1,500.00>
Total for Remount #2849-1	$185,060.00

Total for two (2) Remounts as Listed and Described above	$370,120.00
HGAC Fee	$ 600.00
Total for two (2) vehicles F.O.B. Idaho Falls, ID	$370,720.00***

Sales tax not included

F.O.B.: Idaho Falls, Idaho

Delivery: No earlier than October 1st, 2026. Remount/refurbish to be completed within ninety (90) days after receipt of new chassis and existing vehicle. Start of process to be scheduled based upon new chassis delivery, agency's operational schedule and Braun NW manufacturing plan.

Terms: Ninety percent (90%) payment due upon receipt of vehicle. Balance due in thirty (30) days.

It is understood that the used chassis is not road legal due to the transfer of such items as lights and mud flaps to new chassis. Transportation of used chassis remains the responsibility of agency unless chassis is traded-in. Any parts or pieces not transferred to the new chassis or reused, unless specifically noted, shall be included in trade-in value of chassis to reduce overall cost of this project.

BRAUN NW inc.

150 North Star Drive / PO Box 1204 / Chehalis, WA 98532 / 360.748.0195 / 800.245.6303 / fax 360.748.0256

***Vehicle must be in drivable condition, capable of completing the trip to Chehalis, WA. If vehicle becomes disabled, Customer is responsible for any additional charges related to getting the vehicle to the Braun Northwest, Inc., Chehalis, WA facility. Braun NW is responsible for the transportation of the units to Chehalis, WA.**

*****The above pricing is based upon the availability of the current model year chassis. Should the model year no longer be available at the time the order is placed, a newer model year will be offered with an adjustment in price.***

******The above pricing is valid until December 31st, 2025. Any proposal signed and returned after this date will have a price increase associated with it, to be completed via change order.***

(Note: This bid is contingent on use of customer's Government Ford Fleet Identification Number.) Failure to secure a FIN will increase the price by the amount of the GPC chassis discount.

Braun Northwest, Inc. is a Washington dealer (0991-A) with insurance information available upon request.

Respectfully Submitted by:
Braun Northwest, Inc.

Tami McCallum
Tami McCallum, V.P. of Sales

Date: 10/14/25

We agree to accept the above proposal:
City of Idaho Falls

_____
Signature **Date**

_____
Printed Name **Title**

TM
cc PB/DZ
Enclosures: Specifications.

Memorandum

File #: 25-389 **City Council Meeting**

FROM: Emily Geisler, City Clerk
DATE: Monday, October 13, 2025
DEPARTMENT: Mayor's Office

Subject
September 2025 Licensing through the Office of the City Clerk

Council Action Desired
☐ Ordinance ☐ Resolution ☐ Public Hearing
☒ Other Action (Approval, Authorization, Ratification, etc.)
Review and accept all licenses issued by the City Clerk's Office in September 2025 (or take other action deemed appropriate).

Description, Background Information & Purpose
Attached are reports for the following:

- New Business Licenses (55) issued by the City Clerk's Office in the month of September (This list excludes contractors.)
- Renewed Business Licenses (106) issued by the City Clerk's Office in the month of September (This list excludes contractors.)
- New and Renewed Contractor Licenses (14) issued by the City Clerk's Office in the month of September

Alignment with City & Department Planning Objectives



☐ ☒ ☐ ☐ ☐ ☐ ☐ ☐

Licensing through the Clerk's Office supports the City's good governance initiative by providing assurance of regulatory and policy compliance to minimize and mitigate risk.

Interdepartmental Coordination
N/A

Fiscal Impact
N/A

Legal Review

N/A

powered by Legistar™

September 2025 NEW Licenses and/or Permits (excludes contractors)

Name	Number	Permit Type	Status	Final Review Date
Ward, Sharen	920874	Additional Dog License	APPROVED	9/3/2025
Bee's Knees Pub & Catering Co.	7845435	Alcohol Catering Permit	APPROVED	9/3/2025
Pachangas Mexican Restaurant	2699236	Alcohol Catering Permit	APPROVED	9/11/2025
Pachangas Mexican Restaurant	8824859	Alcohol Catering Permit	APPROVED	9/11/2025
Bee's Knees Pub & Catering Co.	3212541	Alcohol Catering Permit	APPROVED	9/11/2025
Bee's Knees Pub & Catering Co.	2086545	Alcohol Catering Permit	APPROVED	9/11/2025
Soiled Dove	7916459	Alcohol Catering Permit	APPROVED	9/11/2025
A Street Soup Market 333 LLC	5371638	Alcohol Catering Permit	APPROVED	9/11/2025
Soiled Dove	2674473	Alcohol Catering Permit	APPROVED	9/12/2025
Soiled Dove	5642908	Alcohol Catering Permit	APPROVED	9/12/2025
Soiled Dove	6443555	Alcohol Catering Permit	APPROVED	9/12/2025
Soiled Dove	5352149	Alcohol Catering Permit	APPROVED	9/12/2025
Soiled Dove	2527894	Alcohol Catering Permit	APPROVED	9/12/2025
Soiled Dove	8949345	Alcohol Catering Permit	APPROVED	9/12/2025
Soiled Dove	4953841	Alcohol Catering Permit	APPROVED	9/12/2025
SCI VENTURES LLC/WHITE HORSE BAR	7972030	Alcohol Catering Permit	APPROVED	9/12/2025
Bee's Knees Pub & Catering Co.	3303939	Alcohol Catering Permit	APPROVED	9/16/2025
Bee's Knees Pub & Catering Co.	8399555	Alcohol Catering Permit	APPROVED	9/16/2025
A Street Soup Market 333 LLC	7825151	Alcohol Catering Permit	APPROVED	9/17/2025
A Street Soup Market 333 LLC	5903262	Alcohol Catering Permit	APPROVED	9/17/2025
A Street Soup Market 333 LLC	8722868	Alcohol Catering Permit	APPROVED	9/18/2025
The Celt	1978128	Alcohol Catering Permit	APPROVED	9/18/2025
A Street Soup Market 333 LLC	5357865	Alcohol Catering Permit	APPROVED	9/18/2025
SCI VENTURES LLC/WHITE HORSE BAR	2731163	Alcohol Catering Permit	APPROVED	9/19/2025
Bee's Knees Pub & Catering Co.	2687491	Alcohol Catering Permit	APPROVED	9/23/2025
The Celt	2644241	Alcohol Catering Permit	APPROVED	9/24/2025
The Celt	2909783	Alcohol Catering Permit	APPROVED	9/24/2025
Calakas Tacos & Miches Mex	9881338	Alcohol Catering Permit	APPROVED	9/24/2025
Bee's Knees Pub & Catering Co.	8925621	Alcohol Catering Permit	APPROVED	9/24/2025
TAP-N-FILL INC	5649794	Alcohol Catering Permit	APPROVED	9/24/2025
Pachangas Mexican Restaurant	7105527	Alcohol Catering Permit	APPROVED	9/25/2025
Samoa Club	1773058	Alcohol Catering Permit	APPROVED	9/26/2025

The House Bar and Grill	2383915	Alcohol Catering Permit	APPROVED	9/26/2025
SCI Ventures LLC/White Horse Bar	2923291	Alcohol Catering Permit	APPROVED	9/26/2025
The Snakebite	9329758	Alcohol Catering Permit	APPROVED	9/26/2025
The Celt Pub	3573498	Alcohol Catering Permit	APPROVED	9/26/2025
Timeless Taphouse	3442956	Alcohol Catering Permit	APPROVED	9/26/2025
Sully's Gastropub	5573201	Alcohol Catering Permit	APPROVED	9/26/2025
Pachangas Mexican Restaurant	3046574	Alcohol Catering Permit	APPROVED	9/26/2025
New Fords Bar	6439187	Alcohol Catering Permit	APPROVED	9/26/2025
BlackRock Fine Wine & Craft Beer	1852255	Alcohol Catering Permit	APPROVED	9/26/2025
Alive After 5	2147550	Alcohol Catering Permit Not - For - Profit	APPROVED	9/3/2025
Art & Wine Night	4184832	Alcohol Catering Permit Not - For - Profit	APPROVED	9/12/2025
Sounds of the American West	5897499	Alcohol Catering Permit Not - For - Profit	APPROVED	9/19/2025
Beethoven with Simone Porter	6071544	Alcohol Catering Permit Not - For - Profit	APPROVED	9/19/2025
Home Alone in Concert!	3279288	Alcohol Catering Permit Not - For - Profit	APPROVED	9/19/2025
Red Dress: Valentine's Concert	8535316	Alcohol Catering Permit Not - For - Profit	APPROVED	9/19/2025
Unmasking Mozart	7449931	Alcohol Catering Permit Not - For - Profit	APPROVED	9/24/2025
Passing the Baton: Side by Side with the IFYSO	8180630	Alcohol Catering Permit Not - For - Profit	APPROVED	9/24/2025
The Lemon Drop	5567606	Mobile Food Vendor	APPROVED	9/3/2025
Juice It Up, Inc - dba Jamba Juice	4169436	Mobile Food Vendor	APPROVED	9/16/2025
U-Pick Red Barn	2298903	Mobile Food Vendor	APPROVED	9/22/2025
Dizzy Ice Cream	2528430	Mobile Food Vendor	APPROVED	9/24/2025
Velasco, Angelica	2010840	Public Transportation Operator	APPROVED	9/11/2025
B&A Collectibles Inc	6294562	Secondhand Precious Metals Store	APPROVED	9/25/2025

September 2025 RENEWED Licenses and/or Permits (excludes contractors)

Entity Name	Permit Number	Permit Type	Status	Final Review Date
Albertson's LLC (17th Street #138)	31	Alcohol License	APPROVED	9/30/2025
Albertson's LLC (W. Broadway #145)	23	Alcohol License	APPROVED	9/30/2025
Jakes of Idaho Falls Inc dba Jaker's Bar & Grill	127	Alcohol License	APPROVED	9/16/2025
Eagle's Lodge	119	Alcohol License	APPROVED	9/24/2025
La Union Market	120	Alcohol License	APPROVED	9/16/2025
Fred Meyer #156	148	Alcohol License	APPROVED	9/30/2025
Plum Loco	226	Alcohol License	APPROVED	9/30/2025
Sully's GastroPub Restaurant	176	Alcohol License	APPROVED	9/25/2025
Homestead Pizza & Bowling	331	Alcohol License	APPROVED	9/25/2025
White Horse Bar	146	Alcohol License	APPROVED	9/16/2025
Roadrunner Pit Stop	2425	Alcohol License	APPROVED	9/16/2025
Stinker Stores Inc. #28	308	Alcohol License	APPROVED	9/16/2025
Speedi Corp Idaho Falls dba Speedi Mart (Holmes)	204	Alcohol License	APPROVED	9/12/2025
Maverik Inc. (Sunnyside) #578	219	Alcohol License	APPROVED	9/16/2025
Sam's Club No. 6345	2567	Alcohol License	APPROVED	9/18/2025
Maverik Inc. (Woodruff) #396	218	Alcohol License	APPROVED	9/16/2025
Speedi Corp Idaho Falls dba Speedi Mart (Anderson)	337	Alcohol License	APPROVED	9/16/2025
Elk's Lodge	122	Alcohol License	APPROVED	9/25/2025
Morenitas	2534	Alcohol License	APPROVED	9/16/2025
Samoa Club	303	Alcohol License	APPROVED	9/16/2025
Garcias	1622	Alcohol License	APPROVED	9/24/2025
Blue Wave LLC	49	Alcohol License	APPROVED	9/26/2025
Stinker Stores Inc. #27	306	Alcohol License	APPROVED	9/16/2025
Pockets Inc.	270	Alcohol License	APPROVED	9/16/2025
Tobacco Connection #15	4202	Alcohol License	APPROVED	9/16/2025
Outback Steakhouse-Evergreen Restaurant #1311	3688	Alcohol License	APPROVED	9/25/2025

MarCellars Vintage Wines & Brews	3287	Alcohol License	APPROVED	9/16/2025
The Snake Bite Restaurant Inc	3123	Alcohol License	APPROVED	9/30/2025
Jalisco's	4039	Alcohol License	APPROVED	9/16/2025
Applebee's Neighborhood Grill & Bar	3575	Alcohol License	APPROVED	9/16/2025
Maverik Inc. (Broadway) #239	2938	Alcohol License	APPROVED	9/16/2025
The Zone	4626	Alcohol License	APPROVED	9/30/2025
Pachangas Mexican Food	5228	Alcohol License	APPROVED	9/12/2025
Casa Jaliscos Inc.	5159	Alcohol License	APPROVED	9/16/2025
GMRI Inc dba The Olive Garden Italian Restaurant #1705	5108	Alcohol License	APPROVED	9/16/2025
Walmart #5494	4854	Alcohol License	APPROVED	9/18/2025
Jacksons #73	3941	Alcohol License	APPROVED	9/18/2025
Idaho Falls Arts Council	4241	Alcohol License	APPROVED	9/16/2025
Gator Tail Enterprises LCC dba The Frosty Gator	3705	Alcohol License	APPROVED	9/19/2025
Lucy's New York Style Pizzeria (Broadway)	5548	Alcohol License	APPROVED	9/19/2025
Oman Ventures LLC dba D'Railed	5825	Alcohol License	APPROVED	9/12/2025
The Celt and Heads and Tails	5915	Alcohol License	APPROVED	9/30/2025
Bee's Knees Pub & Catering	6114	Alcohol License	APPROVED	9/12/2025
New Yummy House Restaurant	6567	Alcohol License	APPROVED	9/12/2025
Red Robin America's Gourmet Burgers	5395	Alcohol License	APPROVED	9/18/2025
Stockmans Restaurant	5703	Alcohol License	APPROVED	9/16/2025
Snow Eagle Brewing & Grill	5742	Alcohol License	APPROVED	9/30/2025
Copper Rill Restaurant	6237	Alcohol License	APPROVED	9/12/2025
Tandoori Oven	6875	Alcohol License	APPROVED	9/12/2025
Artitorium On Broadway - Idaho Falls Arts Council	7052	Alcohol License	APPROVED	9/23/2025
Tobacco Connection #30	5509	Alcohol License	APPROVED	9/12/2025
John C Berry & Sons, Inc dba Berry Oil Exxons	5654	Alcohol License	APPROVED	9/12/2025
Quick Stop of Idaho Falls	4593	Alcohol License	APPROVED	9/24/2025
The Shop Bar LLC	5743	Alcohol License	APPROVED	9/12/2025

Roadhouse Saloon, LLC	7723	Alcohol License	APPROVED	9/12/2025
Smitty's Pancake & Steak House	5769	Alcohol License	APPROVED	9/12/2025
Tap-N-Fill Inc	7926	Alcohol License	APPROVED	9/12/2025
Lucy's New York Style Pizzeria (Hitt)	7830	Alcohol License	APPROVED	9/12/2025
The Alibi	8229	Alcohol License	APPROVED	9/18/2025
Walmart #5494 (Fuel Station)	8300	Alcohol License	APPROVED	9/18/2025
Black Bear Diner	8941	Alcohol License	APPROVED	9/26/2025
The House Bar and Grill	9241	Alcohol License	APPROVED	9/12/2025
That One Place Lounge Inc	9321	Alcohol License	APPROVED	9/16/2025
Sushi Time LLC	8912	Alcohol License	APPROVED	9/12/2025
City Bagels & Bakery	8926	Alcohol License	APPROVED	9/25/2025
Hitt The Road	8954	Alcohol License	APPROVED	9/24/2025
Bowlero Lanes	9637	Alcohol License	APPROVED	9/16/2025
Smokin Fins	9377	Alcohol License	APPROVED	9/16/2025
Costco Wholesale #1379	10137	Alcohol License	APPROVED	9/26/2025
Flying Goose and Redds Grill	10049	Alcohol License	APPROVED	9/26/2025
Pie Hole Idaho Falls	10138	Alcohol License	APPROVED	9/10/2025
Longhorn Steakhouse #5627	10212	Alcohol License	APPROVED	9/16/2025
Calakas Tacos & Miches	10399	Alcohol License	APPROVED	9/10/2025
Gas'N'Grub (Woodruff)	10188	Alcohol License	APPROVED	9/10/2025
Holiday Inn	10050	Alcohol License	APPROVED	9/12/2025
Fast Stop 1147	10438	Alcohol License	APPROVED	9/18/2025
Park Avenue Grill	10778	Alcohol License	APPROVED	9/26/2025
HOKKAIDO RAMEN HOUSE	10752	Alcohol License	APPROVED	9/10/2025
The Nice Spot	10839	Alcohol License	APPROVED	9/23/2025
Idaho Rib and Chop House	10924	Alcohol License	APPROVED	9/26/2025
Diamond Concessions IF Arena LLC	4699969	Alcohol License	APPROVED	9/26/2025
Fast Stop 2247	8088824	Alcohol License	APPROVED	9/18/2025
Fast Stop 2249	8622878	Alcohol License	APPROVED	9/18/2025
Fast Stop 2248	8412050	Alcohol License	APPROVED	9/18/2025
Golden Asia DBA Krung Thep	7056678	Alcohol License	APPROVED	9/9/2025

Actors' Repertory Theatre of Idaho	523170	Alcohol License	APPROVED	9/23/2025
Kin enterprises DBA Pop -N- Cork	8574266	Alcohol License	APPROVED	9/8/2025
Maverik #737	91599	Alcohol License	APPROVED	9/10/2025
Diamond Concessions Inc	7092087	Alcohol License	APPROVED	9/26/2025
Maverik #732	5032671	Alcohol License	APPROVED	9/8/2025
Soiled Dove	4062765	Alcohol License	APPROVED	9/8/2025
Bob's Indoor Golf & Games	9644326	Alcohol License	APPROVED	9/23/2025
Leo's Place	9837244	Alcohol License	APPROVED	9/8/2025
Romita Mexican Market	5818712	Alcohol License	APPROVED	9/30/2025
Timeless Taphouse	8701912	Alcohol License	APPROVED	9/24/2025
Tamales Idaho, LLC	4025016	Alcohol License	APPROVED	9/26/2025
Hops N Paws	5709306	Alcohol License	APPROVED	9/8/2025
Pelonas Tacos	12565	Alcohol License	APPROVED	9/29/2025
Outpost Taphouse	6416910	Alcohol License	APPROVED	9/5/2025
Guns-N-Gear Sports LLC	7145	Secondhand Store	APPROVED	9/12/2025
RJR Coins & Stuff	6039	Secondhand Precious Metals Store	APPROVED	9/12/2025
The Gun Shop LLC	6177	Pawn Broker	APPROVED	9/12/2025
Tacos Izcalli	5945	Mobile Food Vender	APPROVED	9/12/2025
Thai Food Plus	3372059	Mobile Food Vender	APPROVED	9/8/2025
Go! Calendars & Games	8642513	Itinerant Merchant	APPROVED	9/12/2025
Mister B's Wood Fired Pizza Oven LLC	4451108	Mobile Food Vender	APPROVED	9/23/2025

September 2025 Contractor Licenses (new and renewed)

Number	Name	Type	Issued
BLDC20-039	Uncommon Builders LLC	Bldg Contractor - Class B	9/11/2025
BLDC17-023	Craftsman Homes LLC	Bldg Contractor - Class C	9/19/2025
PWRW18-006	Spencer Hill Concrete LLC	Right-of-Way Contractor	9/22/2025
BLDC21-047	Trico Construction	Bldg Contractor - Class B	9/22/2025
PWRW23-014	Grade Point LLC	Right-of-Way Contractor	9/25/2025
BLDC20-042	East Idaho Concrete and Construction	Bldg Contractor - Class C	9/5/2025
LBC24-033	Gold Standard Roofing	Bldg Contractor - Class D Roofing	9/9/2025
1653	Alan Clark Construction LLC	Bldg Contractor - Class B	9/11/2025
1641	Ideal Solutions Inc	Bldg Contractor - Class B	9/18/2025
LBC25-027	Chain Bridge LLC	Bldg Contractor - Class C	9/22/2025
LBC25-056	High Country Construction Management LLC	Bldg Contractor - Reciprocal	9/22/2025
LBC25-059	Visionary Homes	Bldg Contractor - Reciprocal	9/22/2025
LBC25-065	AIM Construction	Bldg Contractor - Reciprocal	9/23/2025
LRW25-023	Stinks Legitimate Landworks LLC	Right-of-Way Contractor	9/30/2025

Memorandum

File #: 25-411 **City Council Meeting**

FROM: Emily Geisler, City Clerk
DATE: Friday, October 10, 2025
DEPARTMENT: Mayor's Office

Subject
City Council Minutes

Council Action Desired
☐ Ordinance ☐ Resolution ☐ Public Hearing
☒ Other Action (Approval, Authorization, Ratification, etc.)
Approve the City Council Minutes from August 11, 2025.

Description, Background Information & Purpose
Attached is the following:

- August 11, 2025, City Council Work Session Minutes

Alignment with City & Department Planning Objectives



☐ ☒ ☐ ☐ ☐ ☐ ☐ ☐

These minutes support the Good Governance community-oriented result by providing assurance of regulatory and policy compliance to facilitate transparency and minimize and mitigate risk.

Interdepartmental Coordination
N/A

Fiscal Impact
N/A

Legal Review
N/A

City Council Work Session Meeting Minutes

680 Park Avenue
Idaho Falls, ID 83402

Monday, August 11, 2025 | **3:00 PM** | **City Council Chambers**

Call to Order and Roll Call
There were present:
Mayor Rebecca L. Noah Casper
Council President Lisa Burtenshaw
Councilor John Radford
Councilor Michelle Ziel-Dingman (*Via Teams*)
Councilor Jim Freeman
Councilor Jim Francis
Councilor Kirk Larsen

Also present:
Heidi Despain, City Prosecuting Attorney
Margaret Wimborne, Chief of Staff
Darin Jones, Human Resources Director
Pam Alexander, Municipal Services Director
Brooks Slyter, Assistant Finance Manager
Colin McAweeney, Tishler Bise (*Via Teams*)
Michael Kirkham, City Attorney
Emily Geisler, City Clerk

Mayor Casper called the meeting to order at 3:02 p.m. with the following items:

Mayor's Office, Municipal Services, Legal, Community Development Services: Discussion of Impact Fee Implementation Dates: (COS Wimborne, Mr. McAweeney, Director Alexander)

- Staff recommended January 1, 2026 as the effective date for the new fee structure.
    - This allows developers time to prepare.
    - Avoids pressure on permitting during peak construction.
    - Provides months for outreach to avoid surprises, an issue raised by the Impact Fee Advisory Committee during the last adoption.
- Advantages: smoother transition, proactive communication, community education on how fees support growth.
- Drawback: delayed collection of higher fees; some developers might prefer earlier implementation if new rates are lower for them.
- Outreach plan:
    - Newsletter from Community Development Services
    - Meeting with East Idaho Homebuilders Association
    - Posting draft study online
    - Planning & Zoning review in September
    - Public hearing before Council in September
    - Continued public education and promotion of impact fee–funded projects into the fall and new year.
- Impact Fee Advisory Committee supports delayed implementation with clear notice. Staff, consultant, and Councilmembers agreed January 1st was reasonable.

Council consensus: proceed with January 1, 2026, implementation and carry out the outlined outreach plan.

Municipal Services, Mayor's Office: Discussion of 2025/26 Budget: (Director Alexander, Assist. Director Slyter)

1. Overview and Tax Impacts

The Council reviewed final budget details ahead of the upcoming public hearing and adoption. Key points included:

- City Valuation & Revenue:
  - Total City valuation: $8.7B (7.6% increase).
  - Growth/annexation adds ~$916K in new property tax revenue.
  - Levy rate slightly decreased due to growth.
- Property Tax Changes:
  - Statutory 3% increase: ~$1.4M.
  - Growth/annexation: +$916K.
  - 1% foregone plus $500K foregone for a capital project.
  - Minor adjustments: +$259,000
  - Total increase: ~$3.3M, raising the levy to ~$51M.
- Taxpayer Impact:
  - Residential homes ($325K–$625K) may see $42–$78/year increase (~$3.50–$6.50/month).
  - Commercial properties may face larger increases ($265–$5,000+ annually, depending on valuation).
  - Final breakdown between residential and commercial available in November.

2. Fund Allocation and Contingency

- Departmental Allocations:
  - Streets: +$13K (share of GIS position).
  - Library: +$64K personnel
  - General Fund: remainder for department requests, salaries, and other needs.
- Unallocated/Contingency Funds:
  - ~$399K held in contingency, split between ongoing ($176K) and one-time funds ($223K: $50K bond closeout estimate, $173K power repayment).
  - Funds allow flexibility for unexpected needs or emerging priorities, such as street maintenance, police projects, or Mayor/Council initiatives.
  - Transparency emphasized to avoid taxpayer confusion; financial system updates will clarify "non-departmental" labels.

3. Capital Projects and One-Time Funding

- Fire Storage Facility / Other One-Time Projects:
  - $500K in foregone revenue considered for fire storage building.
  - Debate over whether to reduce or reallocate the amount to balance ongoing vs. one-time needs.
  - Recognition that capital projects provide long-term value.
- Other Potential Uses:
  - Police shooting range storage, aquatic center lockers, and public safety measures (e.g., street racing mitigation) were discussed.
  - Council emphasized holding contingency for unforeseen costs rather than pre-committing all funds.

4. Zoo Operations and Staffing

- Zoo Employee Funding:
  - Proposal to fund a half-year zookeeper with $30K shifted from one-time to ongoing funds.
  - Zoo revenue expected to cover remaining costs in future years (~50/50 split).
  - Council discussed balancing affordability with operational needs and long-term sustainability.

5. Aquatic Center Lockers
    - Locker purchase debated; support for long-term value vs. prioritizing other City needs (fire, victim advocacy, municipal services).

6. Budget Philosophy and Strategic Flexibility
- Emphasis on budgetary flexibility: keeping funds undesignated allows departments to address unforeseen needs without mid-year amendments.
- Discussion highlighted trade-offs: one-time vs. ongoing funding, balancing small department requests against strategic projects.
- Public perception and transparency were emphasized; taxpayers should understand reserved funds without misinterpreting tax impacts.
- "Not to exceed" budget total remains unchanged; formal approval will occur at the public hearing and subsequent adoption.

6. Consensus and Next Steps
- General support emerged for funding the storage building, shifting zoo employee costs to ongoing funding, maintaining contingency for one-time and ongoing needs.
- Mixed opinions on lockers and specific discretionary items.
- Council plans to finalize the budget at the August 28 adoption following Thursday's public hearing.

Human Resources, Legal: Update and Discussion: Compensation for Elected Officials: (Prosecuting Attorney Despain, Attorney Kirkham, Director Jones)

- **Background & Need for Change:**
    - Current Council salaries have not kept pace with workload, inflation, or peer cities.
    - Council responsibilities have expanded significantly in recent years, with more workshops, liaison duties, and specialized boards, demanding greater time and expertise.
    - Low pay has limited who can serve, with past Councils often dominated by retirees or those with independent wealth, excluding working professionals and younger candidates.
- **Legal & Procedural Constraints:**
    - Compensation must be set by ordinance at least 75 days before a general election.
    - Raises only apply to future terms, ensuring voters have a chance to weigh in.
    - Conditional raises (like tying them to staff pay) are discouraged by legal counsel, who emphasized that the law requires specific figures rather than percentages.
- **Council Compensation Debate:**
    - Proposals ranged from ~$18k to $21k, with debate over phasing and optics.
    - Some cautioned against large one-year jumps (20–40%), favoring phased increases to match staff raises or stretch implementation across two to three years.
    - The majority supported raising Council pay to $21,000, phased over two years (half in Jan 2026, half in Jan 2027), though some noted a three-year phase-in could soften optics further.
    - Supporters emphasized that higher pay is essential to attract and retain qualified candidates from diverse backgrounds, while skeptics stressed public service should not be treated as regular employment.
- **Mayor's Compensation Debate:**
    - The general consensus was to raise the Mayor's salary to $125,000, phased over three years (2026–2028).
    - Rationale: the Mayor oversees ~800 employees, a large budget, and growing complexity, yet earns less than some department directors and substantially less than peer mayors (Boise ~$154k, Meridian ~$139k by 2025).

  - Members acknowledged that no pay level will fully reflect the workload, but fairness and competitiveness are critical for recruitment.
- **Budget Impact:**
  - Cost increases are modest relative to the City's budget (raising Council salaries to $21k adds ~$36k annually, compared to one staff position).
  - Raises will be funded through existing ongoing budget capacity, without straining overall finances.
- **Consensus Outcome:**
  - Council pay: $21,000, phased over two years (2026–2027).
  - Mayor's pay: $125,000, phased over three years (2026–2028).
  - Ordinances will be drafted immediately to meet deadlines.

Mayor and Council: Calendars, Announcements, Events, Reports, Updates, Concerns, Questions, Discussion, Proclamations, Notes or Minutes from Boards and Commissions:

Mayor Rebecca L. Noah Casper

- **Upcoming Council Meeting (Thursday):**
  - Agenda: 10 items (3 consent, 7 regular, including 4 hearings – fees, Foregone, Foregone Capital, and budget).
  - A sign-up sheet for testimony will be used to keep hearings orderly.
  - Clarification will be made at the start: the parking fee listed in the fee resolution will not be included in the final version (it has been delayed).
- **Follow-Up Budget Discussion:**
  - Instead of scheduling a Friday meeting after the hearings, Council will hold any needed follow-up budget discussion at the next regular work session (Aug. 25).
  - This maintains transparency between testimony and adoption without adding an extra meeting.
- **Community Notes:**
  - **USS Idaho Fund:** Soda Springs donated $2,500 (~$0.80 per resident). An equivalent per-resident donation in Idaho Falls would be about $56,000.
  - **Water Tower Lighting:**
    - Recently lit during testing; currently remains on with programs available for holidays and effects (colors, fades, twinkles).
    - A formal policy will be developed to guide appropriate use, messaging, and consistency with dark sky principles.
    - Positive public feedback so far, but environmental impacts (birds, astronomy visibility) will be considered.
    - A commemorative celebration for transitioning from the old tower to the new one is being planned (timing TBD, likely fall).
- **City Operations:**
  - Open enrollment for employee benefits began today and runs through Sept. 12.
  - Employees must re-elect for certain items (e.g., HSA contributions).
- **Federal Funding Update:**
  - Congressman Simpson issued a press release highlighting a proposed $12 million earmark for the City's airport.
  - While not guaranteed, the fact it was announced suggests confidence in the funding's progress.

Council President Lisa Burtenshaw

- **Duck Race Results:**
  - Nearly 28,000 ducks were sold this year (27,554 at last count).
  - Over the history of the event, more than $7 million has been raised for river corridor improvements, aligning well with Council priorities.
  - Around 1.5 million ducks have been sold since the race began.
- **Event Highlights:**
  - The race was unusually fast due to higher water flows (American Falls called for more water, raising flows by at least 20%).
  - Ducks were carried quickly and came in dirty from debris, but nearly all were recovered with help from volunteers and the Sheriff's Department boat team.
  - This year's car winner was someone in real need, echoing last year's outcome.
  - Another winner chose to donate their prize to a nonprofit, adding to the positive spirit of the event.
  - The Duck Race continues to generate heartwarming community stories and strong support for the City's riverfront improvements.

Councilor Jim Freeman

- **Issue:** Street racing has become a growing problem, highlighted by a recent fatal accident on 17th Street. The activity is loud, disruptive, and increasingly dangerous for pedestrians and residents.
- **Police Efforts:**
  - Police, including Captain Marley, are actively working on solutions, exploring enforcement options and using technology like license plate readers (LPRs) and video evidence.
  - Infiltration of street racing social media groups has helped track participants, but some challenges remain.
- **Legal/Technical Constraints:**
  - LPRs and street cameras have limitations for evidence collection under current law, and legislative changes may be needed for broader use.
  - Citizen-submitted videos can be used to support enforcement in court.
- **Community Engagement:**
  - Citizens are encouraged to help collect evidence and work with the Council office to address the problem.
  - The City has had some success charging offenders using citizen-led evidence.
- **Overall:**
  - The Council and police are aware of the issue and actively pursuing solutions, though there is no single quick fix—enforcement and community involvement remain key.

Councilor John Radford – Nothing at this time.

Councilor Jim Francis – Nothing at this time.

Councilor Kirk Larsen – Nothing at this time.

Councilor Michelle Ziel-Dingman

- **Reminder for City Employees:**
  - Employees on the City's health plan are encouraged to complete their Healthy Measures wellness exam.
  - There is a financial incentive for completing the exam.
  - Deadline: August 31st.
- **Additional Info from Councilor Radford:**
  - The Family Clinic on Allen, run by the Community Council of Idaho, offers the wellness exam and operates as a social enterprise, generating revenue for the nonprofit.
  - Encouraged employees to monitor their health while supporting a local nonprofit.

Mayor Casper – Closing Announcements

- **Upcoming Meetings & Events:**
  - Power Board meeting: Scheduled for Wednesday.
  - DOE meeting on spent nuclear fuel: Thursday morning at the C-3 building near ISU campus. Council members invited.
  - City Council meeting: Thursday with budget hearings; Friday budget meeting canceled.
  - Airport annual tenant barbecue: Friday at 11:00 or 11:30 a.m., open to the public.
- **Travel Note:**
  - Chicago flight offers a faster connection to the East Coast.
- **Community Events:**
  - National Night Out held recently at a well-chosen park location; praised for visibility and shade.
- **Overall Sentiment:**
  - Highlights positive community engagement and the City as a great place to live.

There being no further business, the meeting adjourned at 6:09 PM

Emily Geisler, City Clerk

Rebecca L. Noah Casper, Mayor

Memorandum

File #: 25-422 **City Council Meeting**

FROM: Stephen Boorman, Interim General Manager
DATE: Thursday, October 16, 2025
DEPARTMENT: Idaho Falls Power

Subject
Service Allocation Agreement - PacifiCorp dba Rocky Mountain Power

Council Action Desired
☐ Ordinance ☐ Resolution ☐ Public Hearing
☒ Other Action (Approval, Authorization, Ratification, etc.)
Approve the Service Allocation Agreement with PacifiCorp dba Rocky Mountain Power to better expedite the transfer of service to new customers and give the Mayor and City Clerk authorization to execute the necessary documents (or take other action deemed appropriate).

Description, Background Information & Purpose
Idaho Falls Power (IFP) and Rocky Mountain Power (RMP) desire to enter into an agreement, in accordance with the purposes of Idaho Code § 61-333 for the efficient allocation of electric service to existing consumers and establish a process for the allocation of electric service to new consumers within the Parties' respective service territories. Once the Public Utilities Commission approves RMP's and IFP's joint filing (which can be a lengthy process), PacifiCorp dba RMP is prepared to sign the agreement proposed.

Alignment with City & Department Planning Objectives



☐ ☒ ☒ ☐ ☐ ☐ ☐ ☐
This action supports our readiness for managed, well-planned growth by implementing processes that better serve IFP's customers. This action also supports the adaptive processes and customer trust elements of IFP's Strategic Plan.

Interdepartmental Coordination
Idaho Falls Power and the City Legal Department coordinated on this agreement.

Fiscal Impact
Approving the agreement will have no fiscal impact on IFP's budget.

Legal Review

The City's Legal Department has reviewed this agreement and agrees that it is aligned with the purposes of Idaho Codes § 61-333 and § 61-332A.

SERVICE ALLOCATION AGREEMENT

THIS SERVICE ALLOCATION AGREEMENT BETWEEN PACIFICORP AND THE CITY OF IDAHO FALLS, IDAHO, ("Agreement") is made and entered into this____ day of____2025 between PacifiCorp, a Public Utility doing business as Rocky Mountain Power ("Rocky Mountain Power") and the City of Idaho Falls, Idaho, a municipal corporation of the State of Idaho, doing business as Idaho Falls Power ("the City"). In this Agreement, Rocky Mountain Power and the City may be referred to individually as a "Party" and collectively as 'Parties."

RECITALS

1. The City is an Electric supplier to Consumers within the boundaries of the City; it is also presently an Electric supplier to a number of Consumers outside the municipal boundaries of the City.

2. Rocky Mountain Power is a Public Utility in the state of Idaho, and in addition to serving Consumers in the area surrounding the City of Idaho Falls, it presently is an Electric supplier to a number of Consumers located within the boundaries of the City.

3. Rocky Mountain Power and the City desire to enter into an agreement, in accordance with the purposes of Idaho Code § 61-333 for the efficient allocation of electric service to existing consumers and establish a process for the allocation of electric service to new consumers within the Parties' respective service territories.

AGREEMENT

1. Definitions. As used in this Agreement, the following terms shall have the respective meanings. set forth in this section.

   1.1 “'Newly Annexed Area” shall mean land that is lawfully annexed into the legal boundaries of the City after the Effective Date of this Agreement.

   -

   1.2 “Service Entrance” "Consumer," 'New Service Entrance," “Electric Service,” and ”Commission," shall have the meanings set forth in Idaho Code § 61-332A.

2. Service Territory. The Parties intend to establish respective service territories as of the Effective Date of this Agreement. Following Commission approval of this Agreement, Rocky Mountain Power agrees not to provide Electric Service to a new Service Entrance located within City municipal boundaries as they exist on the Effective Date of this Agreement, and City agrees (unless serving City-owned facilities located outside its municipal boundaries) not to provide Electric Service to a new Service Entrance located outside its municipal boundaries as they exist on the Effective Date of this Agreement, unless provision of such service is performed pursuant to the terms of this Agreement and there is a separate and express written agreement of the other Party allowing such service (and. where allowed or required by law, with the approval of the Commission to provide such service). The parties may agree, subject to approval of the Commission, to transfer

existing Service Entrances as described below when the transfer will prevent duplication of facilities.

3. Existing Service Entrances. Subject to Paragraphs 4 and 5, Rocky Mountain Power shall continue to provide Electric Service to all existing Service Entrances to which it is providing electric service within the City's municipal boundaries on the Effective Date of this Agreement, and the City shall continue to provide Electric Service to all existing Service Entrances to which it is providing Electric Service to Service Entrances outside its municipal boundaries on the Effective Date of this Agreement.

4. City Option. Where the City extends its municipal boundaries through annexation, it may elect to provide Electric Service to existing Service Entrances within the Newly Annexed area being served by Rocky Mountain Power, subject to the provisions of Sections *5* and 6.

5. No Partial Transfer of Consumers in Annexed Area. If the City elects to provide Electric Service to any existing Service Entrances served by Rocky Mountain Power in an area annexed by the City following the Effective Date of this Agreement, it must provide service to all existing Service Entrances served by Rocky Mountain Power within the Newly Annexed Area, and will purchase facilities of Rocky Mountain Power used to serve these existing Service Entrances, on an as-is where-is basis, including distribution facilities, transmission facilities, and substations, subject to the provisions of Section 5.1, 5.2, and 5.3. To the extent that the facilities will no longer be used by Rocky Mountain Power due to the City's acquisition of Existing Service Locations in the annexed area, the City will compensate Rocky Mountain Power in accordance with Section 6. Subject to Section 6 of this Agreement, the City will not serve any existing Service Entrances served by Rocky Mountain Power in an annexed area until it has provided Rocky Mountain Power with Compensation and obtained Commission approval to serve the Service Entrances.

   5.1 The Parties agree that not alltransfers of customers in a Newly Annexed Area will materially impact Rocky Mountain Power's transmission facilities.

   5.2 Dedicated transmission facilities used to provide service to an existing Service Entrance or Service Entrances in a Newly Annexed Area that the City has elected to provide service in, will be purchased in their entirety by the City. For other transmission facilities, the Parties agree to confer regarding the financial effects of those impacts.

   5.3 Where there is disagreement regarding the nature or extent of the adverse impact to Rocky Mountain Power's transmission facilities due to the transfer of service by the City the Parties agree to attempt to resolve such disagreement through non-binding mediation or arbitration.

6. Customer Transfer Process. Once the field inspection of facilities associated with the transfer of the customer and compensation accounting is complete, the City may request that Rocky Mountain Power commence the transfer of the customer to the City's

electrical system while Commission approval to transfer the Customer to the City's electric system is being sought, in compliance with the Idaho Electric Supplier Stabilization Act ("ESSA") and this Agreement. If such a request is made, Rocky Mountain Power will commence transfer of the customer only after:

(1) the City pays Rocky Mountain Power the Compensation amount per this agreement, and

(2) If the reconnection cost exceed the above amount, the City provides security for the benefit of Rocky Mountain Power in the form of cash, letter of credit, or a bond in the amount determined by Rocky Mountain Power to be the difference between the Compensation amount and the reconnection cost to transfer the customer back to Rocky Mountain Power's electric system if the Commission denies the transfer.

Once payment is received, Rocky Mountain Power will commence the cutover of the customer to the City's electrical system while the regulatory processing, in compliance with ESSA and this agreement takes place. Should the Commission deny the transfer, Idaho Falls Power agrees that Rocky Mountain Power will retain ownership of the Idaho Falls Power facilities installed associated with the disapproved transfer at no cost to Rocky Mountain Power. The City shall also be responsible for all reconnection costs, as determined by Rocky Mountain Power, to return the denied customer transfer back to the Rocky Mountain Power electrical system. In addition, Rocky Mountain Power shall remit to the City the remaining portion, if any, of the Compensation amount associated with the transfer after subtracting for reconnection costs.

7. Compensation. If Electric Service at an Existing Service Location is transferred from the City or Rocky Mountain Power to the other (the "acquiring Utility") pursuant to this Agreement, the Acquiring Utility shall pay the other Party just compensation for the facilities. If the City annexes an area and chooses to provide Electric Service to the existing Consumers being served by Rocky Mountain Power in the newly annexed area, the City shall purchase the facilities used to provide service as of the annexation date at replacement cost of the facilities, minus depreciation (calculated utilizing accepted business industry practice and pursuant to Rocky Mountain Power filings with the Commission). In addition, the Acquiring Utility will pay the other utility an amount equal to one hundred sixty-seven percent (167%) of the Existing Consumer's revenue collected from the most recent twelve (12) months of active provision of electric service, which must be within the past five (5) years immediately preceding the time of transfer.

8. Idaho Electric Supplier Stabilization Act. Nothing in this Agreement is intended to conflict with the Idaho Electric Supplier Stabilization Act. Nothing in this Agreement shall alter or affect or diminish the City's right to extend services to City properties and facilities outside of Idaho Falls City limits. *See* Idaho Code § 61-334(3). In the event of any conflict, the provisions of the Act shall control. Nothing in this Agreement shall be construed to affect the rights of any Consumer to petition the Commission for relief under the Idaho Electric Supplier Stabilization Act.

9. Duplication. The parties will work together in good faith to identify facilities that are redundant or duplicative and will coordinate to minimize overlap when constructing new facilities.

10. Tenn. This Agreement is subject to and shall become effective only upon approval by the

Commission (the "'Effective Date'"). The term of this Agreement shall be for five (5) years from the date of Commission approval provided. however, that this Agreement shall be extended automatically for successive periods of five (5) years upon the same terms and conditions set forth in this Agreement, unless one of the Parties notifies the other, not less than sixty (60) days prior to the end of the initial, or renewal term of the intent not to renew the Agreement. The Agreement may be amended by agreement of the Parties at any time following a sixty (60) day notification by one of the parties of the desire to amend subject to approval by the Commission.

11. Breach: Non-Waiver. If either Party breaches any provision of this Agreement, the other Party shall have the right to terminate the Agreement, at its sole option, and/or pursue its remedies at law or equity, including specific performance. No waiver of any breach of this Agreement shall constitute a **waiver** of any other or subsequent breach. If any action is brought to enforce this Agreement or any provision thereof, to rescind the same, to collect damages for an alleged breach or for declaratory judgment there under, the prevailing Party in such action shall be entitled to reasonable attorney's fees.

12. Integration. This Agreement constitutes the entire agreement between the Parties regarding the subject matter hereof and shall supersede that certain Idaho Fal1s Allocation Agreement dated August 26,2005.

13. Notice. Notice allowed or required to be given under this Agreement shall be considered given by depositing such notice in the United States mail with postage prepaid and properly addressed to the Party. Notice shall be addressed to the following addresses until notice is given by the respective Party of a different address:

City of Idaho Falls, Idaho dba IFP
140 S. Capital
Box 50220
Idaho Falls. Idaho 83405

PacifiCorp, dba Rocky Mountain Power
Office of General Counsel
1407 West North Temple, Suite 320
Salt Lake City, UT 84116

14. TO THE FULLEST EXTENT PERMITTED BY LAW, EACH OF THE PARTIES HERETO WAIVES ANY RIGHT IT MAY HAVE TO A TRIAL BY JURY IN RESPECT OF LITIGATION Directly OR INDIRECTLY ARISING OUT OF, UNDER OR IN CONNECTION WITH THIS AGREEMENT. **EACH PARTY FURTHER WAIVES ANY RIGHT TO CONSOLIDATE, OR TO REQUEST THE CONSOLIDATION OF, ANY ACTION IN WHICH A JURY TRIAL HAS BEEN WAIVED WITH ANY OTHER ACTION IN WHICH A JURY TRIAL CANNOT BE OR HAS NOT BEEN WAIVED.**

15.

CITY OF IDAHO FALLS

By:_____

Name: Rebecca L. Noah Casper
Title: Mayor, Idaho Falls, Idaho

STATE OF IDAHO)
) ss.
County of Bonneville)

On this _____day of _____, 2025, before me, the undersigned, a notary public for said State, personally appeared REBECCA L. NOAH CASPER, known to me to be the Mayor of the City of Idaho Falls, the municipal corporation that executed the foregoing document, and acknowledged to me that such City executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal this day and year first above written.

_____
Notary Public of Idaho

Residing at: _____

My Commission Expires:_____

PACIFICORP

By:_____

Name:
Title:

STATE OF)
) ss.
County of)

On this _____day of _____, 2025, before me, the undersigned, a notary public for the said State, personally appeared _____ known to me to be the _____ of PACIFICORP, and acknowledged to me that he/she is authorized to execute the same for and on behalf of PACIFICORP.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal this day and year first above written.

_____
Notary Public of Idaho

Residing at: _____

My Commission Expires:_____

Memorandum

File #: 25-421 **City Council Meeting**

FROM: Chris H Fredericksen, Public Works Director
DATE: Thursday, October 16, 2025
DEPARTMENT: Public Works

Subject
Resolution to Adopt a Revised Snow and Ice Control Policies and Procedures Manual

Council Action Desired
☐ Ordinance ☒ Resolution ☐ Public Hearing
☐ Other Action (Approval, Authorization, Ratification, etc.)
Adopt the Resolution to revise the City of Idaho Falls Snow and Ice Control Policies and Procedures Manual which has been updated to reflect current snow removal practices (or take other action deemed appropriate).

Description, Background Information & Purpose
Attached is a proposed Resolution to amend the City of Idaho Falls Snow and Ice Control Policies and Procedures Manual. The policy has been updated to reflect minor changes and to account for newly annexed streets. This review and update of the manual is an annual action.

Alignment with City & Department Planning Objectives



☐ ☐ ☐ ☐ ☒ ☐ ☐ ☒

The Resolution supports the community-oriented results of a livable community and reliable public infrastructure and transportation.

Interdepartmental Coordination
Interdepartmental coordination has taken place as required to accommodate proposed changes to policy.

Fiscal Impact
There are no anticipated fiscal impacts due to proposed modifications to the existing policies and procedure manual.

Legal Review
The proposed Resolution was reviewed by the Legal Department.

2025-059

RESOLUTION NO. 2025 -

A RESOLUTION OF THE CITY OF IDAHO FALLS, IDAHO, A MUNICIPAL CORPORATION OF THE STATE OF IDAHO, REVISING A UNIFORM SNOW AND ICE CONTROL POLICIES AND PROCEDURES MANUAL AND PROVIDING THAT THIS RESOLUTION BE EFFECTIVE UPON ITS PASSAGE, APPROVAL, AND PUBLICATION ACCORDING TO LAW.

WHEREAS, snow and ice fall, creation, and accumulation are common events within the City annually; and

WHEREAS, the City desires to remove such snow or ice in a safe, economical, efficient, and predictable manner; and

WHEREAS, removal of such snow and/or ice is complicated, time consuming, and may interrupt with the normal traffic and parking activities; and

WHEREAS, the Council wishes to clarify the manner and timing of such snow and ice removal; and

WHEREAS, the Council has adopted an Ordinance that facilitates the adoption of a Snow and Ice Control Policies and Procedures Manual in order to regulate the timing and manner in which snow and ice would be removed from public streets within the City; and

WHEREAS, in order to implement the policies and procedures contained in the Ordinance the Council desires to revise this Snow and Ice Control Policies and Procedures Manual, attached to this Resolution.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF IDAHO FALLS, IDAHO, AS FOLLOWS:

1. The City Council hereby revises the Snow and Ice Control Policies and Procedures Manual attached to this Resolution as Exhibit "A".

ADOPTED and effective this_____day of October, 2025.

CITY OF IDAHO FALLS, IDAHO

_____
Rebecca L. Noah Casper, Mayor

ATTEST:

By_____
Emily Geisler, City Clerk

STATE OF IDAHO)
) ss:
County of Bonneville)

I, EMILY GEISLER, CITY CLERK OF THE CITY OF IDAHO FALLS, IDAHO, DO HEREBY CERTIFY:

That the above and foregoing is a full, true and correct copy of the Resolution entitled, "A RESOLUTION OF THE CITY OF IDAHO FALLS, IDAHO, A MUNICIPAL CORPORATION OF THE STATE OF IDAHO, REVISING A UNIFORM SNOW AND ICE CONTROL POLICIES AND PROCEDURES MANUAL AND PROVIDING THAT THIS RESOLUTION BE EFFECTIVE UPON ITS PASSAGE, APPROVAL, AND PUBLICATION ACCORDING TO LAW."

_____
Emily Geisler, City Clerk

(SEAL)

IDAHO FALLS PUBLIC WORKS

SNOW AND ICE CONTROL POLICIES AND PROCEDURES MANUAL



SNOW & ICE CONTROL
POLICIES AND PROCEDURES MANUAL

IDAHO FALLS PUBLIC WORKS
(Revised October ~~2024~~2025)

Table of Contents

I. INTRODUCTION 1

PURPOSE 1
OBJECTIVE 1
SCOPE 1

II. POLICIES 2

RESPONSIBILITY 2
TRAINING 2
WEATHER MONITORING 2
COMMENCEMENT OF OPERATIONS 2
PRIORITIES 2
DEVIATIONS FROM POLICY 3

III. OPERATIONS PLAN 3

EQUIPMENT RESOURCES 3
STAFFING 5
RESPONSE PLAN 5
ZONE A 6
ZONE A PARKING RESTRICTIONS AND PLOWING 6
CONTINUATION AND COMPLETION 7
PRE-STORM APPLICATION OF SALT BRINE 7
SALT AND SANDING 7
MATERIALS 7
SALT STORAGE 8
BRIDGES 8
CUL-DE-SACS 8
LOADING AND HAULING OF SNOW 8
PUBLIC RELATIONS 8
DISPATCHING REQUESTS FOR SERVICE 9

IV. OPERATIONAL PROCEDURES FOR DIFFERENT STORM INTENSITIES 10

MINOR SNOW EVENT 10
AUTHORITY 10
ADDITIONAL RESOURCES NEEDED 10
PUBLIC INFORMATION 11
MODERATE SNOW EVENT 11
AUTHORITY 11
ADDITIONAL RESOURCES NEEDED 11
PUBLIC INFORMATION 12
HEAVY SNOW EVENT 12
AUTHORITY 12
ADDITIONAL RESOURCES NEEDED 13

PUBLIC INFORMATION *13*
SNOW EMERGENCY 13
AUTHORITY *14*
ADDITIONAL RESOURCES NEEDED *14*
PUBLIC INFORMATION *14*
V. PUBLIC INFORMATION 15
ON-STREET PARKING 15
SNOW BLOWING 15
CUL-DE-SACS 15
SIDEWALKS 15
RESIDENTIAL DRIVEWAYS 16
ALLEYWAYS 16
MAIL DELIVERY 16
BROKEN TREE LIMBS 17
PROPERTY DAMAGE CLAIMS 17
SAFETY TIPS 18
VI. APPENDICES 19
A. SNOW PRIORITY MAP 19
B. SNOW REMOVAL METHOD MAP 20
C. IDAHO TRANSPORTATION DEPARTMENT MAINTENANCE AGREEMENT 20

I. INTRODUCTION

PURPOSE

The purpose of this manual is to establish an acceptable policy and operational procedures for snow and ice control on public streets under the jurisdiction of the City of Idaho Falls. This policy provides a uniform understanding of the priorities and procedures used to combat accumulation of snow and ice on City streets.

OBJECTIVE

The objective of these policies and procedures is to provide adequate traction for vehicles properly equipped for winter driving conditions. Priority is given to streets which carry the largest traffic volume. Limited resources preclude service on lower priority streets until higher priority streets have been completed. It should be expected that during storms of high intensity or long duration and during non-regular working hours, drivers on lower priority streets will encounter snow-packed or icy conditions. Snow and ice control operations will continue during regular hours and/or until all streets have passable pavement or when plowing and sanding is no longer effective.

SCOPE

This policy applies only to public streets under the jurisdiction of Idaho Falls and agreements with Bonneville County and Idaho Transportation Department. The City has over ~~784~~ 797 lane miles of arterial, collector and residential streets that it maintains for snow removal.

Snow removal for some state highways is provided by the Idaho Transportation Department (ITD) and include US-20 and I-15 within city limits.

In order to provide for efficient snow removal services on urban streets, the City has entered into a cooperative maintenance agreement with the Idaho Transportation Department. Under this agreement, Idaho Falls is responsible for snow and ice control on Broadway, Yellowstone, Northgate Mile, Sunnyside Road and Holmes Avenue within City limits. The agreement is included within the appendices.

Snow removal from City-owned parking lots is provided by the Parks and Recreation Department or private contractors.

City ordinance assigns the responsibility of sidewalk snow removal to the adjacent property owner. *(Idaho Falls City Code Title 8 Chapter 10)*

II. POLICIES

RESPONSIBILITY

The responsibility for implementing the snow and ice control policy lies with the Street Superintendent, or his designee during off hours. The Public Works Director may choose to authorize the use of additional resources when conditions warrant.

TRAINING

Prior to the start of the snow season, the Street Division will conduct training for personnel that will be involved in snow control activities. The training will consist of classroom and hands-on equipment training, including the operation of sanders, snowplows, front-end loaders and other equipment as needed.

WEATHER MONITORING

Street Division supervisors will use the National Weather Service daily forecasts to monitor weather conditions and will schedule snowplow crews based on these forecasts.

COMMENCEMENT OF OPERATIONS

The Street Division will monitor conditions whenever there is potential of ice or snow conditions developing on City roadways. The Police Department also reports icy conditions to the Street Division after regular working hours. When snow or ice begins accumulating on the streets the Street Superintendent, or his designee during off hours, will authorize commencement of plowing and/or sanding operations as conditions warrant

PRIORITIES

A limited number of resources and the need to provide the greatest level of safety and benefit to the traveling public, in an efficient manner, necessitate that priority be given to certain heavily used streets above others more minor in nature. Therefore, streets with higher use have a higher priority for snow removal service. Minor streets which require proportionally more time for snow removal for the amount of traffic served have lower priority.

City streets have been divided into the following three snow removal priority categories:

PRIORITY 1: These are arterial and major collector streets, generally with a right-of- way width exceeding 60 feet and average daily traffic greater than 5,000 and includes approximately ~~234~~ 237 lane miles.

PRIORITY 2: These are generally minor collector streets, typically with a pavement width of at least 43 feet. Included in this category are streets serving

emergency response facilities, schools and streets with hills and sharp curves where low traction may cause hazardous driving conditions and includes approximately 116 lane miles.

PRIORITY 3: All other streets not designated as either Priority 1 or 2 streets, split into Zone A and B, and includes approximately ~~434~~ 444 lane miles.

Street priority snow removal maps are included in the appendix and are available for review on the City's website.

DEVIATIONS FROM POLICY

Deviations from standard policies and procedures may occur due to unusual or extraordinary circumstances. Every winter storm has unique characteristics such as storm intensity, duration, wind, temperature and moisture content that influence the methodology used in response to each storm.

Deviations and exceptions from the general priorities and procedures may be made when, in the judgment of the responsible authority, such deviations will best support meeting established objectives and ensuring public safety.

III. OPERATIONS PLAN

EQUIPMENT RESOURCES

The Street Division has a variety of equipment to utilize in snow removal activities. Equipment includes ~~six (6)~~eight (8) large snowplows ~~one~~ three (3) equipped with ~~a~~ spreaders, six (6) pickup trucks with plows, ~~six (6)~~four (4) V-box ~~salt~~ spreader trucks ~~five (5)~~three (3) equipped with plows, three (3) brine trucks two (2) equipped with plows, two (2) snow loaders, four (4) front-end loaders two (2) equipped with a snowblower, one (1) ice breaker loader attachment, two (2) backhoes one (1) equipped with a plow, ~~-~~and four (4) motor graders equipped with gates that can be used in snow and ice removal. Whenever plows are active, Fleet Maintenance personnel are called in to support the operation and to make necessary mechanical repairs.

The Street Division also utilizes equipment from other Divisions to assist with snow removal activities. This equipment includes two (2) large snowplows, four (4) backhoes, one (1) front-end loader and eight (8) pickup trucks with plows.

IDAHO FALLS STREET DIVISION SNOW REMOVAL EQUIPMENT

Quantity	Type	Equipped with Snowplow	Equipped with Spreader
68	~~10-Wheelers~~Dump Truck	Yes	~~1~~3
2	Loader	Yes	
2	Loaders		
1	Ice Breaker Attachment		
2	Snow Loaders		
1	Snowblower		
4	Graders		
1	Backhoe	Yes	
1	Backhoe		
1	Flusher/~~Sander~~V-box	Yes	Yes
1	Flusher/~~Sander~~V-box		Yes
42	Single Axle V-box	Yes	Yes
6	Pickups	Yes	
1	Single Axle Brine Trucks		
2	Single Axle Brine Truck	Yes	
2	10-Wheelers from other Divisions	Yes	
4	Backhoes from other Divisions		
1	Loader from other Divisions		
8	Pickups from other Divisions	Yes	

STAFFING

There are 24 employees who work full time for the Street Division. These employees include 21 operators and a foreman that operate plows, sanders, graders, backhoes, snow loaders and front-end loaders for snow removal. The Street Division Superintendent and Admin Assistant support snow removal operations by logging and dispatching service requests. The City's Public Information Officers are also utilized during snow removal operations to communicate information to the public and media.

STREET DIVISION SNOW REMOVAL SHIFTS

Schedule	Shifts	Number of Employees
Normal Daily Schedule* Monday through Friday	Day Shift: 8:00 a.m. to 4:30 p.m.	20 Employees
	Swing Shift: 4:00 p.m. to 12:00 a.m.	2 Employees
	Night Shift: 12:00 a.m. to 8:00 a.m.	2 Employees
Snow Schedule* 24 hours / 7 days per week	Shift 1: 8:00 a.m. to 8:00 p.m.	11 Employees
	Shift 2: 8:00 p.m. to 8:00 a.m.	11 Employees
Office Staff	8:00 a.m. to 4:30 p.m. afterhours as needed	2 Employees

***Due to the nature of snow and ice control activities, Street Division supervisors will change schedules as needed to complete snow and ice control activities.**

RESPONSE PLAN

When weather forecasts indicate a pending storm is anticipated to deposit snow within the City, the Street Division will begin applying salt-brine to Priority 1 and 2 streets to aid in ice and snow control.

Priority 1 streets are the first streets that receive plowing and salting. Once Priority 1 streets are deemed safe for travel during or after a snow event, snow removal operations shift to Priority 2 streets. Once Priority 2 streets have been addressed focus is shifted to Priority 3 streets that are completed during normal daily schedule hours. If there is a snow accumulation of more than **four (4) inches** on the road, plows will continue snow removal activities on Priority 3 streets during off hours. If during snow removal operations

on lower priority streets, conditions deteriorate on Priority 1 or 2 streets, focus will be shifted back to these higher priority streets as necessitated by the snow event.

ZONE A

Zone A is the Priority 3 area within the City bounded by and including the following streets:

Starting at the corner of East 1st Street and Holmes Avenue; thence running south along Holmes Avenue to East 17th Street; thence running west along 17th Street and along Pancheri Drive to the Snake River; thence running north along the east bank of the Snake River to West Elva Street; thence running east along Elva Street to the railroad tracks; thence running south along the railroad tracks to East 1st Street; thence running east along 1st Street to the point of beginning (excluding the Downtown Area, Nighttime Snow Removal Streets, and any Priority 1 or 2 street within such area).

ZONE A PARKING RESTRICTIONS AND PLOWING

Due to the narrowness and abundance of on-street parking Zone A is completed in a two-day period with north-south street and east-west streets plowed on alternating days.

North-south streets are considered any street running in a direction within 10 degrees of true north (e.g., Water Ave., Alice Ave., Cottage Place, Lee Ave., Sage Ave.)

East-west streets are considered any street running in a direction within 10 degrees of true east and west (e.g., 2nd Street, L Street, Maple Street)

Parking restrictions for Zone A are as follows:

North-South Streets. Beginning at a Snow Event, no parking from eight o'clock (8:00) a.m. local time until five o'clock (5:00) p.m. local time on any even calendar day of the month (e.g., two, four, six, eight, …) or until snow removal activities are determined by the Street Superintendent to be completed for the Snow Event.

East-West Streets. Beginning at a Snow Event, no parking from eight o'clock (8:00) a.m. local time until five o'clock (5:00) p.m. local time on any odd calendar day of the month (e.g. one, three, five, seven, …) or until snow removal activities are determined by the Street Superintendent to be completed for the Snow Event.

Due to the narrowness of Zone A streets vehicles parked in violation of these

restrictions will be relocated to the nearest opposing direction street (e.g. vehicle relocated from an East-West street to a North-South ~~Street~~ street or vise-versa). Every effort will be made to give a minimum of 24-hour notice to Zone A residents of these restrictions.

Informational press releases, media interviews, social media posts, text alerts, City website notifications, and other notifications as deemed appropriate will be used to notify Zone A residents.

CONTINUATION AND COMPLETION

Although no snow event is exactly the same, it usually takes 12-24 hours AFTER the snow stops falling to plow and salt Priority 1 and 2 streets.

Residential streets generally take an additional 48 hours to plow, assuming there are no interruptions to move back to Priority 1 or 2 streets.

During major storms, traffic on low-priority streets usually causes the snow to become packed or icy, before it can be plowed. In this case it may take days or even weeks to remove the packed snow and ice from these streets. When snow has become compacted on low-priority streets and plowing is ineffective due to low ambient temperatures, nighttime sanding and plowing operations may be discontinued until normal working hours and the normal duty schedule is resumed.

PRE-STORM APPLICATION OF SALT BRINE

The Street Division will begin applying salt-brine to Priority 1 and 2 streets to aid in snow removal when weather forecasts indicate a pending storm is anticipated to deposit snow within the City. This application can generally be completed within 16 hours utilizing three (3) truck mounted applicators. This application helps prevent the bonding of snow and ice to the road surface on these higher priority streets.

SALT AND SANDING

Salting is generally completed in conjunction with plowing in conformance with the priority road response system. Sanding alone is conducted when roads are icy, or plowing is ineffective on snow-packed roads and in residential areas.

Once operations have begun, salting will continue until the priority streets have had traction restored. Depending on the weather conditions, arterial and collector streets may receive multiple applications along with other high use intersections or streets with inclines.

MATERIALS

For salting operations, salt will be used in different amounts, depending on

pavement/air temperature and the amount of precipitation. For sanding operations generally, a mixture consisting of four (4) parts sand to one (1) part salt is used to prevent the sand from clumping and/or freezing.

SALT STORAGE

The salt storage facility at 2575 Hemmert Avenue has a capacity of approximately 2,000 tons. Orders for salt delivery are regularly made to keep the storage facility at capacity.

BRIDGES

The Street Division is responsible for the maintenance of ~~55~~ 54 bridges within City limits. Bridges often become icy before the adjacent streets because the ambient air temperature is lower beneath the bridges than the ground temperature beneath the pavement. Bridges are monitored for icy conditions by Street Division personnel during normal working hours and after-hours by the Police Department.

Salt brine is usually applied to bridge decks on Priority 1 and 2 streets before a snow or ice event to prevent the snow and ice from bonding to the bridge deck. If ice is present, salt or a salt and sand mixture may be spread to increase traction and melt ice.

CUL-DE-SACS

In an effort to become more efficient, crews will make one (1) to two (2) passes around the perimeter of the cul-de-sac with a snowplow, pushing the snow to the middle of the cul-de-sac. Snow will be removed from the cul-de-sac at a later date by Street Division employees during the normal daily schedule. This is a low priority activity that is generally the last activity to be completed after every snow event.

LOADING AND HAULING OF SNOW

Loading and hauling snow from City streets is the most expensive and time-consuming snow removal activity undertaken by the Street Division. This practice is minimized to the maximum extent possible and will only be implemented when there are no other alternatives to keep streets open, to maintain access to adjacent properties or other extenuating circumstances. A map depicting the method of snow removal is included within the appendices. This map will be reviewed and updated on an annual basis.

PUBLIC RELATIONS

Providing information to the public is a vital part of the snow removal process. Residents need to know how they can help facilitate snow removal and what to expect in terms of a response by the Street Division to winter storms. Messages sent to the public can range from simple requests to remove parked vehicles from the street to notification of street

closures, or other severe conditions.

Prior to snow season each year, the City will convey information regarding how to sign up for notifications, where to find information, parking restrictions, sidewalk snow removal requirements, prohibitions against throwing or blowing snow on to City streets and snow removal priorities.

During storms, the Street Division office will be staffed appropriately to manage requests for service according to storm intensity.

The Street Division will work closely with the City's Public Information Officers to convey information regarding snow removal activities as needed and to request resident compliance with snow removal parking restrictions.

To sign up for notifications for snow removal parking restrictions text snowIF to 38276 or go to www.idahofalls.gov, click on the blue SIGN UP button, and follow the instructions.

Formatted: Left

DISPATCHING REQUESTS FOR SERVICE

Since snowplow operators are already trained to follow priorities established by policies and procedures contained herein, it is inefficient to respond to individual concerns before allowing operators to respond in accordance with existing policies.

Telephone operators will log requests for service and periodically forward these logs to snow removal supervisors for review and potential action. Supervisors will use these logs to direct operators to areas of concern, after they have achieved the goals established within existing snow removal policies.

Supervisors will be notified immediately of hazardous conditions or new snow accumulation on higher priority streets, roadways impacted by drifting snow or other emergency conditions.

IV. OPERATIONAL PROCEDURES FOR DIFFERENT STORM INTENSITIES

The following procedures describe implementation of the Operations Plan for various storm intensities. These procedures are intended as an aide to supervisors and management staff to ensure essential actions are taken. Variations to these procedures may be made by the Street Superintendent, or his designate, to best meet the demands of changing storm events. These procedures will also help provide residents with a better understanding of how the City manages snow removal.

MINOR SNOW EVENT

A minor snow event is generally defined as two to four (2-4) inches of accumulation of snow within the roadway

Resources will be committed to Priority 1 streets first. No additional resources will be brought in for lower-priority roads. Only after Priority 1 streets are cleared will available resources be shifted to Priority 2 streets. Similarly, the same resources will be used to serve Priority 3 streets only after goals have been met on Priority 1 and 2 streets.

Priority 1 **- Arterial and Major Collector Streets:** Twenty-four hours per day, seven (7) days per week, when needed. Generally cleared within 12-24 hours after the end of the storm.

Priority 2 **- Minor Collectors and Special Need Streets:** After Priority 1 streets are completed. Twenty-four hours per day, seven (7) days per week, when needed. Generally cleared within 12-24 hours after the end of the storm.

Priority 3 **- All Other Non-Priority 1 and 2 Streets:** After Priority 1 and 2 streets are completed. Regular hours only. Generally cleared within 72 hours after the end of the storm.

AUTHORITY

The Street Superintendent or his designee during off-hours has the authority to call-out and direct snow removal resources.

ADDITIONAL RESOURCES NEEDED

- Overtime authorization
- Up to 36 employees from other divisions split into two (2) crews, 12-hour shifts of eighteen (18) employees per crew to operate snowplows and sanders

- 12-14 contractor supplied trucks for snow removal
- 4-6 contractor supplied graders

PUBLIC INFORMATION

Requests for service will be handled by the Street Division Admin Assistant.

Informational press releases, media interviews, social media posts, text alerts, City website notifications, and other notifications as deemed appropriate that may include requesting snow removal parking compliance will be coordinated through the City's Public Information Officers.

MODERATE SNOW EVENT

A moderate snow event is generally defined as four to eight (4 - 8) inches of accumulation of snow within the roadway.

Resources will be committed to Priority 1 streets first. Only after Priority 1 streets are cleared will available resources be shifted to Priority 2 streets. Similarly, the same resources will be used to serve Priority 3 streets, only after needs have been met on Priority 1 and 2 streets.

Priority 1 **- Arterial and Major Collector Streets:** Twenty-four hours per day, seven (7) days per week, when needed. Generally cleared within 12-24 hours after the end of the storm

Priority 2 **- Minor Collectors and Special Need Streets:** After Priority 1 streets are complete. Twenty-four hours per day, seven (7) days per week, when needed. Generally cleared within 12-24 hours after the end of the storm.

Priority 3 **- All Other Non-Priority 1 and 2 Streets:** After Priority 1 and 2 streets are completed. Twenty-four hours per day, seven (7) days per week, when needed. Generally cleared within 72 hours after the end of the storm.

AUTHORITY

The Street Superintendent or his designee during off-hours has the authority to call-out and direct snow removal resources.

ADDITIONAL RESOURCES NEEDED

- Overtime authorization
- Up to 36 employees from other divisions split into two (2) crews, 12-hour shifts of eighteen (18) employees per crew, to operate snowplows and sanders

- 12-14 contractor supplied trucks for snow removal
- 4-6 contracted graders
- Additional contracted operators & equipment (graders, plows, etc.) may be used

Formatted: Font: Arial, 12 pt

Formatted: Indent: Hanging: 0.25"

Formatted: Font: Arial, 12 pt

PUBLIC INFORMATION

Requests for service will be handled by the Street Division Admin Assistant.

Informational press releases, media interviews, social media posts, text alerts, City website notifications, and other notifications as deemed appropriate that may include requesting snow removal parking compliance will be coordinated through the City's Public Information Officers.

HEAVY SNOW EVENT

A heavy snow event is generally defined as eight to twelve (8 -12) inches of accumulation of snow within the roadway.

Street Division resources will be committed to Priority 1 streets first. Additional resources, as described below, will be brought in to clear lower-priority roads. Only after Priority 1 streets are cleared, will all resources be shifted to Priority 2 streets. All resources will be used to serve Priority 3 Streets only after needs have been met on Priority 1 and 2 streets.

Priority 1 **- Arterial and Major Collector Streets:** Twenty-four hours per day, seven (7) days per week, when needed. Generally cleared within 12-24 hours after the end of the storm.

Priority 2 **- Minor Collectors and Special Need Streets:** After Priority 1 streets are completed. Twenty-four hours per day, seven (7) days per week, when needed. Generally cleared within 24-48 hours after the end of the storm.

Priority 3 **- All Other Non-Priority 1 and 2 Streets:** After Priority 1 and 2 streets are completed. Twenty-four hours per day, seven (7) days per week, when needed. Generally cleared within 72 hours after the end of the storm.

During major storms, traffic on low-priority streets usually causes the snow to become packed or icy, before it can be plowed. In these cases, it may take days or even weeks to remove the packed snow and ice from these streets.

AUTHORITY

The Street Superintendent or his designee during off-hours has the authority to call-out and direct snow removal resources.

ADDITIONAL RESOURCES NEEDED

- Overtime authorization
- Up to 36 employees from other divisions split into two (2) crews, 12-hour shifts of eighteen (18) employees per crew, to operate snowplows and sanders
- Additional employee from Sanitation Division to assist Street Division with calls as needed
- 12-14 contractor supplied trucks for snow removal
- 4-6 contracted graders
- Additional contracted operators & snow removal equipment as required

PUBLIC INFORMATION

Requests for service will be handled by the Street and Sanitation Division Admin Assistants.

Informational press releases, media interviews, social media posts, text alerts, City website notifications, and other notifications as deemed appropriate that may include requesting snow removal parking compliance will be coordinated through the City's Public Information Officers.

SNOW EMERGENCY

A snow emergency is generally defined as more than twelve (12) inches of snow within the roadway.

Resources will be committed to Priority 1 streets first. Additional resources, as described below, will be brought in to clear lower-priority roads. Only after Priority 1 streets are cleared, will all resources be shifted to Priority 2 streets. All resources will be used to serve Priority 3 streets only after needs have been met on Priority 1 and 2 streets.

Priority 1 **- Arterial and Major Collector Streets: Twenty-four** hours per day, seven (7) days per week, when needed. Generally cleared within 12-24 hours after the end of the storm.

Priority 2 **- Minor Collectors and Special Need Streets:** After Priority 1 streets are completed. Twenty-four hours per day, seven (7) days per week, when needed. Generally cleared within 24-48 hours after the end of the storm.

Priority 3 **- All Other Non-Priority 1 and 2 Streets:** After Priority 1 and 2 streets are completed. Twenty-four hours per day, seven (7) days per week, when needed. Generally cleared within 72 hours after the end of the storm.

AUTHORITY

The Street Superintendent or his designee during off-hours has the authority to call-out and direct snow removal resources. The Public Works Director authorizes additional resources from within the Department and coordinates press releases and other public information updates through the City's Public Information Officers. The Public Works Director may also seek assistance from other Departments within the City to provide additional labor to meet the conditions.

ADDITIONAL RESOURCES NEEDED

- Overtime authorization
- Up to 36 employees from other divisions split into two (2) crews, 12-hour shifts of eighteen (18) employees per crew, to operate snowplows and sanders
- Additional employee from Sanitation Division to assist Street Division with calls
- 12-14 contractor supplied trucks for snow removal
- 4-6 contracted graders
- Additional contracted operators & snow removal equipment as required

PUBLIC INFORMATION

Requests for service will be handled by the Street and Sanitation Division Admin Assistants.

Informational press releases, media interviews, social media posts, text alerts, City website notifications, and other notifications as deemed appropriate that may include requesting snow removal parking compliance will be coordinated through the City's Public Information Officers.

V. PUBLIC INFORMATION

ON-STREET PARKING

It is dangerous and difficult to plow narrow streets that are congested with parked vehicles. Plowing around parked cars limits the effectiveness of snow removal activities. Some narrow streets may not be plowed if equipment cannot safely drive down them. The most helpful thing residents can do to facilitate snow removal is to move vehicles off the street and encourage their neighbors to do the same.

To facilitate snow removal, City ordinance prohibits on-street parking whenever there is a qualifying Snow Event. A Snow Event is an occurrence in which more than two (2) inches of snow accumulates on the roadway as determined by the City and as posted on the City's official website (www.idahofalls.gov). Any vehicles parked on streets within Idaho Falls during a Snow Event will be subject to ticketing, relocation, and towing in accordance with snow removal parking restrictions. Visit the City website for updates and more information *(Idaho Falls City Code Title 9 Chapter 5)*

SNOW BLOWING

Blowing, throwing or pushing snow from driveways and walks into the street creates additional work for snowplow operators and may create significant traffic hazards. Some businesses and residents have pushed large piles of snow into the street, hoping it would melt quickly. The snow pile is a hazard itself, but the ice created when the melting snow refreezes can make the situation even more dangerous. Move snow onto landscaped areas in the yard or parking lot. City Code prohibits placing snow upon any public street, sidewalk, easement, right-of-way, or public way, alleyway or sidewalk. *(Idaho Falls City Code Title 8 Chapter 10)*

CUL-DE-SACS

There are approximately ~~468~~ 478 cul-de-sacs in Idaho Falls. It takes considerably longer to clear snow from cul-de-sacs than other "uninterrupted" stretches of City streets. Because of the high cost-to-benefit ratio, cul-de-sacs and dead-end streets have the lowest priority for snow removal. Cul-de-sacs will be plowed, but it will likely be several days after a major storm ends before snow is removed from the middle of cul-de-sac.

SIDEWALKS

Snowplow operators try to avoid placing snow on sidewalks, but in some instances this may not be possible. The adjacent property owner is responsible to keep sidewalks clear.

WHAT CAN I DO IF I AM ELDERLY AND/OR DISABLED AND CAN'T SHOVEL SNOW FROM MY SIDEWALK?

The City does not have the resources to provide snow removal from sidewalks. Please plan to make arrangements with a relative, friend or neighbor for help. If you, your business, organization, family or other volunteer group would like to assist with sidewalk snow removal in our community, we would recommend starting a snow removal volunteer project through www.justserve.org. Once a project is created, those who need assistance can go to this website to find assistance.

RESIDENTIAL DRIVEWAYS

One of the most frequent concerns in the removal of snow from public streets is snow being deposited at the approach to residential driveways during plowing operations. As plows travel along streets, the snow accumulated on the plow blade has no place to go but on to the adjacent street landscaping areas and in driveways. The more snow that has fallen, the greater the problem encountered. As a service to the residents of Idaho Falls, an approximate 10-foot-wide section will be opened by City crews at the driveway approach to allow access from the driveway to the street in case of an emergency. A small windrow of snow may still remain as the volume of snow may spill out past the gate on the equipment.

Residents can help this situation by piling snow they have shoveled from their driveways on to the right side facing the street, instead of placing it on both sides at the end of the driveway. By doing so operators can avoid carrying piles from the "upstream" portion of the street back across driveways.

ALLEYWAYS

Alleyways are plowed on an as needed basis by the Sanitation Division for sanitation vehicles only.

MAIL DELIVERY

City snow removal operators make every effort to remove snow as close to the curb as practical and to provide access to mailboxes for postal carriers. However, it is not always possible to provide ideal conditions and not damage mailboxes with the size and type of equipment the City operates. Therefore, the final cleaning adjacent to mailboxes is the responsibility of each resident.

If there is an accumulation of snow blocking your mailbox, either remove the snow or set out a temporary box, bucket, plastic tub or garbage receptacle that can be reached by your letter carrier and label it with your address and the words "U.S. Mail."

BROKEN TREE LIMBS

During heavy storms, tree limbs may be broken. Please call (208) 612-8490 to report limbs blocking traffic.

Broken limbs outside the roadway are the responsibility of the tree owner. Limbs can be cut and bundled for bulky waste pickup. Call the Sanitation Division to schedule pickup at (208) 612-8491. Branches and limbs must be tied in bundles less than four (4) feet in length and not more than 50 pounds in weight per bundle.

PROPERTY DAMAGE CLAIMS

Incidents involving contact between City equipment and private property typically occur within the public right-of-way. Although the public right-of-way is maintained by the adjacent property owner, there are times when the right-of-way is the only available space to store excess snow removed from the roads. A City right-of-way is an easement which is a privilege or a right, distinct from ownership. It is commonly defined as roadways and alleys however sidewalks, curbs and gutters, landscaping and parking strips, and driveway approaches are included in public rights-of-way. Those areas may be necessary to serve as excess snow storage, therefore, actions taken by operators can occasionally result in property damage, particularly during blizzard conditions or night-time snow plowing.

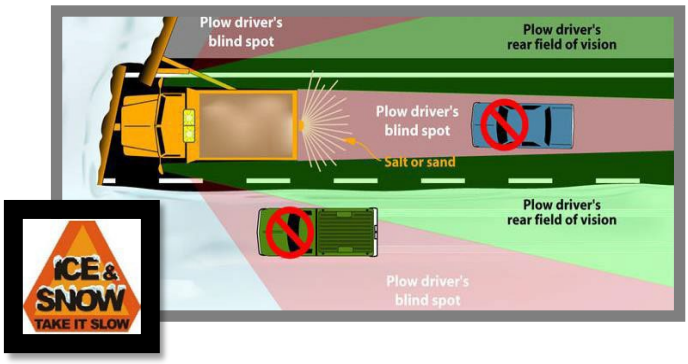
In the event of damage to private property during snow removal, the property owner should file a claim with the City Clerk's Office by calling (208) 612-8415 or a claim form can be printed off from the City of Idaho Falls website: *idahofalls.gov*. It can then be filled out, and returned to the City Clerk's Office in person, by mail, fax or e-mail. The claim will then be reviewed to determine if the damage was a result of impact with a plow blade or other piece of equipment. It should be noted that mailboxes should be constructed solidly to withstand the force of snow rolling off a plow.

The weight of accumulating snow may cause damage to structures. Such damage is the responsibility of the resident and their insurance company.

City of Idaho Falls Clerk's Office
Physical Address: 308 Constitution Way Idaho Falls ID, 83402
Mailing Address: P.O. Box 50220 Idaho Falls, ID 83405
E-mail: ifclerk@idahofalls.gov
Phone: (208) 612-8415
Fax: (208) 612-8560

SAFETY TIPS

- When trucks are plowing snow and spreading sanding material, stay back from the vehicle 100 feet to avoid problems.
- Plow trucks often have to back up. There are blind spots in the mirrors. For your safety, do not pull up directly behind them. They may not be able to see you.
- When cleaning driveways or parking lots, do not put snow in the street. This can cause problems for other motorists.
- Plow trucks generally push snow to the passenger side of the truck (right side when looking at it from the rear). Never attempt to pass a truck on the right since there can be much more snow on that side of the vehicle.



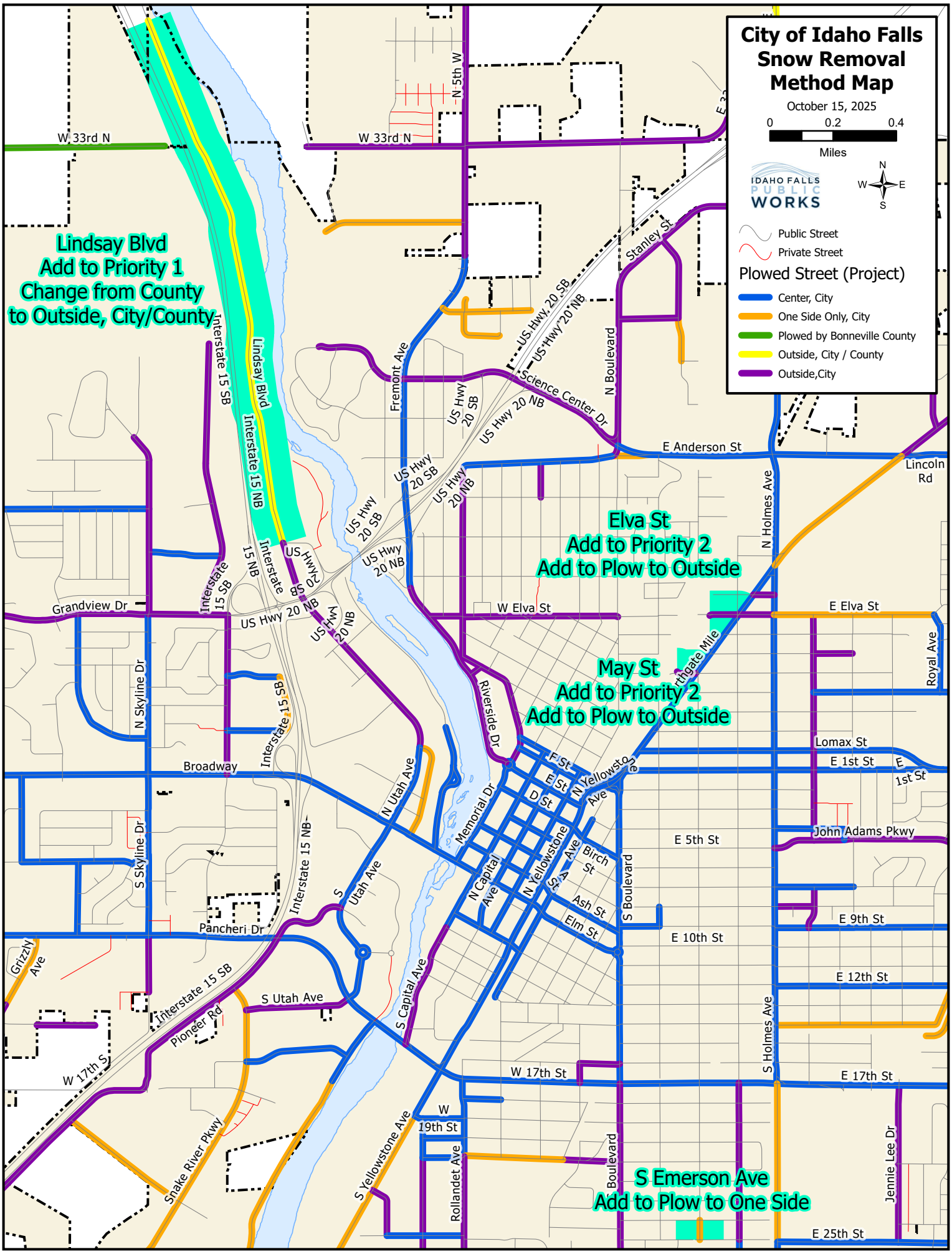


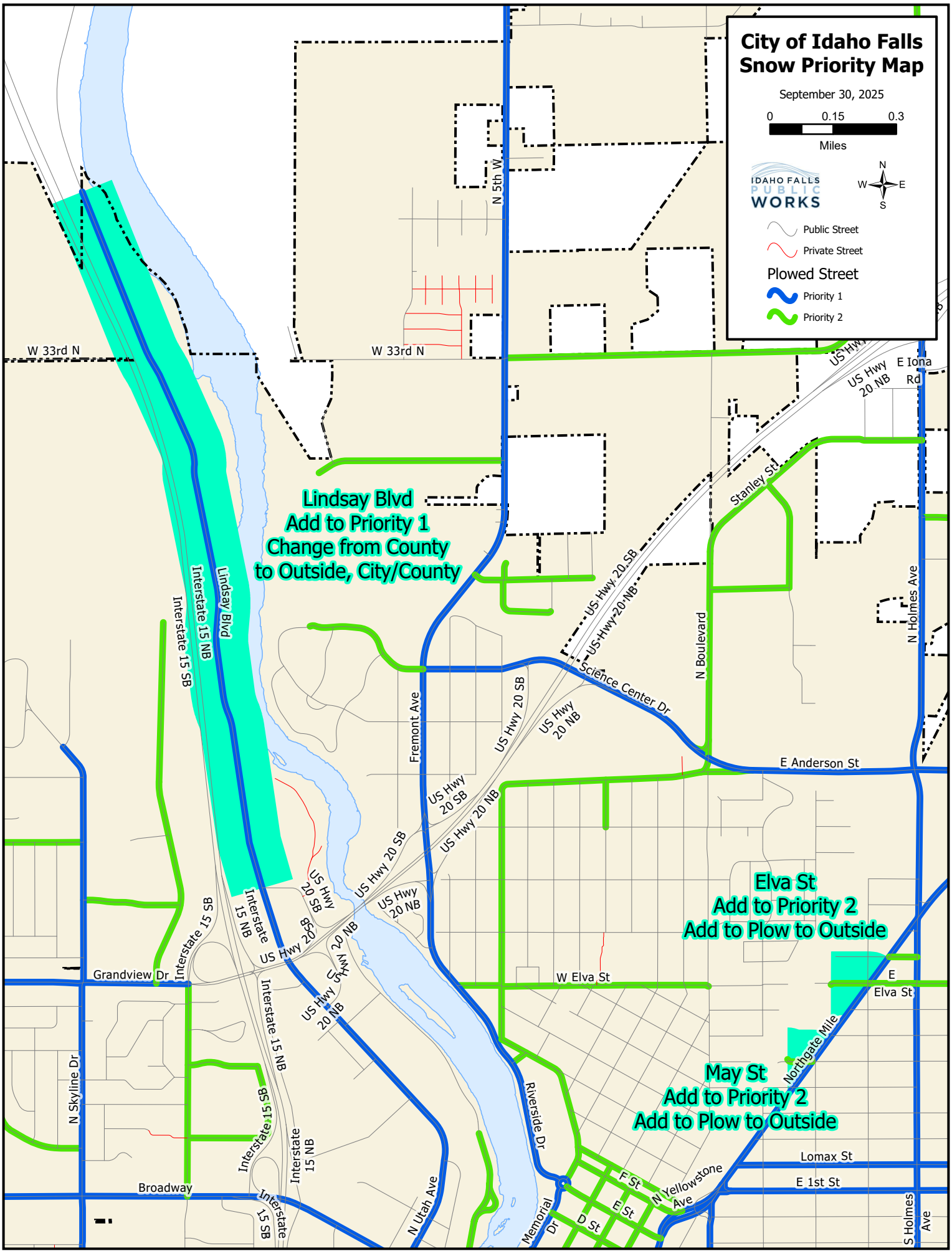
VI. APPENDICES

A. Snow Priority Map

B. Snow Removal Method Map

C. Idaho Transportation Department Maintenance Agreement


City of Idaho Falls
Snow Removal
Method Map
October 15, 2025
0
0.2
0.4
Miles
IDAHO FALLS
PUBLIC
WORKS
N
W
E
S
Public Street
Private Street
Plowed Street (Project)
Center, City
One Side Only, City
Plowed by Bonneville County
Outside, City / County
Outside,City
Lindsay Blvd
Add to Priority 1
Change from County
to Outside, City/County
Elva St
Add to Priority 2
Add to Plow to Outside
May St
Add to Priority 2
Add to Plow to Outside
S Emerson Ave
Add to Plow to One Side
W 33rd N
N 5th W
Stanley St
US Hwy 20 SB
US Hwy 20 NB
N Boulevard
Science Center Dr
E Anderson St
Lincoln Rd
Fremont Ave
Interstate 15 SB
Interstate 15 NB
Lindsay Blvd
N Holmes Ave
Grandview Dr
W Elva St
E Elva St
Royal Ave
Riverside Dr
Broadway
N Skyline Dr
S Skyline Dr
N Utah Ave
S Utah Ave
Memorial Dr
Lomax St
E 1st St
John Adams Pkwy
E 5th St
N Capital Ave
S Capital Ave
N Yellowstone Ave
S Yellowstone Ave
Birch St
Ash St
Elm St
S Boulevard
E 9th St
E 10th St
E 12th St
S Holmes Ave
Pancheri Dr
Grizzly Ave
Pioneer Rd
W 17th St
E 17th St
Snake River Pkwy
W 19th St
Rollandet Ave
Jennie Lee Dr
E 25th St


City of Idaho Falls
Snow Priority Map
September 30, 2025
0
0.15
0.3
Miles
IDAHO FALLS
PUBLIC
WORKS
N
W
E
S
Public Street
Private Street
Plowed Street
Priority 1
Priority 2
Lindsay Blvd
Add to Priority 1
Change from County
to Outside, City/County
Elva St
Add to Priority 2
Add to Plow to Outside
May St
Add to Priority 2
Add to Plow to Outside
W 33rd N
N 5th W
E Iona Rd
US Hwy 20 NB
US Hwy 20 SB
Stanley St
N Holmes Ave
N Boulevard
Science Center Dr
Fremont Ave
E Anderson St
Interstate 15 NB
Interstate 15 SB
Lindsay Blvd
Grandview Dr
W Elva St
E Elva St
Northgate Mile
N Skyline Dr
Broadway
Riverside Dr
N Utah Ave
Memorial Dr
F St
E St
D St
N Yellowstone Ave
Lomax St
E 1st St
S Holmes Ave

Cooperative Agreement
For Maintenance Of State Highway I-15, I-15B, US 20, US 20B, US 26, & US 91

THIS AGREEMENT, made and executed in duplicate this 26 day of January, 2023, by and between the IDAHO TRANSPORTATION DEPARTMENT, hereinafter called the "State," and the CITY OF IDAHO FALLS, hereinafter referred to as the "City."

WITNESSETH:

1. RECITALS

The parties desire to provide for the maintenance of state highway routes within the City as provided in ***Idaho Code, Section 40-310(5)***, and to arrange herein for the particular maintenance functions to be performed by the City and those to be performed by the State and to specify the terms and conditions under which such work will be performed.

2. AGREEMENT

This agreement shall supersede previous Cooperative Maintenance Agreements. In consideration of the mutual covenants and premises herein contained, it is agreed that the City will perform such maintenance work as is specifically delegated to and the State will perform those particular functions of maintenance delegated to it on the state highway routes or portions thereof as hereinafter described under Sections 13, 17, and 17-a hereof or as said sections may be subsequently modified with the written consent of the parties hereto acting by and through their authorized representatives.

3. MAINTENANCE DEFINED

Maintenance is defined as follows:

a. The preservation and keeping of right-of-way and each type of roadway, structure, and facility in the safe and usable condition to which it has been improved or constructed, but does not include reconstruction or other improvement.

b. Provisions as necessary for the safety and convenience of traffic and the upkeep of traffic control devices.

c. The general utility services such as roadside planting and vegetation control.

d. The special or emergency maintenance or repair necessitated by accidents or by storms or other weather conditions, slides, settlements, or other unusual or unexpected damage to a roadway, structure or facility.

e. Upkeep of illumination fixtures on the streets, roads, highways, and bridges, which are required for the safety of persons using the said streets, roads, highways, and bridges.

4. DEGREE OF MAINTENANCE

The degree and type of maintenance for each highway or portion thereof shall mean doing the work and furnishing the materials and equipment to maintain the highway facility herein described in a manner as near as practicable to the standard in which they were originally constructed and subsequently improved.

5. LEGAL RELATIONS AND RESPONSIBILITIES

Nothing in the provisions of this agreement is intended to affect the legal liability of either party to the contract by imposing any standard of care respecting the maintenance of state highways different from the standard of care imposed by law.

It is understood and agreed that neither the State, nor any officer, agent, servant, or employee thereof is responsible for any damage or liability occurring by reason of anything done or omitted to be done by the City

or in connection with any work, authority or jurisdiction delegated to the City under this Agreement for Maintenance. The City, its officers, agents, servants, or employees, shall not be responsible for any damage or liability arising in connection with work to be performed by the State which is not otherwise delegated to the City.

6. HIGHWAY

Highway, as used herein, includes the entire right-of-way which is secured or reserved for use in the construction and maintenance of the traveled way and roadsides as hereinafter described.

7. ROADWAY

Roadway means the area between the inside face of curbs or the area between the flow lines of paved gutters; otherwise, the entire width within the highway which is improved for vehicular use including improved shoulders and side slopes, if they exist.

8. IMPROVED ROADSIDES

Improved roadside is the area between the roadway, as defined under Section 7, and the right-of-way boundary lines, including curb and sidewalk.

Curb relates to a timber, concrete, asphalt, or masonry structure separating or otherwise delineating the roadway from the remainder of the highway and shall include paved gutters. Medians that separate the roadways for traffic in opposite directions are considered a part of the improved roadsides. Sidewalk applies to the paved or otherwise improved surface area between the face of curb or edge of roadway and right-of-way boundary, including paved entrances or driveways.

9. UNIMPROVED ROADSIDES

Unimproved roadsides relate to the area between the roadway and right-of-way boundary wherein curbs and sidewalks do not exist.

10. BRIDGES

Bridges are structures that span more than 20 feet measured between abutments along the centerline of the street and multiple span structures where the individual spans are in excess of 10 feet measured from center-to-center of supports along the centerline of the street. All other cross-drainage structures shall be classified as culverts.

11. TRAFFIC CONTROL DEVICES

Traffic control devices include all signs, pavement markings, and highway illumination placed on or adjacent to the street or highway for the regulations, guidance, warning and aid of pedestrian and traffic movement thereon. Traffic signals will be treated under a separate agreement.

12. FRONTAGE ROADS

Frontage roads are roads constructed on either side of the highway to provide authorized road access to adjacent properties in lieu of access directly from the highway.

13. ROUTINE MAINTENANCE

Routine maintenance to be performed on the roadway or roadsides shall consist of such work as patching, spot sealing, crack sealing, snow plowing, snow removal, sanding, care of drainage, upkeep and repair of bridges, culverts, curbs, benches and sidewalks, street sweeping and cleaning, repair of damage and cleaning up after storms and traffic accidents, control of roadside vegetation, care of landscaped areas, planters, trees or other

ornamental plantings, and upkeep and operation of traffic control devices, all in the manner as hereinafter specified.

a. **Roadway**

(1) Surface Repair: The patching of holes, depressed areas, spot sealing, undersealing, etc.

(2) Crack Sealing: The cleaning, filling, and sealing of cracks in pavement with sealing compounds.

(3) Sweeping and Cleaning: The removal of dirt or litter normally coming onto the roadway from action of traffic or from natural causes, such as flood and storm debris.

(4) Snow Removal: The removal of snow from the roadway by plowing, sweeping, and hauling and shall include applying sand and/or salt when required. The hauling away of snow need only apply on those highway sections where snow storage is limited or at such times when accumulations become greater than storage area capacity.

(5) Utilities: Including manholes, boxes or other appurtenances shall be maintained by their owners.

(6) Storm Sewers: Shall be kept clean and free from debris; traps and sumps cleaned as required after each storm.

(7) Culverts: Shall be kept clean and free from debris; inlets and outlets shall be kept free of debris and growing grass or brush.

b. **Bridges**

Shall be inspected in accordance with the national inspection standards of *U.S. Code, Section 116(d), Title 23*, administered by the State. Bridges designed to AASHTO H-20 or better standards must be inspected on a frequency not to exceed two years. Bridges that are posted for restricted weight limits and/or designed to AASHTO HS-15 or less will be inspected on an annual basis. Inspections are to be accomplished by a qualified inspector. The State's district engineer shall be immediately notified of major defects. See current edition of *AASHTO Manual for Maintenance Inspection of Bridges* for inspector's qualifications, inspection reporting procedures, and structural analysis for load capacity of bridges.

c. **Improved Roadsides**

(1) Curbs: Shall be kept in repair by cleaning, patching, lifting, and aligning.

(2) Sidewalks: Shall be kept in repair by cleaning, patching, lifting, aligning, and regrading if of gravel or other non-cemented material.

(3) Lawn or Grass Areas: Shall be kept mowed, watered, edges trimmed, and the watering operations shall not flood or sprinkle on the roadway.

(4) Trees and Plantings: Shall be kept trimmed with dead material removed and hazardous limbs pruned. This agreement shall not be construed as restricting, prohibiting or otherwise relieving the City of the responsibility for inspection and upkeep of trees in a manner that will insure maximum safety to both vehicular and pedestrian traffic or to restrict or relieve the City from following the same policy and procedure generally followed by it with respect to streets of the City in the matter of requiring sidewalk repairs and control of vegetation to be made by or at the expense of abutting owners who are under legal obligation to perform such work.

(5) Benches and Planters: Shall be kept in repair by cleaning, patching, aligning, and painting.

d. **Unimproved Roadsides**

(1) Ditchings: Foreslopes, backslopes, and ditches shall be bladed and ditched regularly as required to keep as near as possible to the original typical cross section.

(2) Cleaning: Foreslopes and backslopes shall be mowed as required. Trees and shrubs shall be kept trimmed, dead material removed, and hazardous limbs pruned, waterways shall be kept free of debris.

e. **Traffic Control Devices**

Traffic control devices installed and maintained on the urban extensions of the State Highway System shall be in conformance with the recommendations and specifications of the current *Manual on Uniform Traffic Control Devices for Streets and Highways* as approved by the American Association of State Highway and Transportation Officials (AASHTO) and as adopted by the Idaho Transportation Department. The maintenance to be performed on these items shall consist of furnishing all necessary labor, material, services, and equipment to install, replace, operate, and/or repair in accordance with this agreement.

All traffic control devices installed inside the full control of access limits of the Interstate Highway System shall be the responsibility of the State.

(1) Route Guide Signing: This includes all official designation guide signs at junctions of the urban extensions of the State Highway System, all entering community signs and all U.S. or State Highway System route markers necessary to properly identify and keep the motorist sure of the routes.

(2) Other Guide Signs: This includes all other guide signs of an informational nature identifying streets, city parks, landmarks, and items of geographical or cultural interest that the community desires to sign.

(3) Warning Signs: These will include all signs used to indicate conditions that are actually or potentially hazardous to users of the highway or street.

(4) Speed Signs: These will include all regulatory signs to indicate speed limits that have been designated in accordance with statutory provisions.

(5) Other Regulatory Signs: These will include all regulatory signs, other than the speed sign and lane control sign which are used to indicate the required method of traffic movement or use of the public highway or street.

(6) Highway Lighting: This includes all fixed illumination of the roadway or sidewalks for purposes of providing better visibility of persons, vehicles, or roadway features. All highway lighting shall be installed and maintained in accordance with current policies of the State. Maintenance shall include all upkeep of supports, interconnecting service, electrical energy costs, cleaning, lamp renewal, and associated labor and material costs required to maintain the lighting system in continuous nighttime operation.

(7) Lane-Line Markings: These will include those lines dividing the roadway between traffic moving in opposite directions, lane-lines separating two or more lanes of traffic moving in the same direction, painted channelization, pavement edge markings, and no passing barrier lines where required.

(8) Other Pavement Markings: These include all stop lines, crosswalk lines, parking space limits and word and symbol marking set into or applied upon the pavement surface or curbing or objects within or adjacent to the roadway for the purpose of regulating or warning traffic.

14. ENCROACHMENT PERMITS

If the State delegates authority to issue encroachment permits to the City, the authority shall pertain to all parts of the highway or street throughout the particular length indicated under Section 17 and/or 17-a of this agreement. Authority to issue encroachment permits shall not be assigned to the City unless they have

adequate ordinances governing the encroachments together with an administrative organization and procedure capable of enforcing the ordinances.

Permits shall be issued on a form provided by the State and the City will furnish a copy of each permit to the State. The City agrees to follow current policies of the State regarding encroachment unless the City, by ordinance or other regulation, imposes more restrictive regulations as stated below. Prior approval of the State shall be secured before any permit is issued for the original installation of any utility line, driveway, or other permanent encroachment within the highway right-of-way.

If the City, by ordinance or other regulation, imposes more restrictive regulations and requirements regarding signs, marquees and/or driveways than above set forth or as provided in current State policies, nothing in these provisions shall be construed to prevent the City from enforcing such restrictive regulations in the granting or refusing of permits with respect to any State Highway. Where authority to issue encroachment permits is retained by the State, all local ordinances which are more restrictive than State policy will be observed. When authority to issue Encroachment permits is retained by the State, approval of the City will be secured prior to the issuance of a permit. State permit forms will be used and a copy will be forwarded to the City for its record.

The City or State shall comply with its usual policy with respect to collecting costs from permittees in such cases as fees or charges are made by the City or State for encroachment work on streets or highways.

No signs, billboards or structures other than those authorized and installed by the State or the City as necessary for the regulating, warning, and guiding of traffic shall be permitted within or to overhang the right-of-way of any State Highway, except in accordance with these provisions:

a. Signs or marquees extending over the sidewalk and right-of-way may be installed on a permitted basis in business districts only, subject to the following restrictions:
   - No sign or marquee shall be permitted to project over the roadway nor to extend beyond a vertical line located 18 inches outside the inside face of the curb.
   - Signs extending over the sidewalk area shall have no part thereof less than 12 feet above sidewalk or ground level. Marquees extending over the sidewalk area shall have no part thereof less than eight feet above sidewalk or ground level.

b. Displays or signs overhanging the right-of-way may be authorized on a permit basis only outside of business districts when the display is placed flat against and supported by the building and providing it does not extend more than 12 inches into the right-of-way.

c. All signs and marquees shall conform to the city building and/or sign code excepting that minimum clearance requirements as herein specified must be complied with.

   They shall at all times be maintained in a good appearing and structurally safe condition. Any existing sign or marquee suspended or projected over any portion of State Highway right-of-way, which constitutes a hazard, shall be immediately repaired or removed.

d. Signs or displays will not be permitted which resemble, hide, or because of their color, interfere with the effectiveness of traffic signals and other traffic control devices. Illuminated signs or displays containing red, yellow, or green lights will not be permitted to overhang the right-of-way.

e. Temporary municipal decorations may be installed and suspended over the State Highway on a permit basis only. They shall not be permitted in locations that interfere with the visibility and effectiveness of traffic control devices.

   It is understood that none of the provisions listed above (a. to e. inclusive) will be in conflict the Beautification of Highways Act of 1966, *Idaho Code, Section 40, Chapter 28.*

f. Use of state highway right-of-way for benches, planters, and trees is subject to the following conditions:

- Benches, planters, and trees must be at least 18 inches from the face of the curb. When benches, planters, and trees are placed on sidewalks, there must be a four-foot open space for pedestrians and bicyclists measured at a right angle from the edge of the sidewalk, or as an alternative, spacing that meets city-approved standards.
- Benches, planters, and trees should not obstruct crosswalks or wheelchair ramps, or force pedestrians into the street by their placement.
- Benches, planters, and trees should not be placed so as to impede the sight distance of vehicles using the highway.
- Benches, planters, and trees shall not bear markings or signs that resemble official traffic signs.
- Cities allowing benches, planters, and trees on state highway right-of-way agree to indemnify, defend regardless of outcome, and hold harmless, ITD from all accidents or occurrences resulting in damage to property, injury, or loss of life related to bench placement on highway right-of-way within the city.

15. TRANSPORTATION PERMITS

Transportation permits will be required on State Highways for all vehicles and their loads that exceed legal limitations. If authority to issue transportation permits is delegated to the City, such authority shall pertain only to travel that originates and terminates within the City corporate limits.

16. ROUTE DESCRIPTION

Route No.	Milepost	Length Miles	Description of Routing
1. **I-15 BUS.** **001380**	2.732 to 6.315	3.583	S Yellowstone Ave from SCL to Broadway
US-26 **002240**	333.044 to 335.779	2.735	N Yellowstone Hwy/Northgate Mile from Broadway to NCL
2. **I-15 BUS.** **001380**	6.315 to 7.230	0.915	Broadway from N Yellowstone Ave to ramps on I-15
US-20 **002070**	305.026 to 306.900	1.874	Broadway from WCL to SB on and off ramps I-15
3. **I-15** **001330**	115.988 to 120.908	4.920	I-15 from SCL to NCL includes John Hole Interchange Structure
4. **US-20** **002070**	307.45 to 308.705	1.255	US-20 from N Saturn Ave to NCL
5. US-20 BUS. West. 002073	2.270 to 3.715	1.445	N Holmes Ave from Northgate Mile to centerline US-20
US-20 BUS. **004140**	1.430 to 1.478	0.048	N 5th E from centerline US-20 to WB on and off ramps

6. **I-15 BUS. 030881** 103.821 to 105.403 1.582 W Sunnyside Rd from I-15 to S Yellowstone Ave

17. DELEGATION OF MAINTENANCE

The maintenance work to be performed by the City or State shall conform to the provisions hereof and shall include those operations as hereinafter indicated.

Maintenance Function	**Agency to Perform Work**				
ROADWAY	Route No. 1	Route No. 2	Route No. 3	Route No. 4	Route No.
1. Surface Repair	S	S	S	S	
2. Crack Sealing	S	S	S	S	
3. Sweeping and Cleaning	C	C	S	S	
4. Snow Removal	C	C	S	S	
5. Utilities	C	C	S	C	
6. Culverts	C	C	S	S	
7. Storm Sewers	C	C	S	C	
BRIDGES					
1. Main Structure	S	S	S	S	
2. Pedestrian Walks	C-3	C-3	C-3	C-3	
3. Railings	S	S	S	S	
IMPROVED ROADSIDES					
1. Curbs	C	C	S	S	
2. Sidewalk	C	C	N/A	C	
3. Lawn or Grass Areas	C	C	C	C	
4. Trees and Planting	C	C	C	C	
5. Medians	C	C	S	S	
6. Benches and Planters	C	C	C	C	
UNIMPROVED ROADSIDES					
1. Ditching	S	S	S	S	

2. Cleaning	S	S	S	S	
3. Weed Eradication	S	S	S	S	
TRAFFIC CONTROL DEVICES					
1. Route Guide Signs	S	S	S	S	
2. Other Guide Signs	C	C	S	S	
3. Warning Signs	S	S	S	S	
4. Speed Signs	S	S	S	S	
5. Other Regulatory Signs	S-5, 9	S-5, 9	S	S	
6. Highway Lighting	C-1	C-1	S-1	C-1	
7. Lane-Line Markings	S	S	S	S	
Other Pavement Markings					
1. Parking Space Limits	C	N/A	N/A	N/A	
2. Crosswalks	S-7	S-7	N/A	S-7	
3. Stop Bars	S-6	S-6	S-6	S-6	
4. School Crossing	S	S	N/A	S	
5. Railroad Crossing	S	S	N/A	N/A	
6. Lane Control	S	S	S	S	
ISSUE PERMIT ENCROACHMENTS	S-4	S-4	S	S	
ISSUE PERMITS TRANSPORTATION	S	S	S	S	

Maintenance Function	**Agency to Perform Work**				
ROADWAY	Route No. 5	Route No. 6	Route No.	Route No.	Route No.
1. Surface Repair	S	S			
2. Crack Sealing	S	S			
3. Sweeping and Cleaning	C	C			
4. Snow Removal	C	C			
5. Utilities	C	C			

6. Culverts	C	C			
7. Storm Sewers	C	C			
BRIDGES					
1. Main Structure	S	S			
2. Pedestrian Walks	C-3	C-3			
3. Railings	S	S			
IMPROVED ROADSIDES					
1. Curbs	C	C			
2. Sidewalk	C	C-2			
3. Lawn or Grass Areas	C	C			
4. Trees and Planting	C	C			
5. Medians	C	C			
6. Benches and Planters	C	C			
UNIMPROVED ROADSIDES					
1. Ditching	S	S			
2. Cleaning	S	S			
3. Weed Eradication	S	S			
TRAFFIC CONTROL DEVICES					
1. Route Guide Signs	S	S			
2. Other Guide Signs	C	C			
3. Warning Signs	C	C			
4. Speed Signs	S	S			
5. Other Regulatory Signs	C-5, 9	C-5, 9			
6. Highway Lighting	C-1.8	C-1			
7. Lane-Line Markings	S	S			
Other Pavement Markings					
1. Parking Space Limits	C	C			
2. Crosswalks	S-7	S-7			

3. Stop Bars	S-6	S-6			
4. School Crossing	S	N/A			
5. Railroad Crossing	N/A	C			
6. Lane Control	S	S			
ISSUE PERMIT ENCROACHMENTS	S-4	S			
ISSUE PERMITS TRANSPOTATION	S	S			

- **DELEGATION OF MAINTENANCE CONTINUED:**

1. Illumination maintenance to be addressed in the City/State Traffic Signal & Roadway Illumination Maintenance Agreement.
2. Includes Bike path from Snake River west.
3. Except Structural Repair, non surface repair as they are the responsibility of the State.
4. City needs copy of permit.
5. Through traffic control – side street lane control by City.
6. Side street stop bars by City.
7. City to maintain side street crosswalk and stop bars.
8. Except IC-310 Ramps.
9. State to maintain street name and lane control signs on all traffic signals.

18. **DELEGATION OF COSTS**

All agencies shall bear all costs of maintenance obligations assigned to them under this agreement.

19. **SUBSEQUENT IMPROVEMENTS**

When a highway section or portion thereof is improved to urban standards, i.e., with curbs, sidewalks, etc., the delegation of maintenance shall automatically change to conform to the provisions as provided for similar sections under this agreement.

20. **TERM OF AGREEMENT**

This agreement shall become effective January 26, 2023 and shall remain in full force and effect until amended or terminated.

The agreement as above may be amended upon the mutual consent of the parties thereto.

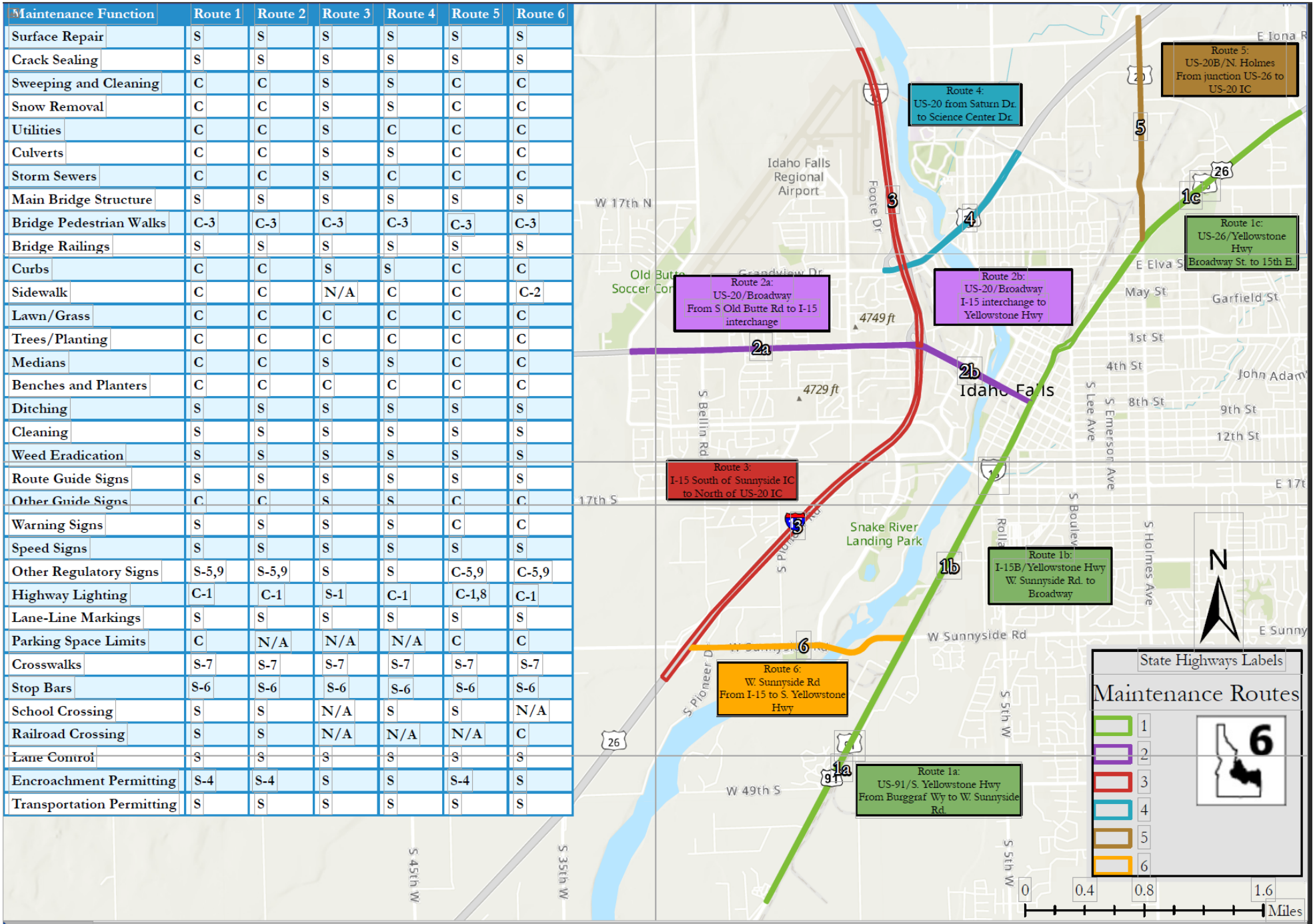
The agreement as above may be terminated at any time upon 30 days' written notice by either party thereof to the other.

IN WITNESS WHEREOF, the parties have set their hands the day and year first above written.

ITD Recommendation and Approval
District Engineer's Signature
Maintenance Supervisor's Signature
Highway Operations Manager's Signature

City/County
City/County Name: City of Idaho Falls
Mayor/Commissioner's Signature
City/County Clerk's Signature

Maintenance Function	Route 1	Route 2	Route 3	Route 4	Route 5	Route 6
Surface Repair	S	S	S	S	S	S
Crack Sealing	S	S	S	S	S	S
Sweeping and Cleaning	C	C	S	S	C	C
Snow Removal	C	C	S	S	C	C
Utilities	C	C	S	C	C	C
Culverts	C	C	S	S	C	C
Storm Sewers	C	C	S	C	C	C
Main Bridge Structure	S	S	S	S	S	S
Bridge Pedestrian Walks	C-3	C-3	C-3	C-3	C-3	C-3
Bridge Railings	S	S	S	S	S	S
Curbs	C	C	S	S	C	C
Sidewalk	C	C	N/A	C	C	C-2
Lawn/Grass	C	C	C	C	C	C
Trees/Planting	C	C	C	C	C	C
Medians	C	C	S	S	C	C
Benches and Planters	C	C	C	C	C	C
Ditching	S	S	S	S	S	S
Cleaning	S	S	S	S	S	S
Weed Eradication	S	S	S	S	S	S
Route Guide Signs	S	S	S	S	S	S
Other Guide Signs	C	C	S	S	C	C
Warning Signs	S	S	S	S	C	C
Speed Signs	S	S	S	S	S	S
Other Regulatory Signs	S-5,9	S-5,9	S	S	C-5,9	C-5,9
Highway Lighting	C-1	C-1	S-1	C-1	C-1,8	C-1
Lane-Line Markings	S	S	S	S	S	S
Parking Space Limits	C	N/A	N/A	N/A	C	C
Crosswalks	S-7	S-7	S-7	S-7	S-7	S-7
Stop Bars	S-6	S-6	S-6	S-6	S-6	S-6
School Crossing	S	S	N/A	S	S	N/A
Railroad Crossing	S	S	N/A	N/A	N/A	C
Lane Control	S	S	S	S	S	S
Encroachment Permitting	S-4	S-4	S	S	S-4	S
Transportation Permitting	S	S	S	S	S	S



BonnevilleGIS, Esri, HERE, Garmin, SafeGraph, GeoTechnologies, Inc, METI/NASA, USGS, Bureau of Land Management, EPA, NPS, USDA, ITD, Esri, NASA, NGA, USGS, FEMA

Memorandum

File #: 25-406 **City Council Meeting**

FROM: Pam Alexander, Municipal Services Director
DATE: Wednesday, October 8, 2025
DEPARTMENT: Municipal Services

Subject
Purchase of two (2) 2025 North Star Ambulances for the Fire Department

Council Action Desired
☐ Ordinance ☐ Resolution ☐ Public Hearing
☒ Other Action (Approval, Authorization, Ratification, etc.)
Approve the final purchase of two (2) 2025 North Star ambulances from Braun Northwest, Inc., for a total of $566,202 and authorize the Mayor to sign the necessary documents (or take other action deemed appropriate).

Description, Background Information & Purpose
This purchase will access the Houston-Galveston Area Council (H-GAC), a cooperative government procurement organization, based upon H-GAC contract AM-10-23 to replace ambulance units 8001 and 8004. Both units have met their useful life expectancy and are scheduled for replacement. Approval to place these ambulances in production was granted during the FY 25 budget discussions in July 2025. These ambulances are now ready for inspection, delivery, and final payment.

Alignment with City & Department Planning Objectives



☐ ☐ ☐ ☐ ☐ ☒ ☐ ☒

The purchase of these ambulances supports the safe and secure community-oriented result by providing reliable equipment for public safety.

Interdepartmental Coordination
The Fire Department concurs with this purchase planning and process.

Fiscal Impact
At total of $574,000 was approved in the Fire Department 2025/26 Municipal Replacement Fund (MERF).

Legal Review
The Legal Department concurs that the Council action complies with State Statute 67-2807, as a cooperative purchasing

process (H-GAC contract # AM-10-23- a Public Safety Government Purchasing Organization) and that the proposal was the result of a competitive solicitation process.

Braun NW, Inc.
150 North Star Drive
PO Box 1204
Chehalis, WA 98532
United States

Voice: (360) 748-0195
Fax: (360) 748-0256

INVOICE

Invoice Number: 40365
Invoice Date: Sep 30, 2025
Page: 1

Bill To:
Idaho Falls Fire Dept PO Box 50220 Idaho Falls, ID 83405

Ship to:
Idaho Falls Fire Dept PO Box 50220 Idaho Falls, ID 83405

Customer ID	Customer PO	Payment Terms	
IdahoFalls	115709	SEE INVOICE	
Sales Rep ID	**Shipping Method**	**Ship Date**	**Due Date**
	Cust. Pickup	10/3/25	10/3/25

Quantity	Item	Description	Unit Price	Amount
1.00	M	2025 NORTH STAR AMBULANCE ON A 2024 FORD F450 CHASSIS VIN # 1FD0X4HT6REF10530 (4305-1)	283,651.00	283,651.00
1.00	M	CHANGE ORDER #1- DATED 7/15/25		
1.00	M	CHANGE ORDER #2- DATED 7/14/25	150.00	150.00
-1.00	M	CHANGE ORDER #3- DATED 8/13/25	500.00	-500.00
-1.00	M	CHANGE ORDER #4- DATED 10/2/24	200.00	-200.00
		TERMS: NINETY PERCENT (90%) PAYMENT DUE UPON RECEIPT OF VEHICLE. BALANCE DUE IN THIRTY (30) DAYS. THANK YOU.		

Subtotal	283,101.00
Sales Tax	
Total Invoice Amount	283,101.00
Payment/Credit Applied	
TOTAL	**283,101.00**

Thank you for your business!

Fax #:
(360) 748-0256

Braun Northwest, Inc.
P. O. Box 1204
Chehalis, WA 98532

Telephone #:
(360) 748-0195

OPTIONS/CHANGE ORDER SUMMARY

CAR #: 4305-1 CUSTOMER: City of Idaho Falls

DATE SENT	DATE APPROVED	DOCUMENT	ITEMS	$	TOTAL
5/8/2024	7/11/2024	PROPOSAL	One (1) 2025 North Star 153-1 Ambulance on a 2024 Ford F-450 4x4 chassis	$ 231,346.00	
			Published/Customization options taken	$ 54,805.00	
			Multi-Vehicle Discount	$ (1,500.00)	
			HGAC Buy Discount	$ (1,500.00)	
			HGAC Fee	$ 500.00	
			Total Proposal		$ 283,651.00
1/8/2025	7/15/2025	Change Order #1	Color Scheme - Stripe #1 - Changing from Oralite to Scotchlite.	$ -	
			Color Scheme - Stripe #2 - Changing from Oralite to Scotchlite.	$ -	
			Chassis Color - Stripe #1 - Changing from Oralite to Scotchlite.	$ -	
			Total Change Order #1		$ -
4/1/2025	7/14/2025	Change Order #2	Attendant Seat - Changing from an EVS 1780IB attendant seat in ash gray with a IMMI four point single-buckle belt to a EVS 1880IB child safety/attendant seat in ash gray with a IMMI four point single-buckle belt.	$ 50.00	
			Door Latches - Changing compartment #4 from having an interior slam latch to having chrome-plated Eberhard E Grabber #2100.	$ 100.00	
			Total Change Order #2		$ 150.00
8/8/2024	8/13/2024	Change Order #3	Compartment Door Control - Change to BNW standard gas shocks.	$ -	
			Curbside Door Control - Change to a BNW standard gas shock.	$ -	
			Cabinet #11 - Add a paddle latch to the CPR seat to match previous Type-1 builds.	$ 50.00	
			Color Scheme - Stripe #2 - Change to a printed Oralite sheet for the rear chevrons, to match recently completed build.	$ -	
			Exterior Oxygen Cylinder Storage - Change for the customer to install their SCBA brackets.	$ -	
			Cot Mount - Change to provide provisions for future installation of a PowerLOAD system. This option also includes shipping loose one customer-supplied floor plate BNW received.	$ (300.00)	
			Antenna - Remove installation of a customer-supplied GPS antenna.	$ (125.00)	
			Traffic Signal Preemption - Change to provide provisions for future installation of an Opticom system.	$ (125.00)	
			Total Change Order #3		$ (500.00)
9/30/2024	10/2/2024	Change Order #4	Running Boards - Change to a star-punched surface. Full length grip strut is unable to be installed on F-series.	$ -	
			Fuel Fill - Change to use the OEM DEF fill location. A fabricated bracket is no longer needed for F-Series.	$ (200.00)	
			Total Change Order #4		$ (200.00)
			(Totals do not include applicable sales tax)	**TOTAL**	$ 283,101.00

INVOICE SEPARATELY

N.B.

cc: Bliss, Christian, Nicole, Laina, Jeff

Braun NW, Inc.
150 North Star Drive
PO Box 1204
Chehalis, WA 98532
United States

Voice: (360) 748-0195
Fax: (360) 748-0256

INVOICE

Invoice Number: 40366
Invoice Date: Sep 30, 2025
Page: 1

Bill To:
Idaho Falls Fire Dept PO Box 50220 Idaho Falls, ID 83405

Ship to:
Idaho Falls Fire Dept PO Box 50220 Idaho Falls, ID 83405

Customer ID	Customer PO	Payment Terms	
IdahoFalls	115709	SEE INVOICE	
Sales Rep ID	**Shipping Method**	**Ship Date**	**Due Date**
	Cust. Pickup	10/3/25	10/3/25

Quantity	Item	Description	Unit Price	Amount
1.00	M	2025 NORTH STAR AMBULANCE ON A 2024 FORD F450 CHASSIS VIN # 1FD0X4HT4REF12213 (4306-1)	283,651.00	283,651.00
1.00	M	CHANGE ORDER #1- DATED 7/15/25		
1.00	M	CHANGE ORDER #2- DATED 7/14/25	150.00	150.00
-1.00	M	CHANGE ORDER #3- DATED 8/13/25	500.00	-500.00
-1.00	M	CHANGE ORDER #4- DATED 10/2/24	200.00	-200.00
		TERMS: NINETY PERCENT (90%) PAYMENT DUE UPON RECEIPT OF VEHICLE. BALANCE DUE IN THIRTY (30) DAYS. THANK YOU.		

Subtotal	283,101.00
Sales Tax	
Total Invoice Amount	283,101.00
Payment/Credit Applied	
TOTAL	**283,101.00**

Thank you for your business!

Fax #:
(360) 748-0256

Braun Northwest, Inc.
P. O. Box 1204
Chehalis, WA 98532

Telephone #:
(360) 748-0195

OPTIONS/CHANGE ORDER SUMMARY

CAR #: 4306-1 CUSTOMER: City of Idaho Falls

DATE SENT	DATE APPROVED	DOCUMENT	ITEMS	$	TOTAL
5/8/2024	7/11/2024	PROPOSAL	One (1) 2025 North Star 153-1 Ambulance on a 2024 Ford F-450 4x4 chassis	$ 231,346.00	
			Published/Customization options taken	$ 54,805.00	
			Multi-Vehicle Discount	$ (1,500.00)	
			HGAC Buy Discount	$ (1,500.00)	
			HGAC Fee	$ 500.00	
			Total Proposal		$ 283,651.00
1/8/2025	7/15/2025	Change Order #1	Color Scheme - Stripe #1 - Changing from Oralite to Scotchlite.	$ -	
			Color Scheme - Stripe #2 - Changing from Oralite to Scotchlite.	$ -	
			Chassis Color - Stripe #1 - Changing from Oralite to Scotchlite.	$ -	
			Total Change Order #1		$ -
4/1/2025	7/14/2025	Change Order #2	Attendant Seat - Changing from an EVS 1780IB attendant seat in ash gray with a IMMI four point single-buckle belt to a EVS 1880IB child safety/attendant seat in ash gray with a IMMI four point single-buckle belt.	$ 50.00	
			Door Latches - Changing compartment #4 from having an interior slam latch to having chrome-plated Eberhard E Grabber #2100.	$ 100.00	
			Total Change Order #2		$ 150.00
8/8/2024	8/13/2024	Change Order #3	Compartment Door Control - Change to BNW standard gas shocks.	$ -	
			Curbside Door Control - Change to a BNW standard gas shock.	$ -	
			Cabinet #11 - Add a paddle latch to the CPR seat to match previous Type-1 builds.	$ 50.00	
			Color Scheme - Stripe #2 - Change to a printed Oralite sheet for the rear chevrons, to match recently completed build.	$ -	
			Exterior Oxygen Cylinder Storage - Change for the customer to install their SCBA brackets.	$ -	
			Cot Mount - Change to provide provisions for future installation of a PowerLOAD system. This option also includes shipping loose one customer-supplied floor plate BNW received.	$ (300.00)	
			Antenna - Remove installation of a customer-supplied GPS antenna.	$ (125.00)	
			Traffic Signal Preemption - Change to provide provisions for future installation of an Opticom system.	$ (125.00)	
			Total Change Order #3		$ (500.00)
9/30/2024	10/2/2024	Change Order #4	Running Boards - Change to a star-punched surface. Full length grip strut is unable to be installed on F-series.	$ -	
			Fuel Fill - Change to use the OEM DEF fill location. A fabricated bracket is no longer needed for F-Series.	$ (200.00)	
			Total Change Order #4		$ (200.00)
			(Totals do not include applicable sales tax)	**TOTAL**	$ 283,101.00

INVOICE SEPARATELY

N.B.

cc: Bliss, Christian, Nicole, Laina, Jeff

CAPITAL & OPERATING BUDGET REQUESTS

Special Revenue & Capital Project Governmental Fund Capital and Operating Budget Requests					
Description	**Amount revenue covers**	**Employee**	**Capital**	**Repair and Maintenance**	**Total**
Streets					
New Administration Building (shared with Sanitation) (Prior Year Carryforward)	$ 2,750,000	$ -	$ 2,750,000	$ -	$ -
Heated Box Patch Truck (MERF Funds)	260,000	-	260,000	-	-
Dump Truck (MERF Funds)	390,000	-	390,000	-	-
Backhoe (MERF Funds)	180,000	-	180,000	-	-
Pickup Trucks x2 (MERF Funds)	125,000	-	125,000	-	-
Asphault Recycler (MERF Funds)	205,000	-	205,000	-	-
	$ 3,910,000	**$ -**	**$ 3,910,000**	**$ -**	**$ -**
Recreation					
Aquatic Center Boiler Replacement (Prior Year Carryforward)	$ 260,000	$ -	$ 260,000	$ -	$ -
Aquatic Center Lockers	-	-	45,000	-	45,000
Door or Heat Improvements	-	-	-	17,000	17,000
Zamboni (MERF Funds)	150,000	-	150,000	-	-
	$ 410,000	**$ -**	**$ 455,000**	**$ 17,000**	**$ 62,000**
Library					
Store Front (Prior Year Carryforward)	$ 25,000	$ -	$ 25,000	$ -	$ -
Fence and Playground (Prior Year Carryforward)	400,000	-	400,000	-	-
	$ 425,000	**$ -**	**$ 425,000**	**$ -**	**$ -**
Golf					
Pinecrest Clubhouse New Roof (Fee Increase)	$ -	$ -	$ 56,000	$ -	$ 56,000
Pinecrest Irrigation Improvements (MERF Funds)	10,000	-	10,000	-	-
Sage Lakes Irrigation Improvements (MERF Funds)	10,000	-	10,000	-	-
Sand Creek Irrigation Improvements (MERF Funds)	12,000	-	12,000	-	-
Pinecrest MERF Replacements (MERF Funds)	220,000	-	220,000	-	-
Sage Lakes MERF Replacements (MERF Funds)	146,568	-	146,568	-	-
Sand Creek MERF Replacements (MERF Funds)	220,000	-	220,000	-	-
	$ 618,568	**$ -**	**$ 674,568**	**$ -**	**$ 56,000**
EMS					
Ambulance Purchase #2 (MERF Funds)	$ 574,000	$ -	$ 574,000	$ -	$ -
	$ 574,000	**$ -**	**$ 574,000**	**$ -**	**$ -**
Police Impact Fee					
Police Complex Debt Service	$ 630,000	$ -	$ 630,000	$ -	$ -
	$ 630,000	**$ -**	**$ 630,000**	**$ -**	**$ -**
Parks Impact Fee					
Heritage Parking Lot and Pathway Lighting Improvements	$ 200,000	$ -	$ 200,000	$ -	$ -
Aquatic Center Waterslide Installation	500,000	-	500,000	-	-
Meppen Park Irrigation and Grading	50,000	-	50,000	-	-

Memorandum

File #: 25-416 **City Council Meeting**

FROM: Wade Sanner, Director
DATE: Wednesday, October 15, 2025
DEPARTMENT: Community Development Services

Subject
Final Plat and Reasoned Statement of Relevant Criteria and Standards, Highland Park Addition, Second Amended.

Council Action Desired
☐ Ordinance ☐ Resolution ☐ Public Hearing
☒ Other Action (Approval, Authorization, Ratification, etc.)
1. Accept or Approve the Final Plat for Highland Park Addition, Second Amended and give authorization for the Mayor, City Engineer, and City Clerk to sign said Final Plat (or take other action deemed appropriate).

2. Approve the Reasoned Statement of Relevant Criteria and Standards for the Final Plat for Highland Park Addition, Second Amended and give authorization for the mayor to execute the necessary documents (or take other action deemed appropriate).

Description, Background Information & Purpose
Attached is the application for the Final Plat and Reasoned Statement of Relevant Criteria and Standards for Highland Park Addition, Second Amended. On November 12, 2024, The Planning and Zoning Commission unanimously voted to recommend approval of the final plat to the Mayor and City Council as presented.

Alignment with City & Department Planning Objectives



☐ ☒ ☒ ☐ ☒ ☐ ☐ ☐
A successful Plat should be consistent with the Comprehensive Plan and Zoning Ordinance, which includes policies and goals related to Growth, Sustainability, Transportation, and Livable Communities.

Interdepartmental Coordination
The Final Plat was reviewed by staff from Fire, Idaho Falls Power, BMPO, as well as the Water, Planning, Wastewater, and Engineering/Survey Divisions.

Fiscal Impact
NA

Legal Review

This application, as reviewed by the Legal Department, was found to be consistent with applicable law.

powered by Legistar™

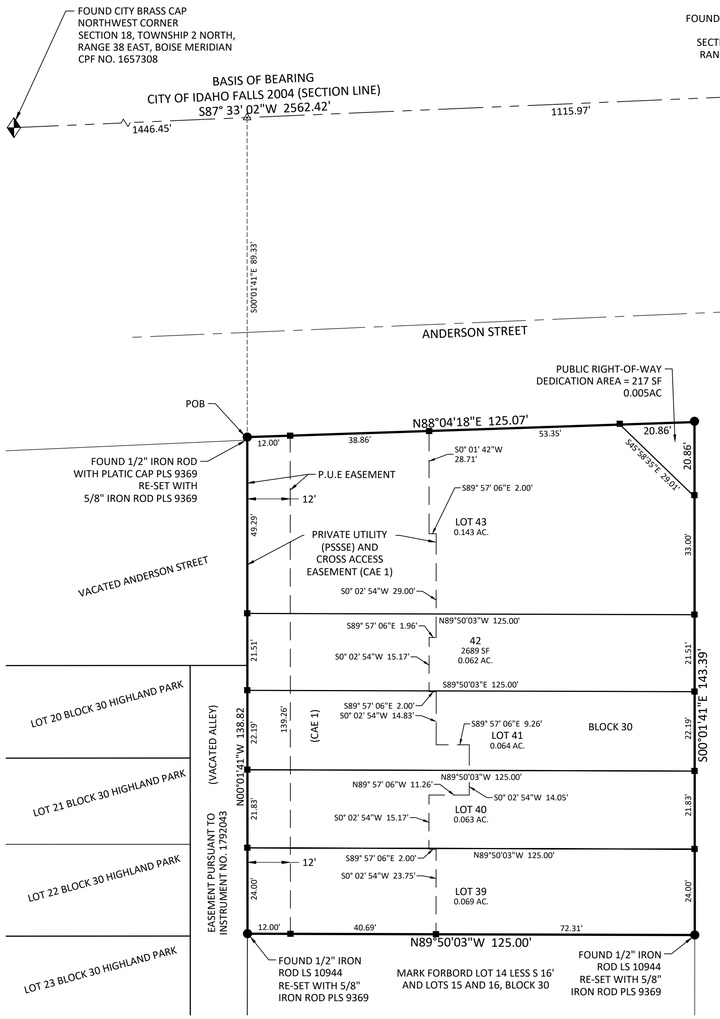

Zoning
PLT24-040 Highland Park Addition Second Amended
RE
R1
TN
R3
PB
LC
R&D
I&M
RP
R2
RMH
R3A
CC
HC
LM
P
N
W Anderson St
Deer Ave


Aerial
PLT24-040 Highland Park Addition Second Amended
US Hwy 29 SB
US Hwy 29 SB
US Hwy 29 NB
Science Center Dr
N Boulevard
E Anderson St
Boston Ct
W Anderson St
Bingham Ave
Bonner Ave
Bennock Ave
Ada Ave
Wadsworth Dr
Carlisle Ave
Bohler Ave
W Crowley St
E Crowley St

HIGHLAND PARK ADDITION, SECOND AMENDED

A SUBDIVISION OF THE CITY OF IDAHO FALLS, BONNEVILLE COUNTY, IDAHO,
BEING A REPLAT OF LOTS 17, 18 AND 19, BLOCK 30, HIGHLAND PARK ADDITION AND A PORTION OF VACATED ANDERSON STREET
LOCATED IN SECTION 18, TOWNSHIP 2 NORTH, RANGE 38 EAST,
BOISE MERIDIAN

SHEET 1 OF 2



BOUNDARY DESCRIPTION

LOT 17, 18 AND LOT 19 BLOCK 30, PLAT OF HIGHLAND PARK ADDITION, CITY OF IDAHO FALLS, BONNEVILLE COUNTY, IDAHO AND A PORTION OF VACATED ANDERSON STREET AS MENTIONED IN WARRANTY DEED INSTRUMENT NO. 1764311 AND FOR WHICH IS MORE SPECIFICALLY DESCRIBED AS FOLLOWS.

BEGINNING AT A POINT THAT IS S.87°33'02"W. ALONG THE SECTION LINE 1115.97 FEET AND S.00°01'41"E. 89.33 FEET FROM THE NORTH 1/4 CORNER OF SECTION 18, TOWNSHIP 2 NORTH, RANGE 38 EAST OF THE BOISE MERIDIAN, SAID POINT BEING ON THE SOUTH RIGHT-OF-WAY LINE OF WEST ANDERSON STREET; RUNNING THENCE N.88°04'18"E. ALONG SAID SOUTH RIGHT-OF-WAY LINE 125.07 FEET TO THE WEST RIGHT-OF-WAY LINE OF BEAR AVENUE; THENCE S.00°01'41"E. ALONG SAID WEST RIGHT-OF-WAY LINE 143.39 FEET TO THE SOUTHEAST CORNER OF LOT 17, BLOCK 30, HIGHLAND PARK ADDITION, CITY OF IDAHO FALLS, IDAHO; THENCE N.89°50'03"W. ALONG THE SOUTH LINE OF SAID LOT 17 A DISTANCE OF 125.00 FEET TO THE SOUTHWEST CORNER OF SAID LOT 17; THENCE N.00°01'41"W. ALONG THE WEST LOT LINE OF SAID LOT 17, LOT 18 AND LOT 19 OF SAID BLOCK 30 EXTENDED 138.82 FEET TO THE POINT OF BEGINNING. CONTAINING 0.405 ACRES

NARRATIVE

EAGLE ROCK ENGINEERING WAS COMMISSIONED BY KCVO INVESTMENTS TO DESIGN A SUBDIVISION PLAT LOCATED IN THE PLAT OF HIGHLAND PARK ADDITION IN IDAHO FALLS, BONNEVILLE COUNTY, IDAHO. THE PROPERTY IS LOCATED IN LOT 17 THROUGH 19, BLOCK 30 AND A PORTION OF VACATED ANDERSON STREET RIGHT-OF-WAY PURSUANT TO WARRANTY DEED INSTRUMENT NO. 1764311. THE BOUNDARY WAS ALSO RE-ESTABLISHED FROM A CITY MAP PURSUANT TO INSTRUMENT NUMBER 1591437 OF THE 1918 RE-SURVEY OF THE PLAT OF HIGHLAND PARK ADDITION OF BLOCKS 27 THROUGH 34 OF THE HIGHLAND PARK ADDITION AND SUPPORTS THE 1954 UNRECORDED SURVEY MAP OF THE C.R. BLACK SURVEY. MONUMENTS FOUND WERE 1/2 INCH IRON RODS WITH PLASTIC CAPS STAMPED LS 10944 ON THE NORTHWEST AND NORTHEAST CORNERS OF LOT 16, BLOCK 30 OF HIGHLAND PARK ADDITION. A 1/2 IRON ROD WITH PLASTIC CAP (BENT) WAS FOUND ON THE NORTHWEST CORNER OF THE NEW PLAT WHICH IS ALSO ON THE SOUTH RIGHT-OF-WAY LINE OF WEST ANDERSON STREET. A 5/8 INCH IRON ROD WITH PLASTIC CAP L.S. 9369 WILL BE SET AT THE EXTERIOR CORNERS OF THE NEW PLAT AND 1/2 IRON ROD WITH PLASTIC CAP L.S. 9369 AT ALL INTERIOR CORNERS. SECTION CORNERS USED WERE THE NORTH 1/4 CORNER PURSUANT TO INSTRUMENT NUMBER 1647320 AND THE NORTHWEST CORNER PURSUANT TO INSTRUMENT NUMBER 1657308. THE 2004 CITY OF IDAHO FALLS CONTROL WAS USED FOR GPS CONTROL.

NOTE

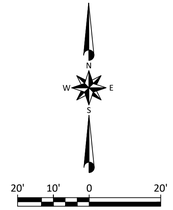
1. PRIVATE SANITARY SEWER SERVICE LINES AND PRIVATE STORM WATER RETENTION SYSTEM ARE WITHIN THE PUBLIC UTILITY EASEMENT BEING GRANTED IN THE OWNER'S DEDICATION (SHEET 2).

BASIS OF BEARINGS

ALL MEASURED BEARINGS SHOWN HEREON RELATE DIRECTLY TO THE "CITY OF IDAHO FALLS COORDINATE SYSTEM OF 2004", WHICH IS DERIVED FROM THE IDAHO STATE PLANE COORDINATE SYSTEM (EAST ZONE 1101) US SURVEY FEET AND USING A COMBINED SCALE FACTOR OF 1.000277265 FOR A GRID TO GROUND CONVERSION, [REFERENCE FRAME NAD_83(2011), EPOCH 2010.0000]. THE SYSTEM ORIENTATION IS BASED ON GRID NORTH ALONG THE EAST ZONE CENTRAL MERIDIAN. NO CONVERGENCE ANGLE HAS BEEN APPLIED.

LEGEND

POB	POINT OF BEGINNING
	SECTION LINE
	LOT LINE
	PLAT BOUNDARY
	PUBLIC UTILITY EASEMENT (PUE) OR AS NOTED
	ROADWAY CENTERLINE
	PLACED 1/2" X 24" IRON ROD WITH YELLOW PLASTIC CAP MARKED P.L.S. 9369
	PLACED 5/8" x 30" IRON ROD WITH YELLOW PLASTIC CAP MARKED P.L.S. 9369
	CALCULATED POINT
	P.L.S.S. CORNER AS NOTED
CPF	CORNER PERPETUATION AND FILING RECORD
FND	FOUND
IR	IRON ROD
AC	ACRES
POB	POINT OF BEGINNING
SF	SQUARE FEET
PSSSE	PRIVATE SANITARY SEWER SERVICE AND STORM WATER EASEMENT



PROFESSIONAL LAND SURVEYOR
REGISTERED
9369
STATE OF IDAHO
KURTIS J. ROLAND

EAGLE ROCK ENGINEERING
CIVIL ○ PLANNING ○ SURVEYING
IDAHO FALLS (208) 542-2065 REXBURG (208) 359-2065

OFFICES AT:
1331 Fremont Ave.
Idaho Falls, Idaho 83402
343 E 4th N, Suite 119
Rexburg, Idaho 83440

SURVEYED BY:	T. HANSEN
DRAWN BY:	C. MACKAY
APPROVED BY:	K. ROLAND
PROJECT NO.	23131
DATE:	JULY 2025
CAD NAME:	X_23131 FINAL PLAT.DWG

HIGHLAND PARK ADDITION, SECOND AMENDED

A SUBDIVISION OF THE CITY OF IDAHO FALLS, BONNEVILLE COUNTY, IDAHO,
BEING A REPLAT OF LOTS 17, 18 AND 19, BLOCK 30, HIGHLAND PARK ADDITION AND A PORTION OF VACATED ANDERSON STREET
LOCATED IN SECTION 18, TOWNSHIP 2 NORTH, RANGE 38 EAST,
BOISE MERIDIAN

OWNER'S DEDICATION

KNOW ALL MEN BY THESE PRESENTS: THAT THE UNDERSIGNED KCVO INVESTMENTS LLC, AN IDAHO LIMITED LIABILITY COMPANY IS THE LAWFUL OWNER OF THE TRACT OF LAND INCLUDED WITHIN THE BOUNDARY DESCRIPTION SHOWN HEREON AND HAS CAUSED THE SAME TO BE PLATTED AND DIVIDED INTO BLOCKS, LOTS, AND STREETS, WHICH PLAT SHALL HEREAFTER BE KNOWN AS HIGHLAND PARK ADDITION, SECOND AMENDED, A SUBDIVISION OF THE CITY OF IDAHO FALLS, IDAHO, BONNEVILLE COUNTY, IDAHO.

BE IT FURTHER KNOWN THAT OWNER DOES HEREBY DEDICATE GRANT AND CONVEY TO THE PUBLIC, ALL STREETS AND RIGHTS-OF-WAY SHOWN HEREON, THAT OWNER ALSO DOES HEREBY GRANT AND CONVEY TO THE CITY OF IDAHO FALLS ALL PUBLIC EASEMENTS FOREVER AS IRREVOCABLE PERMANENT NON-EXCLUSIVE PUBLIC EASEMENTS AS SHOWN AND DESCRIBED HEREON.

OWNER DOES HEREBY GRANT AND CONVEY TO LOTS 39 - 43, OF BLOCK 30, A PRIVATE CROSS-ACCESS EASEMENT AS SHOWN AND DESCRIBED HEREON AND LABELED AS CAE 1, THE SAID PRIVATE CROSS-ACCESS EASEMENT IS GRANTED BY THE MUTUAL CONSENT AND AGREEMENT BETWEEN THE PARTIES, THE ADEQUACY AND RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, THAT THE OWNER ALSO DOES HEREBY GRANT, BARGAIN, AND CONVEY TO THE OWNERS OF SAID LOTS HEREAFTER REFERRED TO AS, BENEFITED CAE HOLDERS, THEIR LICENSEES, INVITEES, AGENTS, SUCCESSORS, AND ASSIGNS, THE FULL AND FREE RIGHT FOR SAID BENEFITED CAE HOLDERS AND SAID BENEFITED CAE HOLDERS' TENANTS, INVITEES, LICENSEES, AND VISITORS TO THE PRIVATE CROSS-ACCESS AGREEMENTS DESCRIBED HEREIN IN COMMON WITH ALL PERSONS DESIGNATED TO HAVE A LIKE RIGHT AT ALL TIMES HEREAFTER, FOR INGRESS AND EGRESS AND VEHICULAR ACCESS, AND A PERPETUAL EASEMENT FOR ROADWAY PURPOSES, ON AND ACROSS THE PROPERTY, THAT OWNER ALSO DOES HEREBY GRANT AND CONVEY TO THE CITY OF IDAHO FALLS FOREVER A NON-EXCLUSIVE IRREVOCABLE EASEMENT FOR RIGHT-OF-WAY FOR EMERGENCY VEHICLES AND EMERGENCY RESPONDERS, ACROSS THE CROSS-ACCESS EASEMENT CAE 1.

OWNER ALSO DOES HEREBY GRANT AND CONVEY TO THE OWNERS OF LOTS 39 - 43, OF BLOCK 30, A PRIVATE EASEMENT AS SHOWN AND DESCRIBED HEREON AND LABELED AS A PRIVATE SANITARY SEWER SERVICE AND STORM WATER EASEMENT (PSSSE) FOR THE USE AND MAINTENANCE OF PRIVATE SANITARY SEWER SERVICE LINES AND PRIVATE STORM WATER LINES AND STRUCTURES BY THE MUTUAL CONSENT AND AGREEMENT BETWEEN THE PARTIES, THE ADEQUACY AND RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, THAT THE OWNER DOES HEREBY GRANT, BARGAIN, AND CONVEY TO THE OWNERS OF SAID LOTS HEREAFTER REFERRED TO AS, BENEFITED PSSSE HOLDERS, THEIR LICENSEES, INVITEES, AGENTS, SUCCESSORS, AND ASSIGNS, THE FULL AND FREE RIGHT FOR SAID BENEFITED PSSSE HOLDERS AND SAID BENEFITED PSSSE HOLDERS' TENANTS, INVITEES, AND LICENSEES TO THE PRIVATE EASEMENT AGREEMENT DESCRIBED HEREIN IN COMMON WITH ALL PERSONS DESIGNATED TO HAVE A LIKE RIGHT AT ALL TIMES HEREAFTER, FOR THE USE AND MAINTENANCE OF THE PRIVATE SANITARY SEWER SERVICE LINES AND PRIVATE STORM WATER SYSTEM.

OWNER, OR ITS HEIRS, SUCCESSORS OR ASSIGNS, AGREE THEY WILL CONSTRUCT NO PERMANENT STRUCTURE WITHIN OR UPON ANY PUBLIC EASEMENT SHOWN HEREON, AND THE CITY OF IDAHO FALLS AND ITS SUCCESSORS, ASSIGNS, PERMITTEES OR LICENSEES SHALL ALSO HAVE THE RIGHT TO REMOVE, CUT OR TRIM ANY TREES, BRUSH, ORNAMENTAL SHRUBBERY OR PLANT WHICH MAY INJURE OR INTERFERE WITH THE USE THEREOF FOR ITS INTENDED PURPOSES, AND CITY OF IDAHO FALLS SHALL HAVE THE RIGHT, TO REMOVE ANY OBSTRUCTIONS ON SAID CROSS-ACCESS EASEMENT WHICH MAY INJURE OR INTERFERE WITH THE CITY OF IDAHO FALLS' USE THEREOF, SUCH RIGHT OF REMOVAL MAY BE EXERCISED WITHOUT PRIOR NOTICE TO OWNER OR OWNER'S HEIRS, SUCCESSORS, OR ASSIGNS.

OWNER OR ITS HEIRS, SUCCESSORS OR ASSIGNS FURTHER AGREE THAT THEY SHALL NOT PLANT ANY TREES, BRUSH, ORNAMENTAL SHRUBBERY OR PLANTS WHICH MAY HINDER THE SAFE AND EFFICIENT UTILIZATION OF SAID EASEMENTS.

OWNER OR ITS HEIRS, SUCCESSORS OR ASSIGNS, FURTHER AGREE THAT THEY SHALL CONSTRUCT NO STRUCTURES OR MAINTAIN ANY OBSTRUCTIONS ON SAID CROSS-ACCESS EASEMENTS, INCLUDING BUT NOT LIMITED TO GATES, BARRIERS, OR VEHICLES OF ANY TYPE.

OWNER OR ITS HEIRS, SUCCESSORS OR ASSIGNS, FURTHER AGREE TO MAINTAIN THE SAID CROSS-ACCESS EASEMENTS AND TO REMOVE SNOW PURSUANT TO THE REQUIREMENTS OF THE INTERNATIONAL FIRE CODE §503 AS IT IS AMENDED FROM TIME TO TIME, AND AS ADOPTED BY THE CITY OF IDAHO FALLS, IDAHO.

OWNER OR ITS HEIRS, SUCCESSORS OR ASSIGNS HEREBY RELEASES THE CITY OF IDAHO FALLS AND ITS SUCCESSORS, ASSIGNS, PERMITEES OR LICENSEES FROM ANY CLAIM FOR DAMAGES, BASED UPON CONCEALED OR UNDISCLOSED PRIVATE IMPROVEMENTS CONSTRUCTED OR PERMITTED TO BE CONSTRUCTED BY OWNER OR ITS SUCCESSORS OR ASSIGNS WITHIN ANY PUBLIC EASEMENTS, SUBSEQUENT TO RECORDING THIS SUBDIVISION, THAT MAY BE INCURRED AS A RESULT OF THE CITY OF IDAHO FALLS AND ITS SUCCESSORS, ASSIGNS, PERMITEES OR LICENSEES ORDINARY USE OF THE PUBLIC EASEMENTS WITH DUE CARE.

OWNER OR ITS HEIRS, SUCCESSORS OR ASSIGNS DO HEREBY WARRANT AND SHALL DEFEND SUCH DEDICATION AND CONVEYANCES IN THE QUIET AND PEACEFUL POSSESSION OF THE PUBLIC OR THE CITY OF IDAHO FALLS, OR EACH LOT OWNER AS THE CASE MAY BE, AGAINST SAID OWNER AND ITS HEIRS AND ASSIGNS, AND AGAINST EVERY PERSON WHOMSOEVER WHO LAWFULLY HOLDS OR WHO LATER CLAIMS TO HAVE LAWFULLY HELD ANY RIGHTS IN SAID ESTATE AS OF THE DATE HEREOF.

IN WITNESS WHEREOF, OWNER has hereunto subscribed their seal and signature this _____day of _____, 202____.

KCVO INCESTMENTS LLC, AN IDAHO LIMITED LIABILITY COMPANY

_____
CONNER VANORDEN, MANAGING MEMBER
KCVO INVESTMENTS LLC,

DRINKING WATER SYSTEM CERTIFICATE

PURSUANT TO I.C. §50-1334, THE OWNER DOES HEREBY, CERTIFY THAT ALL LOTS SHOWN ON THIS PLAT ARE ELIGIBLE TO RECEIVE WATER FROM THE CITY OF IDAHO FALLS MUNICIPAL WATER SYSTEM, AND SAID CITY HAS AGREED IN WRITING TO PROVIDE CULINARY WATER SERVICE TO SAID LOTS PURSUANT TO THE PROVISIONS OF TITLE 8, CHAPTER 4 OF THE IDAHO FALLS CITY CODE, AS AMENDED FROM TIME TO TIME.

IN WITNESS WHEREOF, OWNER HAS HEREUNTO SET ITS SIGNATURE THIS _____DAY OF _____ , 202__.

KCVO INVESTMENTS LLC, AN IDAHO LIMITED LIABILITY COMPANY

_____
CONNER VANORDEN, MANAGING MEMBER
KCVO INVESTMENTS LLC,

HEALTH DEPARTMENT CERTIFICATE

SANITARY RESTRICTIONS AS REQUIRED BY I.C. §50-1326 HAVE BEEN SATISFIED BASED ON DEPARTMENT OF ENVIRONMENTAL QUALITY REVIEW AND APPROVAL FOR THE DESIGN PLANS AND SPECIFICATIONS AND THE CONDITIONS IMPOSED ON THE DEVELOPER FOR CONTINUED SATISFACTION OF SANITARY RESTRICTIONS. WATER AND SEWER LINES HAVE BEEN COMPLETED AND SERVICES CERTIFIED AS AVAILABLE. SANITARY RESTRICTIONS MAY BE REIMPOSED, IN ACCORDANCE WITH I.C. §50-1326, BY THE ISSUANCE OF A CERTIFICATE OF DISAPPROVAL.

EASTERN IDAHO PUBLIC HEALTH DISTRICT

_____ _____
ENVIRONMENTAL HEALTH SPECIALIST, REHS DATE:

TREASURER'S CERTIFICATE

I, THE UNDERSIGNED COUNTY TREASURER IN AND FOR THE COUNTY OF BONNEVILLE, STATE OF IDAHO, PURSUANT TO THE REQUIREMENTS OF I.C. §50-1308, DO HEREBY CERTIFY THAT ALL COUNTY PROPERTY TAXES DUE FOR THE PROPERTY INCLUDED IN THE BOUNDARY DESCRIPTION SHOWN HEREON ARE CURRENT.

_____ _____
DATE BONNEVILLE COUNTY TREASURER

EXAMINING SURVEYOR'S CERTIFICATE

I certify that I am a licensed professional land surveyor in the State of Idaho and that I have examined this plat and find that it complies with I.C. §50-1305.

Date:_____ _____
BONNEVILLE COUNTY SURVEYOR, David D. Romrell PLS 12223

ACKNOWLEDGMENT

STATE OF _____)
:SS.
COUNTY OF _____)

ON THIS_____ DAY OF_____, 20___, BEFORE ME THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED CONNER VANORDEN, KNOWN OR IDENTIFIED TO ME TO BE THE MANAGING MEMBER OF KCVO INVESTMENTS LLC, AND THE PERSON WHO SUBSCRIBED SAID LIMITED LIABILITY COMPANY'S NAME TO THE FOREGOING OWNER'S DEDICATION AND THE DRINKING WATER SYSTEM CERTIFICATE AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME IN SAID LIMITED LIABILITY COMPANY'S NAME AS A PERSON AUTHORIZED TO BIND SUCH LIMITED LIABILITY COMPANY.

IN WITNESS WHEREOF, I HAVE HEREUNTO SET MY HAND AND AFFIXED MY OFFICIAL SEAL THE DAY AND THE YEAR IN THE DAY AND THE YEAR IN THIS CERTIFICATE FIRST ABOVE WRITTEN.

_____
NOTARY PUBLIC FOR THE STATE OF IDAHO

RESIDING AT: _____

COMMISSION EXPIRATION DATE: _____

ATTACHED HOMES NOTIFICATION CERTIFICATE

LOTS 39 - 42, BLOCK 30 ARE PLATTED FOR USE BY ATTACHED SINGLE UNIT DWELLINGS AS PERMITTED BY THE COMPREHENSIVE ZONING ORDINANCE. OTHER RESIDENTIAL USE TYPES SHALL BE REQUIRED TO MEET THE STANDARDS OF THE COMPREHENSIVE ZONING ORDINANCE, AS IT IS AMENDED FROM TIME TO TIME.

IRRIGATION WATER RIGHTS RELEASE

WATER RIGHTS AND ASSESSMENT OBLIGATIONS ARE NOT APPURTENANT TO THE LANDS INCLUDED WITHIN THIS PLAT. LOTS WITHIN THIS SUBDIVISION WILL NOT RECEIVE A WATER RIGHT.

CITY'S ACCEPTANCE

THE ACCOMPANYING PLAT WAS DULY ACCEPTED AND APPROVED AND THE GRANTS AND DEDICATION ARE HEREBY ACCEPTED BY THE CITY COUNCIL OF IDAHO FALLS ADOPTED THIS _____ DAY OF _____, 202____.

_____ _____
MAYOR CITY CLERK

_____ _____
CITY ENGINEER CITY SURVEYOR
JONATHAN W. KNOWLES, PE 14787 KENNETH BALDWIN ROBERTS, PLS 9755

RECORDER'S CERTIFICATE

I HEREBY CERTIFY THAT THE FOREGOING PLAT *HIGHLAND PARK ADDITION, SECOND AMENDED*, WAS FILED IN THE OFFICE OF THE RECORDER OF BONNEVILLE COUNTY, IDAHO.

_____DATE_____
BONNEVILLE COUNTY RECORDER

SURVEYOR'S CERTIFICATE

I, KURTIS J. ROLAND, A LICENSED PROFESSIONAL LAND SURVEYOR IN THE STATE OF IDAHO, DO HEREBY CERTIFY THAT THE SURVEY OF THIS SUBDIVISION, DESIGNATED HIGHLAND PARK ADDITION, SECOND AMENDED, WAS MADE UNDER MY DIRECTION, AND THAT SAID SUBDIVISION IS TRULY AND CORRECTLY SURVEYED AND STAKED AS PROVIDED BY LAW AND IN ACCORDANCE WITH THE ACCOMPANYING PLAT AS DESCRIBED HEREON.

PROFESSIONAL LAND SURVEYOR REGISTERED 9369 STATE OF IDAHO KURTIS J. ROLAND

EAGLE ROCK ENGINEERING
CIVIL ○ PLANNING ○ SURVEYING
IDAHO FALLS (208) 542-2065 REXBURG (208) 359-2065

OFFICES AT:
1331 Fremont Ave.
Idaho Falls, Idaho 83402
343 E 4th N, Suite 119
Rexburg, Idaho 83440

SURVEYED BY:	T. HANSEN
DRAWN BY:	C. MACKAY
APPROVED BY:	K. ROLAND
PROJECT NO.	23131
DATE:	July 25
CAD NAME:	X_23131 FINAL PLAT.DWG

STAFF REPORT

FINAL PLAT
HIGHLAND PARK ADDITIONS, SECOND AMENDED

October 23, 2025

IDAHO FALLS

Community Development Services

Applicant: Eagle Rock Engineering

Owner: KCVO Investments

Project Manager: David Peterson

Location: Generally located north of W Crowley St, east of Bingham Ave, south of W Anderson St, and west of Bear Ave.

Size: Approx .405 Acres
Lots: 5

Existing Zoning:
Site: TN
North: R3A
South: TN
East: TN
West: TN

Existing Land Uses:
Site: Residential
North: School/Residential
South: Residential
East: Residential
West: Residential

Future Land Use Map:
Urban Core

Attachments:
1. Subdivision and Zoning Ordinance Requirements
2. Maps and aerial photos
3. Final Plat

Requested Action: To **approve** the Final Plat for Highland Park Addition, Second Amended by the Mayor and City Council.

History: This property was platted in 1891 with three lots and annexed into the City in 1906. The north 7,173 sq ft was originally dedicated right-of-way along W Anderson St but was vacated in 1956. In 2018 the property was rezoned to TN, Traditional Neighborhood as part of a Citywide rezone.

Staff Comments: The property is currently zoned TN. The final plat includes 5 buildable lots on approximately .405 acres of land. The minimum lot size in the TN zone is 3000 sq ft with a minimum 25 ft frontage on a public street. The maximum allowed density in this zone is 15 units per acre. The average lot size is .081 acres with an average density of approximately 12.34 lots per acre. Lots designated for attached dwellings are exempt from lot frontage and size requirements but must still meet requirements for maximum density and setbacks. Six attached dwelling units have been permitted to be constructed on the property. The purpose of the plat is to allow separate ownership.

The lots front Bear Ave, but vehicular access will come from W Anderson St via a shared private drive. The Subdivision Ordinance requires a final plat to be submitted for the separation of any property within the City that creates a new lot.

The Comprehensive Plan designates this area as Urban Core which denotes the central area that functions as the City core and areas within or in close proximity to Downtown and South Downtown.

Staff Recommendation: Staff has reviewed the application and finds that it is consistent with the Comprehensive Plan and complies with the Subdivision and Zoning Ordinances and recommends approval of the final plat for Highland Park Addition, Second Amended.

Transportation Plan: W Anderson St – Major Collector; Bear Ave – local street.

Subdivision Ordinance: Boxes with an "X" indicated compliance with the ordinance.

REQUIREMENTS	Staff Review
Requirements listed in Section 10-1:	
Building envelopes sufficient to construct a building.	X
Lot dimensions conform to the minimum standards of Zoning Ordinance.	X
Lots have full frontage on, and access to, a dedicated street.	X- Lots designated for attached dwellings are exempt from minimum lot frontage requirements.
Residential lots do not have direct access to arterial streets.	X
Direct access to arterial streets from commercial or industrial lots shall be permitted only where it can be demonstrated that: 1) The direct access will not impede the flow of traffic on the arterial or otherwise create an unsafe condition; 2) There is no reasonable alternative for access to the arterial via a collector street; 3) There is sufficient sight distance along the arterial from the proposed point of access; 4) The proposed access is located so as not to interfere with the safe and efficient functioning of any intersection; and 5) The developer or owner agrees to provide all improvements, such as turning lanes or signals, necessitated for the safe and efficient uses of the proposes access.	N/A – all lots are residential.
Adequate provisions shall be made for soil preservation, drainage patterns, and debris and waste disposal and collection.	X
Sidelines of lots shall be at, or near, right angles or radial to the street lines. All corner lots shall have a minimum radius of twenty feet on the property line.	X
All property within the subdivision shall be included within a lot or area dedicated for public use.	X
All corner lots zoned RP through R-3, inclusive, shall be a minimum of ten percent larger in area than the average area of all similarly zoned lots in the plat or subdivision under consideration.	X, lots designated for attached dwellings are exempt from minimum lot size requirements
All major streets in subdivision must conform to the major street plan of the City, as set forth in Comprehensive Plan.	X
The alignment and width of previously platted streets shall be preserved unless topographical conditions or existing buildings or structures required otherwise.	X
Residential lots adjoining arterial streets shall comply with: 1) Such lots shall have reverse frontage on the arterial streets, 2) such lots shall be buffered from the arterial street by any effective combination of the following: lot depth, earth berms, vegetation, walls or fences, and structural soundproofing, 3) Minimum lot depth shall be 150 ft except where the use of berms, vegetation, and structures can be demonstrated to constitute an effective buffer, 4) Whenever practical, existing roadside trees shall be saved and used in the arterial buffer, 5) Parking areas shall be used as part of the arterial buffer for high density residential uses, 6) Annexation and development agreement shall include provisions for installation and continued maintenance of arterial buffers.	N/A – no lots adjoin arterial streets.

Planning Director to classify street on basis of zoning, traffic volume, function, growth, vehicular & pedestrian safety, and population density.	N/A – no new streets.

Zoning Ordinance:

11-3-3: PURPOSE OF RESIDENTIAL ZONES

(E) TN Traditional Neighborhood Zone. This zone provides a residential zone which is characterized by a walkable, traditional residential neighborhood pattern with small lots and residences, a mix of housing types, and a grid street pattern with rear alleys. This zone is situated in the historic neighborhoods within the central part of the City and in other locations where a traditional neighborhood character with a gridded street pattern is desired. The standards in this zone contain elements of a from-based code allowing a variety of uses that will be required to integrate with the established characteristics of the existing neighborhood.

11-3-4: DIMENSIONAL STANDARDS FOR RESIDENTIAL ZONES.

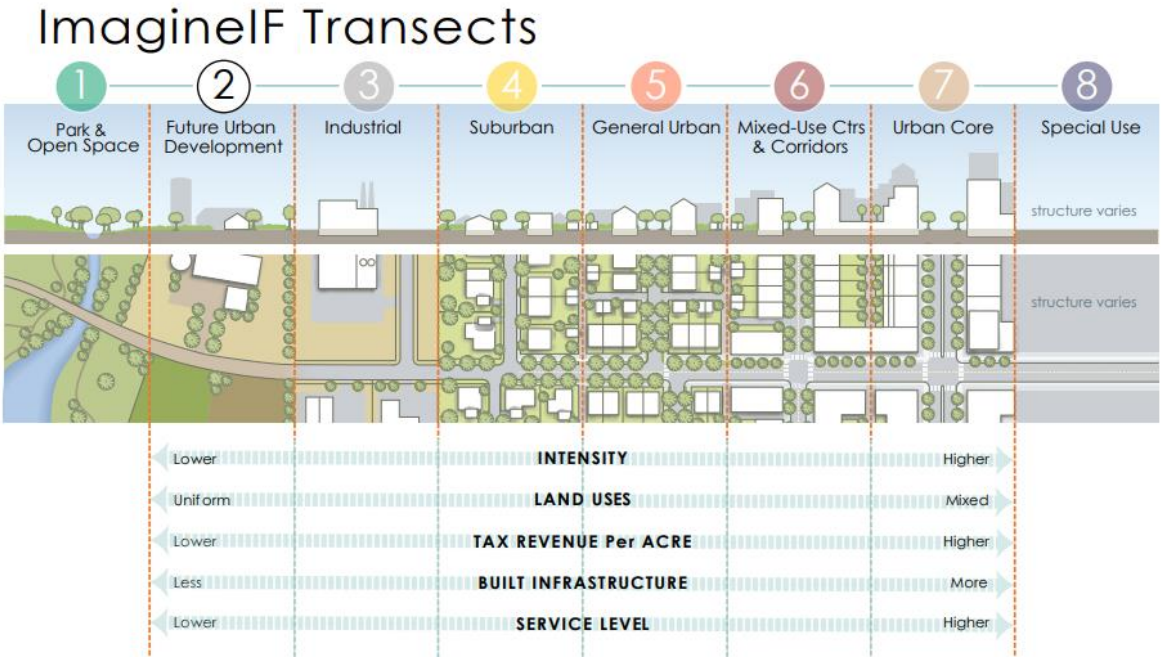
Table 11-3-1: Dimensional Standards for Residential Zones

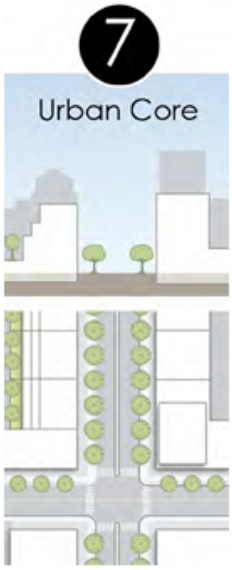
	RE	RP	R1	R2	TN	R3	R3A	RMH
Lot Area								
Lot Area Minimum in ft²	1 acre*	12,000	7,000	6,000*	3,000*	5,000*	5,000	3,000
Lot Area Maximum in ft²			13,500*					
Site Width								
Site Width at Front Setback, Minimum in ft.	150	60	50	50	25	50	50	25
Setbacks, Minimum in ft.								
Front	40	30*	25*	20*	15*	15	15	15
Front Maximum in ft.					20*			
Side	20	7.5/10*	6	6	5	6	6	5
Rear	40	25	25	25	10	25*	25*	10
Lot Coverage, Building Height, and Density								
Maximum Lot Coverage in %	30	40	40	80	50	80	80	50
Maximum Building Height in ft*	24	24	24	36	*			24
Maximum Density in gross units/acre	1	4	6	17	15	35	35	35
*See explanations, exceptions and qualifications in Section 11-3-4A,B,C of this Zoning Code.								

(Ord. 3218, 9-13-18) (Ord. 3310, 6-18-20) (Ord. 3452, 3-31-22) (Ord. 3496, 12-8-22)

Comprehensive Plan Land Use

Transects: pg. 60-70





7. **Urban Core**

Snapshot: The Urban Core Transect denotes the central area which functions as the City core and areas within or in close proximity to Downtown and South Downtown. The Urban Core also includes legacy residential subdivisions platted in a traditional grid pattern. These subdivisions tend to be characterized by taller structures, mixed-use buildings, pedestrian-oriented movement of people, commercial and entertainment enterprises. All housing types, civic buildings, town squares and transit stations are typical, but vary between neighborhoods.

Local examples: Downtown, Original Townsite, Highland Park Addition, Crows Addition, Brodbecks Addition, Riverside Addition

November 12, 2024 7:00 p.m. Planning Department

City Annex Council Chambers

MEMBERS PRESENT: Commissioners Glen Ogden, Dale Storer, Bill Scott, Forrest Ihler, Arnold Cantu, Matthew Meehan.

MEMBERS ABSENT: Marsha McDaniel.

ALSO PRESENT: Assistant Planning Director Kerry Beutler, David Peterson Planner, Naysha Foster Planner, Caitlin Long Planner, Jacob Beck, Esq, City Attorney, and interested citizens.

CALL TO ORDER: Ogden called the meeting to order at 7:00 p.m.

Welcome New Member Matthew Meehan.

MINUTES: Scott moved to accept the minutes of October 1, 2024, Storer seconded the motion. The motion passed unanimously.

Business:

3. PLAT 24-040: FINAL PLAT FOR Highland Park Addiction Second Amended.

Applicant: Kaden Fuhriman, Eagle Rock Engineering, 1331 Fremont Ave. Idaho Falls, Idaho.
Fuhriman stated that this lot is on the southwest corner of Bear Avenue and Anderson south of Bush Elementary school. They are dividing the vacant lot into 5 smaller lots for residential units. It is a TN Zone which allows for smaller lots.

Meehan asked why it states there are 5 buildable lots and 6 units on the property. Fuhriman stated that there will be 2 units on one of the lots with single ownership.

Peterson presented the staff report, a part of the record.

Ihler asked if the alley access is going to be reinstated. Peterson stated that the alley was vacated and the lot adjacent is vacant, they are creating a cross-access easement to allow for rear loading. Ihler clarified it is a private alley with no public utilities. Ihler asked if all the lots will have rear access. Peterson confirmed they are all rear loading.

Ihler stated that this is the 2nd or 3rd TN infill project they have seen recently, and he likes the use of the TN zone being used as intended.

Storer moved to recommend to the Mayor and City Council approval of the Final Plat for Highland Park Addition Second Amended. Meehan seconded the motion. Ogden called for roll call vote: Cantu, yes; Scott, yes; Ihler, yes; Ogden, yes; Meehan, yes; Storer, yes. The motion passed unanimously.

REASONED STATEMENT OF RELEVANT CRITERIA AND STANDARDS

APPROVAL OF THE FINAL PLAT OF HIGHLAND PARK ADDITION, SECOND AMENDED GENERALLY LOCATED NORTH OF W CROWLEY ST, EAST OF BINGHAM AVE, SOUTH OF W ANDERSON ST, AND WEST OF BEAR AVE.

WHEREAS, the applicant filed an application for a final plat on September 9, 2024; and

WHEREAS, this matter came before the Idaho Falls Planning and Zoning Commission during a duly noticed public meeting on November 12, 2024; and

WHEREAS, this matter came before the Idaho Falls City Council during a duly noticed public meeting on October 23, 2025; and

WHEREAS, having reviewed the application, including all exhibits entered and having considered the issues presented:

I. RELEVANT CRITERIA AND STANDARDS

1. The Planning and Zoning Commission considered the request pursuant to the City of Idaho Falls Comprehensive Plan, the City of Idaho Falls Zoning Ordinance, the City of Idaho Falls Subdivision Ordinance, the Local Land Use Planning Act, and other applicable development regulations.
2. The property is an approximately .405-acre parcel of land located north of W Crowley St, east of Bingham Ave, south of W Anderson St, and west of Bear Ave.
3. The final plat includes 5 buildable lots.
4. Lots 39-42, Block 30 meet the requirements for attached dwellings as permitted in the Comprehensive Zoning Ordinance.
5. Access to the subdivision will come from W Anderson St via a shared private drive.
6. The plat complies with all requirements of the Subdivision Ordinance.
7. The proposed development is consistent with the principles of the City's Comprehensive Plan and the requirements of the TN, Traditional Neighborhood Zone.

II. DECISION

Based on the above Reasoned Statement of Relevant Criteria, the City Council of the City of Idaho Falls approved the Final Plat.

PASSED BY THE CITY COUNCIL OF THE CITY OF IDAHO FALLS

THIS _____ DAY OF _____, 2025

_____

Rebecca L. Noah Casper - Mayor

Memorandum

File #: 25-417 **City Council Meeting**

FROM: Wade Sanner, Director
DATE: Wednesday, October 15, 2025
DEPARTMENT: Community Development Services

Subject
Final Plat, Development Agreement, and Reasoned Statement of Relevant Criteria and Standards, The Reserve at Snake River Landing, Division No. 2

Council Action(s) Desired
☐ Ordinance ☐ Resolution ☐ Public Hearing
☒ Other Action (Approval, Authorization, Ratification, etc.)
1. Approve the Development Agreement for the Final Plat for The Reserve at Snake River Landing, Division No. 2 and give authorization for the Mayor and City Clerk to sign said agreement (or take other action deemed appropriate).

2. Accept or Approve the Final Plat for The Reserve at Snake River Landing, Division No. 2 and give authorization for the Mayor, City Engineer, and City Clerk to sign said Final Plat (or take other action deemed appropriate).

3. Approve the Reasoned Statement of Relevant Criteria and Standards for the Final Plat for The Reserve at Snake River Landing, Division No. 2 and give authorization for the Mayor to execute the necessary documents (or take other action deemed appropriate).

Description, Background Information & Purpose
Attached is the application for the Final Plat, Development Agreement, and Reasoned Statement of Relevant Criteria and Standards for The Reserve at Snake River Landing, Division No. 2. The Planning and Zoning Commission considered this item at its November 12, 2024, meeting and unanimously voted to recommend approval of the final plat to the Mayor and City Council as presented.

Alignment with City & Department Planning Objectives



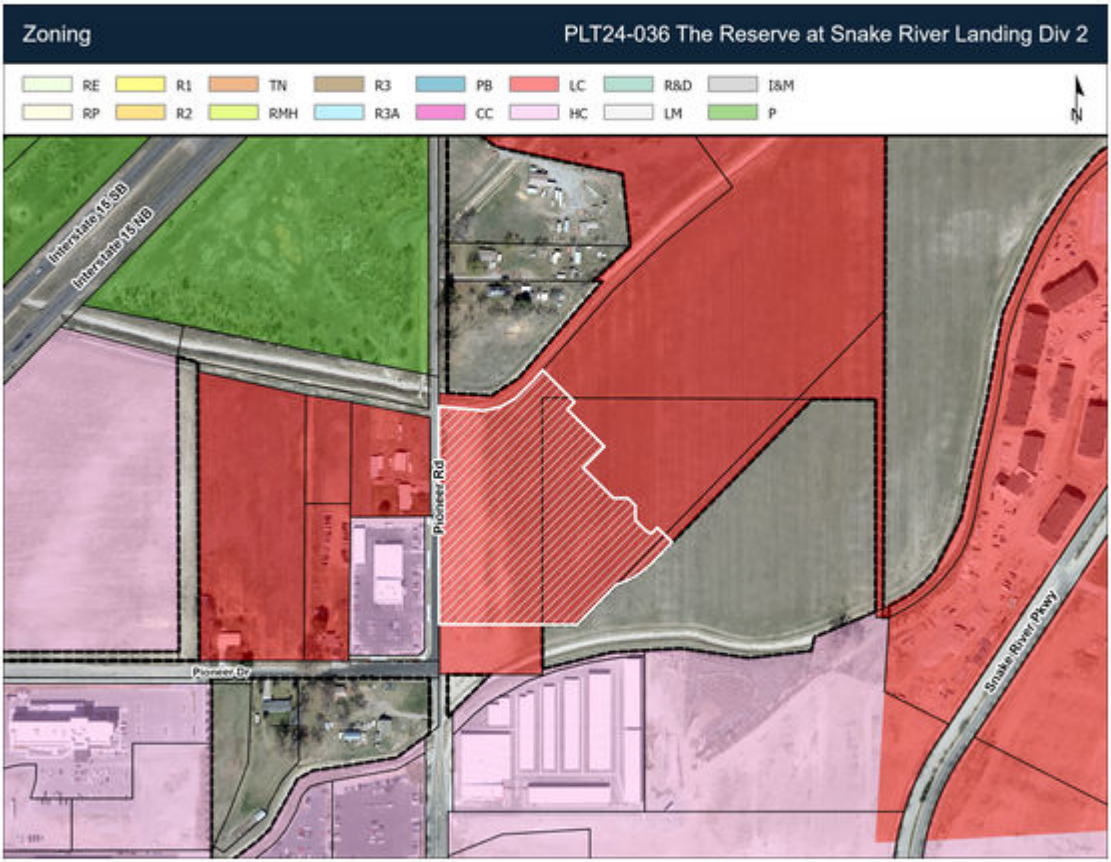
☐ ☒ ☒ ☐ ☒ ☐ ☐ ☐
A successful Plat should be consistent with the Comprehensive Plan and Zoning Ordinance, which includes policies and goals related to Growth, Sustainability, Transportation, and Livable Communities.

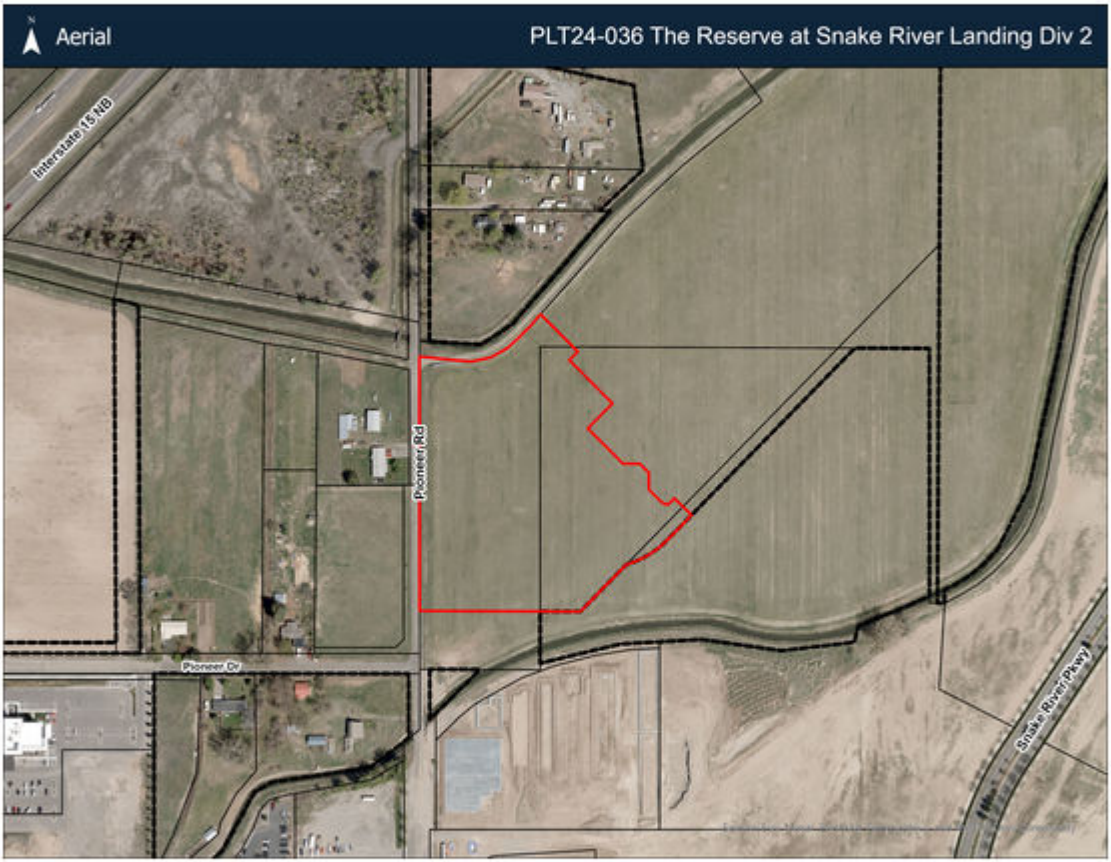
Interdepartmental Coordination
The Final Plat was reviewed by staff from Fire, Idaho Falls Power, BMPO, as well as the Water, Planning, Wastewater, and

Engineering/Survey Divisions.

Fiscal Impact
NA

Legal Review
This application was reviewed by the Legal Department and found to be consistent with applicable law.


Zoning
PLT24-036 The Reserve at Snake River Landing Div 2
RE
RP
R1
R2
TN
RMH
R3
R3A
PB
CC
LC
HC
R&D
LM
I&M
P
N
Interstate 15 SB
Interstate 15 NB
Pioneer Rd
Pioneer Dr
Snake River Pkwy


Aerial
PLT24-036 The Reserve at Snake River Landing Div 2
Interstate 15 NB
Pioneer Rd
Pioneer Dr
Snake River Pkwy

THE RESERVE AT SNAKE RIVER LANDING DIVISION No. 2

A SUBDIVISION OF THE CITY OF IDAHO FALLS, BONNEVILLE COUNTY, IDAHO
A PARCEL OF LAND BEING SITUATED IN THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 26, TOWNSHIP 2 NORTH, RANGE 37 EAST OF THE BOISE MERIDIAN

SHEET 1 OF 4

NARRATIVE

1. THE RESERVE AT SNAKE RIVER LANDING DIVISION NO. 2 IS OWNED BY RESERVE INVESTMENTS PURSUANT TO SPECIAL WARRANTY DEED INSTRUMENT NO. 1709871 AND WARRANTY DEED INSTRUMENT NO. 1752840.
2. THE RESERVE AT SNAKE RIVER LANDING DIVISION NO. 2 IS CONTROLED BY THE NORTH-SOUTH CENTER SECTION LINE OF SECTION 27, TOWNSHIP 2 NORTH, RANGE 37 EAST OF THE BOISE MERIDIAN ALONG THE WEST BOUNDARY LINE AS SHOWN IN THE LEGAL DESCRIPTION ATTACHED TO THIS PLAT.
3. MONUMENTS FOUND ALONG THE SOUTH BANK OF THE PORTER CANAL WERE ONE HALF INCH IRON RODS WITH PLASTIC CAPS STAMPED L.S. 12224.
4. MONUMENTS SET ALONG THE EXTERIOR BOUNDARY OF THE PLAT WILL BE FIVE EIGHTHS INCH IRON RODS WITH PLASTIC CAPS STAMPED L.S. 9369. ALL INTERIOR CORNERS WILL BE HALF INCH IRON RODS WITH PLASTIC CAPS STAMPED L.S. 9369. MONUMENTS THAT ARE SET ON THE NORTH-SOUTH CENTER SECTION LINE WILL BE FIVE EIGHTHS INCH IRON RODS WITH ALUMINUM CAPS STAMPED EAGLE ROCK ENGINEERING L.S. 9369.
5. SECTION CORNERS USED FOR CONTROL ARE THE NORTH 1/4 CORNER PURSUANT TO INSTRUMENT NO. 1699616, CENTER 1/4 CORNER PURSUANT TO INSTRUMENT NUMBER 1699617 AND THE SOUTH 1/4 CORNER PURSUANT TO INSTRUMENT NO. 1728078.
6. ALL MEASURED BEARINGS SHOWN HEREON RELATE DIRECTLY TO THE CITY OF IDAHO FALLS COORDINATE SYSTEM OF 2004, WHICH IS DERIVED FROM THE IDAHO STATE PLANE COORDINATE SYSTEM (EAST ZONE 1101) U.S SURVEY FEET AND USING A COMBINED SCALE FACTOR OF 1.000277265 FOR A GRID TO GROUND CONVERSION, (REFERENCE FRAME NAD 83 (2001), EPOCH 2010.0000. THE SYSTEM ORIENTATION IS BASED ON GRID NORTH ALONG THE EAST CENTRAL MERIDIAN. NO CONVERGENCE ANGLE HAS BEEN APPLIED.

BOUNDARY DESCRIPTION

BEGINNING AT A POINT THAT IS S.00°02'25"E. ALONG THE NORTH-SOUTH CENTER SECTION LINE 505.52 FEET FROM THE CENTER 1/4 CORNER OF SECTION 26, TOWNSHIP 2 NORTH, RANGE 37 EAST OF THE BOISE MERIDIAN; RUNNING THENCE ALONG THE SOUTH TOP OF BANK OF THE PORTER CANAL THE FOLLOWING FIVE (5) COURSES: (1) THENCE S.84°21'10"E. 130.05 FEET; (2) THENCE N.77°37'46"E. 49.60 FEET; (3) THENCE N.60°23'00"E. 49.98 FEET; (4) THENCE N.45°48'37"E. 71.08 FEET; (5) THENCE N.41°31'18"E. 43.71 FEET; THENCE S.45°04'58"E. 131.27 FEET; THENCE S.45°00'00"W. 29.88 FEET; THENCE S.45°00'00"E. 152.22 FEET; THENCE S.45°00'00"W. 87.71 FEET; THENCE S.45°00'00"E. 124.27 FEET; THENCE N.90°00'00"E. 42.43 FEET; THENCE S.45°00'00"E. 31.00 FEET; THENCE S.00°00'00"W. 42.43 FEET; THENCE S.45°00'00"E. 41.10 FEET TO A POINT OF CURVE WITH A RADIUS OF 30.00 FEET AND A CHORD BEARING S.64°57'28"E. 20.48 FEET; THENCE TO THE LEFT ALONG SAID CURVE 20.90 FEET THROUGH A CENTRAL ANGLE OF 39°54'56"; THENCE N.44°22'51"E. 22.71 FEET; THENCE S.45°37'09"E. 60.00 FEET; THENCE S.44°22'51"W. 87.86 FEET TO A POINT OF CURVE WITH A RADIUS OF 230.00 FEET AND A CHORD BEARING S.59°10'36"W. 117.47 FEET; THENCE TO THE RIGHT ALONG SAID CURVE 118.79 FEET THROUGH A CENTRAL ANGLE OF 29°35'31"; THENCE S.44°22'51"W. 163.58 FEET; THENCE N.89°45'25"W. 400.13 FEET TO SAID NORTH-SOUTH CENTER SECTION LINE; THENCE N.00°02'25"W. ALONG SAID NORTH-SOUTH CENTER SECTION LINE 632.55 FEET TO THE POINT OF BEGINNING. CONTAINING 7.618 ACRES

LEGEND

	ROADWAY CENTERLINE
	SECTION LINE
	LOT LINE
	PLAT BOUNDARY
	15' PUBLIC UTILITY EASEMENT, (PUE) UNLESS OTHERWISE DESCRIBED OR DIMENSIONED
	TIE LINE (SHOWN AS NEEDED)
	CANAL RIGHT-OF-WAY (SEE CANAL RIGHT-OF-WAY CERTIFICATE ON SHEET 4)
■	PLACED 1/2" X 24" IRON ROD WITH YELLOW PLASTIC CAP MARKED P.L.S. 9369
●	PLACED 5/8" x 30" IRON ROD WITH YELLOW PLASTIC CAP MARKED P.L.S. 9369
◉	PLACED 5/8" X 30" IRON ROD WITH ALUMINUM CAP MARKED P.L.S. 9369
▲	CALCULATED POINT
◆	P.L.S.S. CORNER AS NOTED
CPF	CORNER PERPETUATION AND FILING RECORD
(CA)	PRIVATE COMMON AREA
	PRIVATE CROSS ACCESS EASEMENT, (CAE)
POB	POINT OF BEGINNING
AC	ACRES
SF	SQUARE FEET

NOTE
1. SEE SHEET 2 FOR PUBLIC UTILITY EASEMENT BEARING & DISTANCE INFORMATION AND STAKING. (NOT SHOWN ON THIS SHEET FOR CLARITY)
2. SEE SHEET 3 FOR CROSS ACCESS EASEMENT BEARING & DISTANCE INFORMATION AND STAKING. (NOT SHOWN ON THIS SHEET FOR CLARITY)
3. NO LOTS WITHIN THIS SUBDIVISION SHALL HAVE DIRECT VEHICULAR ACCESS TO PIONEER ROAD.

LINE TABLE

SEGMENT	BEARING	LENGTH
L1	S45°04'58"E	15.49'
L2	N45°00'00"E	14.12'
L3	N45°00'00"W	6.49'
L4	N00°00'01"E	4.95'
L5	N90°00'00"E	33.08'
L6	S00°00'00"E	42.43'
L7	S45°00'00"W	12.00'
L8	S45°00'00"E	41.72'
L9	S45°00'00"E	28.28'

CURVE TABLE

CURVE	LENGTH	RADIUS	DELTA	CHORD BEARING	CHORD LENGTH
C1	20.90'	30.00'	39°54'56"	S64°57'28"E	20.48'
C2	118.79'	230.00'	29°35'31"	S59°10'36"W	117.47'
C3	115.11'	230.00'	28°40'31"	N75°39'44"W	113.91'
C4	220.44'	170.00'	74°17'40"	S81°31'41"W	205.31'
C5	100.10'	200.00'	28°40'31"	S75°39'44"E	99.05'
C6	259.34'	200.00'	74°17'40"	N81°31'41"E	241.55'
C7	179.44'	230.00'	44°42'06"	S83°40'29"E	174.93'
C8	85.08'	170.00'	28°40'31"	S75°39'44"E	84.20'
C9	21.89'	30.00'	41°48'24"	S20°54'12"W	21.41'

BASIS OF BEARINGS

ALL MEASURED BEARINGS SHOWN HEREON RELATE DIRECTLY TO THE "CITY OF IDAHO FALLS COORDINATE SYSTEM OF 2004", WHICH IS DERIVED FROM THE IDAHO STATE PLANE COORDINATE SYSTEM (EAST ZONE 1101) US SURVEY FEET AND USING A COMBINED SCALE FACTOR OF 1.000277265 FOR A GRID TO GROUND CONVERSION, [REFERENCE FRAME NAD_83(2011), EPOCH 2010.0000]. THE SYSTEM ORIENTATION IS BASED ON GRID NORTH ALONG THE EAST ZONE CENTRAL MERIDIAN. NO CONVERGENCE ANGLE HAS BEEN APPLIED.

PROFESSIONAL LAND SURVEYOR REGISTERED 9369 STATE OF IDAHO KURTIS J. ROLAND

EAGLE ROCK ENGINEERING
CIVIL ○ PLANNING ○ SURVEYING
IDAHO FALLS (208) 542-2665 REXBURG (208) 359-2665

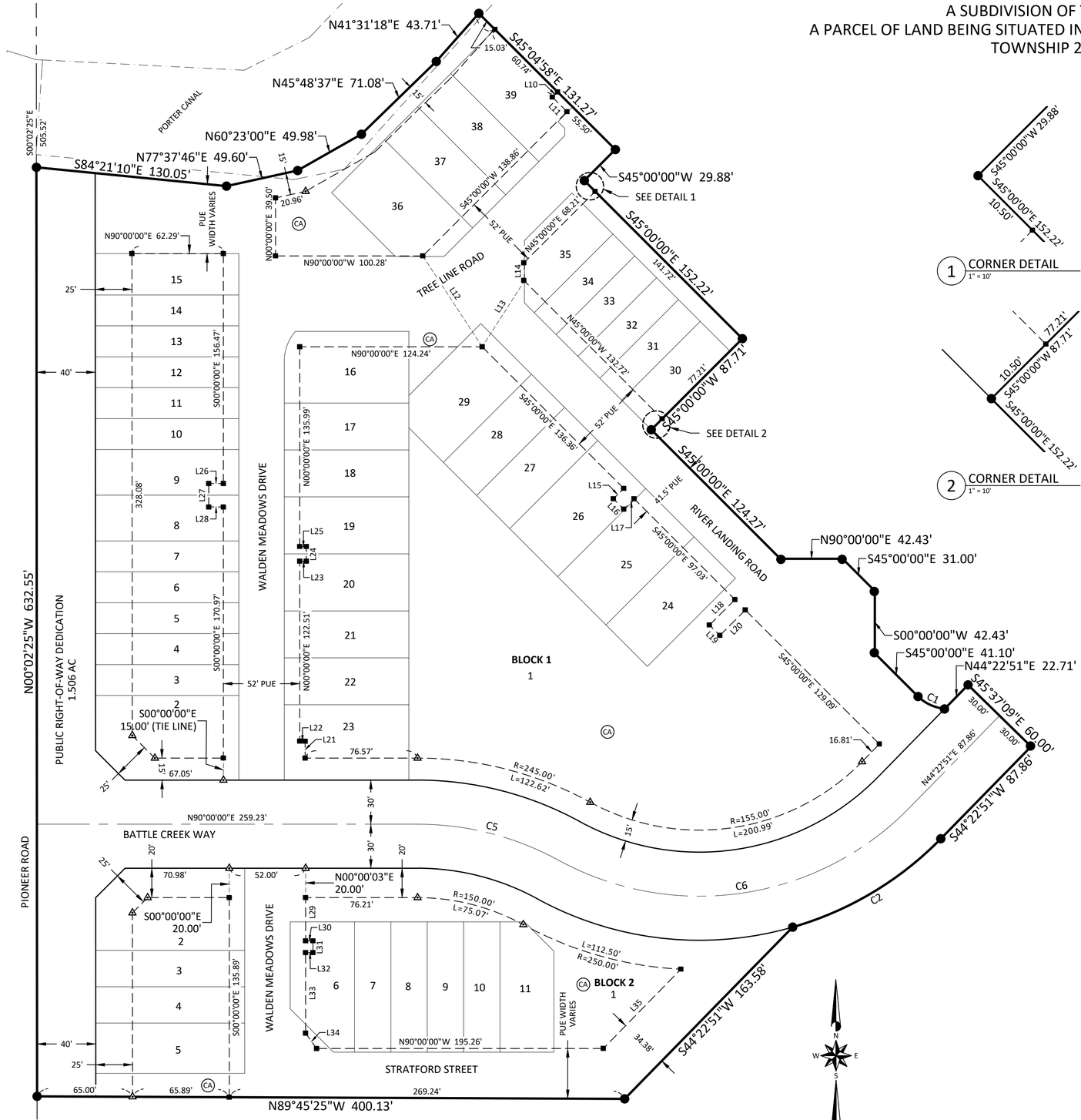
OFFICES AT:
1331 Fremont Ave.
Idaho Falls, Idaho 83402
343 E 4th N, Suite 119
Rexburg, Idaho 83440

SURVEYED BY:	A. SNARR
DRAWN BY:	R. JORDAN
APPROVED BY:	K. ROLAND
PROJECT NO.	25031
DATE:	17/09/2025
CAD NAME:	X_25031 DIV 2 FINAL PLAT.DWG

SCALE: 1" = 50'

THE RESERVE AT SNAKE RIVER LANDING DIVISION No. 2

A SUBDIVISION OF THE CITY OF IDAHO FALLS, BONNEVILLE COUNTY, IDAHO
A PARCEL OF LAND BEING SITUATED IN THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 26, TOWNSHIP 2 NORTH, RANGE 37 EAST OF THE BOISE MERIDIAN



1 CORNER DETAIL
1" = 10'

2 CORNER DETAIL
1" = 10'

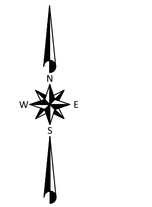
LEGEND

- ROADWAY CENTERLINE
- SECTION LINE
- LOT LINE
- PLAT BOUNDARY
- 15' PUBLIC UTILITY EASEMENT, (PUE) UNLESS OTHERWISE DESCRIBED OR DIMENSIONED
- TIE LINE (SHOWN AS NEEDED)
- CANAL RIGHT-OF-WAY (SEE CANAL RIGHT-OF-WAY CERTIFICATE ON SHEET 4)
- PLACED 1/2" X 24" IRON ROD WITH YELLOW PLASTIC CAP MARKED P.L.S. 9369
- PLACED 5/8" x 30" IRON ROD WITH YELLOW PLASTIC CAP MARKED P.L.S. 9369
- PLACED 5/8" X 30" IRON ROD WITH ALUMINUM CAP MARKED P.L.S. 9369
- CALCULATED POINT
- P.L.S.S. CORNER AS NOTED
- CPF — CORNER PERPETUATION AND FILING RECORD
- CA — PRIVATE COMMON AREA
- PRIVATE CROSS ACCESS EASEMENT, (CAE)
- POB — POINT OF BEGINNING
- AC — ACRES
- SF — SQUARE FEET

LINE TABLE		
SEGMENT	BEARING	LENGTH
L10	S45°00'00"W	5.00'
L11	S45°04'58"E	14.02'
L12	S33°10'10"E	73.95'
L13	N32°38'59"E	53.23'
L14	N00°00'00"W	12.73'
L15	S45°00'00"W	10.00'
L16	S45°00'00"E	10.00'
L17	N45°00'00"E	10.00'
L18	S45°00'01"W	24.50'
L19	S45°00'00"E	10.00'
L20	N45°00'00"E	24.50'
L21	N00°00'00"E	11.50'
L22	N90°00'00"W	3.64'

LINE TABLE		
SEGMENT	BEARING	LENGTH
L23	N90°00'00"E	4.50'
L24	N00°00'00"E	10.00'
L25	N90°00'00"W	4.50'
L26	N90°00'00"W	10.00'
L27	S00°00'00"E	16.00'
L28	N90°00'00"W	10.00'
L29	N00°00'03"E	29.50'
L30	N89°59'57"W	5.00'
L31	N00°00'03"E	8.00'
L32	S89°59'57"E	5.00'
L33	N00°00'03"E	54.88'
L34	N35°40'00"W	12.75'
L35	S44°22'51"W	75.55'

CURVE TABLE					
CURVE	LENGTH	RADIUS	DELTA	CHORD BEARING	CHORD LENGTH
C1	20.90'	30.00'	39°54'56"	S64°57'28"E	20.48'
C2	118.79'	230.00'	29°35'31"	S59°10'36"W	117.47'
C5	100.10'	200.00'	28°40'31"	S75°39'44"E	99.05'
C6	259.34'	200.00'	74°17'40"	N81°31'41"E	241.55'



50' 25' 0 50'
SCALE: 1" = 50'

NOTE
1. SEE SHEET 3 FOR CROSS ACCESS EASEMENT BEARING & DISTANCE INFORMATION AND STAKING. (NOT SHOWN ON THIS SHEET FOR CLARITY)
2. NO LOTS WITHIN SUBDIVISION SHALL HAVE DIRECT VEHICULAR ACCESS TO PIONEER ROAD.

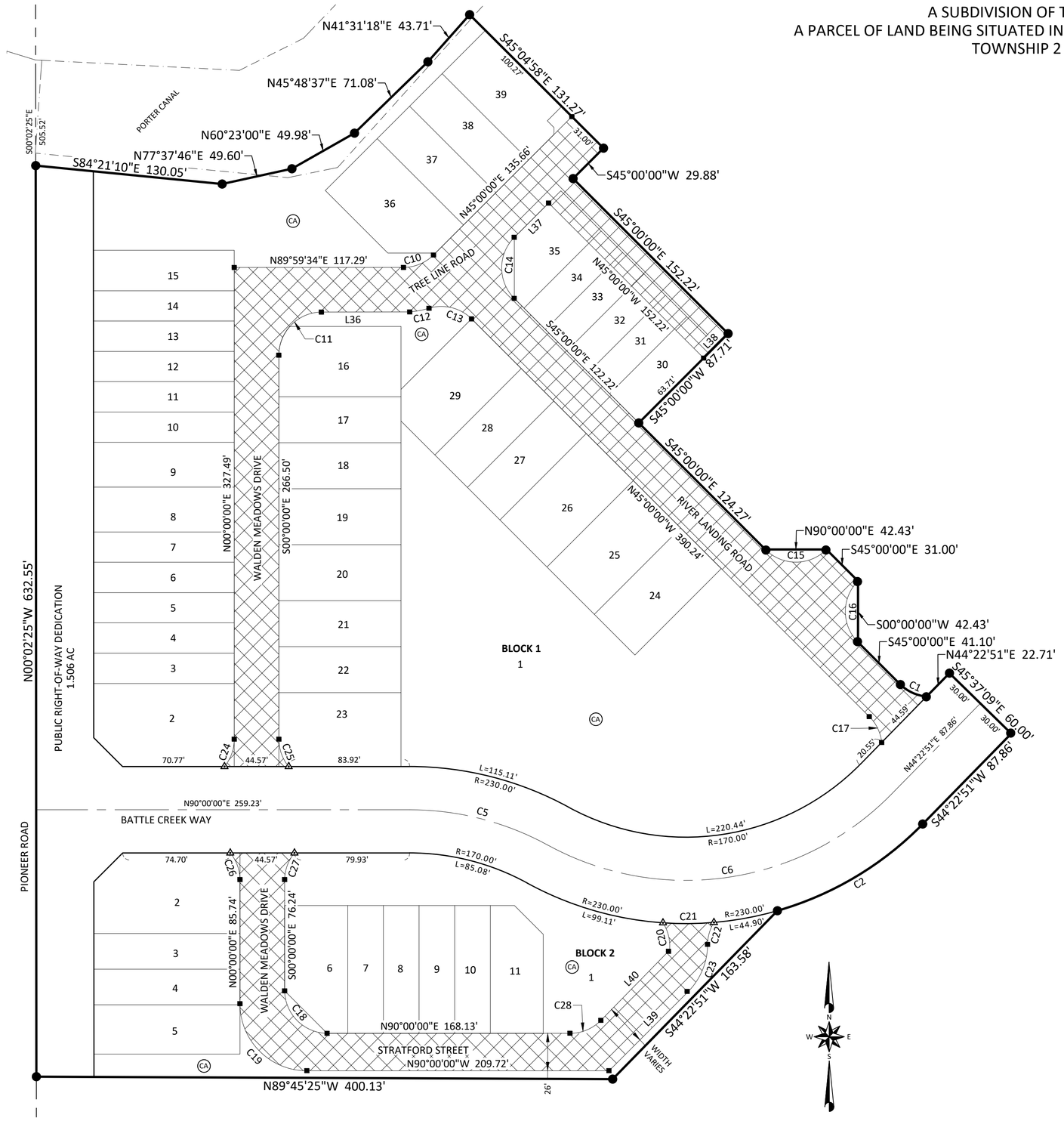
EAGLE ROCK ENGINEERING
CIVIL ○ PLANNING ○ SURVEYING
IDAHO FALLS (208) 542-2665 REXBURG (208) 359-2665

OFFICES AT:
1331 Fremont Ave.
Idaho Falls, Idaho 83402
343 E 4th N, Suite 119
Rexburg, Idaho 83440

SURVEYED BY:	A. SNARR
DRAWN BY:	R. JORDAN
APPROVED BY:	K. ROLAND
PROJECT NO.	25031
DATE:	17/09/2025
CAD NAME:	X_25031 DIV 2 FINAL PLAT.DWG

THE RESERVE AT SNAKE RIVER LANDING DIVISION No. 2

A SUBDIVISION OF THE CITY OF IDAHO FALLS, BONNEVILLE COUNTY, IDAHO
A PARCEL OF LAND BEING SITUATED IN THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 26, TOWNSHIP 2 NORTH, RANGE 37 EAST OF THE BOISE MERIDIAN



LEGEND

- ROADWAY CENTERLINE
- SECTION LINE
- LOT LINE
- PLAT BOUNDARY
- 15' PUBLIC UTILITY EASEMENT, (PUE) UNLESS OTHERWISE DESCRIBED OR DIMENSIONED
- TIE LINE (SHOWN AS NEEDED)
- CANAL RIGHT-OF-WAY (SEE CANAL RIGHT-OF-WAY CERTIFICATE ON SHEET 4)
- PLACED 1/2" X 24" IRON ROD WITH YELLOW PLASTIC CAP MARKED P.L.S. 9369
- PLACED 5/8" x 30" IRON ROD WITH YELLOW PLASTIC CAP MARKED P.L.S. 9369
- PLACED 5/8" X 30" IRON ROD WITH ALUMINUM CAP MARKED P.L.S. 9369
- CALCULATED POINT
- P.L.S.S. CORNER AS NOTED
- CPF — CORNER PERPETUATION AND FILING RECORD
- (CA) — PRIVATE COMMON AREA
- PRIVATE CROSS ACCESS EASEMENT, (CAE)
- POB — POINT OF BEGINNING
- AC — ACRES
- SF — SQUARE FEET

LINE TABLE		
SEGMENT	BEARING	LENGTH
L36	S89°51'20"W	60.80'
L37	S45°00'00"W	33.71'
L38	S45°00'00"W	24.00'
L39	S45°00'00"W	77.30'
L40	N44°22'51"E	68.10'

CURVE TABLE					
CURVE	LENGTH	RADIUS	DELTA	CHORD BEARING	CHORD LENGTH
C1	20.90'	30.00'	39°54'56"	S64°57'28"E	20.48'
C2	118.79'	230.00'	29°35'31"	S59°10'36"W	117.47'
C5	100.10'	200.00'	28°40'31"	S75°39'44"E	99.05'
C6	259.34'	200.00'	74°17'40"	N81°31'41"E	241.55'
C10	23.56'	30.00'	45°00'00"	N67°30'00"E	22.96'
C11	47.12'	30.00'	90°00'00"	S45°00'00"W	42.43'
C12	13.50'	60.52'	12°47'07"	S79°31'27"W	13.48'
C13	32.40'	30.00'	61°52'14"	N75°56'07"W	30.84'
C14	47.12'	30.00'	90°00'00"	S00°00'00"E	42.43'
C15	47.12'	30.00'	90°00'00"	N90°00'00"E	42.43'
C16	47.12'	30.00'	90°00'00"	S00°00'00"W	42.43'
C17	20.28'	30.00'	38°44'05"	N25°37'57"W	19.90'
C18	47.12'	30.00'	90°00'00"	S45°00'00"E	42.43'
C19	73.04'	46.50'	90°00'00"	N45°00'00"W	65.76'
C20	19.94'	30.00'	38°05'29"	N13°24'59"W	19.58'
C21	35.43'	230.00'	8°49'37"	N89°34'19"E	35.40'
C22	16.17'	30.00'	30°52'25"	S16°02'20"W	15.97'
C23	36.67'	47.00'	44°41'56"	S22°39'02"W	35.74'
C24	20.58'	30.00'	39°17'48"	N19°38'54"E	20.17'
C25	20.58'	30.00'	39°17'47"	S19°38'54"E	20.17'
C26	20.58'	30.00'	39°17'48"	N19°38'54"W	20.17'
C27	20.58'	30.00'	39°17'57"	S19°38'54"W	20.17'
C28	23.89'	30.00'	45°37'09"	N67°11'26"E	23.26'

EAGLE ROCK ENGINEERING
CIVIL ○ PLANNING ○ SURVEYING
IDAHO FALLS (208) 542-2665 REXBURG (208) 359-2665

OFFICES AT:
1331 Fremont Ave.
Idaho Falls, Idaho 83402
343 E 4th N, Suite 119
Rexburg, Idaho 83440

SURVEYED BY:	A. SNARR
DRAWN BY:	R. JORDAN
APPROVED BY:	K. ROLAND
PROJECT NO.	25031
DATE:	17/09/2025
CAD NAME:	X_25031 DIV 2 FINAL PLAT.DWG

THE RESERVE AT SNAKE RIVER LANDING DIVISION No. 2

A SUBDIVISION OF THE CITY OF IDAHO FALLS, BONNEVILLE COUNTY, IDAHO
A PARCEL OF LAND BEING SITUATED IN THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 26,
TOWNSHIP 2 NORTH, RANGE 37 EAST OF THE BOISE MERIDIAN

OWNERS' DEDICATION

KNOW ALL MEN BY THESE PRESENTS: THAT THE UNDERSIGNED RESERVE INVESTMENTS LLC, A UTAH LIMITED LIABILITY COMPANY, AND SUNNYVIEW LLC, AN IDAHO LIMITED LIABILITY COMPANY, ARE THE LAWFUL OWNERS OF THE TRACT OF LAND INCLUDED WITHIN THE BOUNDARY DESCRIPTION SHOWN HEREON AND HAS CAUSED THE SAME TO BE PLATTED AND DIVIDED INTO BLOCKS, LOTS, AND STREETS, WHICH PLAT SHALL HEREAFTER BE KNOWN AS THE RESERVE AT SNAKE RIVER LANDING DIVISION NO. 2, A SUBDIVISION OF THE CITY OF IDAHO FALLS, IDAHO, BONNEVILLE COUNTY, IDAHO

BE IT FURTHER KNOWN THAT THE OWNERS DO HEREBY DEDICATE GRANT AND CONVEY TO THE PUBLIC, ALL STREETS AND RIGHT-OF-WAYS SHOWN HEREON, THAT THE OWNERS ALSO DO HEREBY GRANT AND CONVEY TO THE CITY OF IDAHO FALLS ALL PUBLIC EASEMENTS FOREVER AS IRREVOCABLE PERMANENT NON-EXCLUSIVE PUBLIC EASEMENTS AS SHOWN AND DESCRIBED HEREON.

COMMONS

OWNERS DO HEREBY GRANT AND CONVEY ALL THAT PORTION OF LOT 1 BLOCK 1, AND LOT 1 BLOCK 2, TO LOTS 2-39 OF BLOCK 1, AND LOTS 2-11 BLOCK 2, AND TO THE PROPERTY OWNER DIRECTLY NORTHEAST AND COINCIDENT WITH THIS SUBDIVISION, AS PRIVATE COMMON GENERAL CROSS-ACCESS EASEMENTS, THE SAID PRIVATE COMMONS ARE GRANTED BY THE MUTUAL CONSENT AND AGREEMENT BETWEEN THE PARTIES, THE ADEQUACY AND RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, THAT THE OWNERS ALSO DO HEREBY GRANT, BARGAIN, AND CONVEY TO THE OWNERS OF SAID LOTS HEREAFTER COLLECTIVELY REFERRED TO AS, BENEFITED COMMONS HOLDERS, THEIR LICENSEES, INVITEES, AGENTS, SUCCESSORS, AND ASSIGNS, THE FULL AND FREE RIGHT FOR SAID BENEFITED COMMONS HOLDERS AND SAID BENEFITED COMMONS HOLDERS' TENANTS, INVITEES, LICENSEES, AND VISITORS TO THE PRIVATE COMMONS DESCRIBED HEREIN IN COMMON WITH ALL PERSONS DESIGNATED TO HAVE A LIKE RIGHT AT ALL TIMES HEREAFTER, FOR INGRESS AND EGRESS AND NON-VEHICULAR ACCESS, THAT ALSO,

CROSS-ACCESS EASEMENT ("CAE")

OWNERS DO ALSO HEREBY GRANT AND CONVEY TO LOTS 2-39 OF BLOCK 1, AND LOTS 2-11 OF BLOCK 2, AND TO THE PROPERTY OWNER DIRECTLY NORTHEAST AND COINCIDENT WITH THIS SUBDIVISION, PRIVATE CROSS-ACCESS EASEMENTS AS SHOWN AND DESCRIBED HEREON AND LABELED AS CAE, THE SAID PRIVATE CAE IS GRANTED BY THE MUTUAL CONSENT AND AGREEMENT BETWEEN THE PARTIES, THE ADEQUACY AND RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, THAT THE OWNERS ALSO DO HEREBY GRANT, BARGAIN, AND CONVEY TO THE OWNERS OF SAID LOTS HEREAFTER REFERRED TO AS, BENEFITED CAE HOLDERS, THEIR LICENSEES, INVITEES, AGENTS, SUCCESSORS, AND ASSIGNS, THE FULL AND FREE RIGHT FOR SAID BENEFITED CAE HOLDERS AND SAID BENEFITED CAE HOLDERS' TENANTS, SERVANTS, INVITEES, LICENSEES, AND VISITORS TO THE PRIVATE CROSS-ACCESS AGREEMENTS DESCRIBED HEREIN IN COMMON WITH ALL PERSONS DESIGNATED TO HAVE A LIKE RIGHT AT ALL TIMES HEREAFTER, FOR INGRESS AND EGRESS AND VEHICULAR ACCESS, AND PERPETUAL EASEMENTS FOR ROADWAY PURPOSES, ON AND ACROSS THE PROPERTY, EXCEPT FOR PARKING, THAT ALSO,

PUBLIC EMERGENCY CROSS-ACCESS EASEMENT ("CAE")

OWNERS DO ALSO HEREBY GRANT AND CONVEY TO THE CITY OF IDAHO FALLS FOREVER NON-EXCLUSIVE IRREVOCABLE EASEMENTS FOR RIGHT-OF-WAY FOR EMERGENCY VEHICLES AND EMERGENCY RESPONDERS, ACROSS THE CROSS-ACCESS EASEMENTS AS SHOWN AND DESCRIBED HEREON.

OWNERS, OR THEIR HEIRS AND ASSIGNS, AGREE THEY WILL CONSTRUCT NO PERMANENT STRUCTURES OR MAINTAIN ANY OBSTRUCTIONS ON SAID CAE, INCLUDING BUT NOT LIMITED TO GATES, BARRIERS, OR VEHICLES OF ANY TYPE WITHIN OR UPON ANY EASEMENT SHOWN HEREON, AND THE CITY OF IDAHO FALLS AND ITS SUCCESSORS, ASSIGNS, PERMITEES OR LICENSEES SHALL ALSO HAVE THE RIGHT, TO REMOVE, CUT OR TRIM ANY TREES, BRUSH, ORNAMENTAL SHRUBBERY OR PLANT WHICH MAY INJURE OR INTERFERE WITH THE USE THEREOF FOR ITS INTENDED PURPOSES, SUCH RIGHT MAY BE EXERCISED WITHOUT PRIOR NOTICE TO OWNERS OR THEIR SUCCESSORS OR ASSIGNS.

OWNERS OR THEIR HEIRS, SUCCESSORS OR ASSIGNS FURTHER AGREE THAT THEY SHALL NOT PLANT ANY TREES, BRUSH, ORNAMENTAL SHRUBBERY OR PLANTS WHICH MAY HINDER THE SAFE AND EFFICIENT UTILIZATION OF ALL SAID PUBLIC AND PRIVATE EASEMENTS.

OWNERS OR THEIR HEIRS, SUCCESSORS OR ASSIGNS FURTHER AGREE TO MAINTAIN THE SAID CAE, AND TO REMOVE SNOW PURSUANT TO THE REQUIREMENTS OF THE INTERNATIONAL FIRE CODE §503 AS IT IS AMENDED FROM TIME TO TIME, AND AS ADOPTED BY THE CITY OF IDAHO FALLS, IDAHO.

OWNERS OR THEIR HEIRS, SUCCESSORS OR ASSIGNS HEREBY RELEASES THE CITY OF IDAHO FALLS AND ITS SUCCESSORS, ASSIGNS, PERMITEES OR LICENSEES FROM ANY CLAIM FOR DAMAGES, BASED UPON CONCEALED OR UNDISCLOSED PRIVATE IMPROVEMENTS CONSTRUCTED OR PERMITTED TO BE CONSTRUCTED BY THE OWNERS OR THEIR SUCCESSORS OR ASSIGNS WITHIN ANY PUBLIC EASEMENTS, SUBSEQUENT TO RECORDING THIS SUBDIVISION, THAT MAY BE INCURRED AS A RESULT OF THE CITY OF IDAHO FALLS AND ITS SUCCESSORS, ASSIGNS, PERMITEES OR LICENSEES ORDINARY USE OF THE PUBLIC EASEMENTS WITH DUE CARE.

OWNERS OR THEIR HEIRS, SUCCESSORS OR ASSIGNS DO HEREBY WARRANT AND SHALL DEFEND SUCH DEDICATION AND CONVEYANCES IN THE QUIET AND PEACEFUL POSSESSION OF THE PUBLIC OR THE CITY OF IDAHO FALLS, AS THE CASE MAY BE, AGAINST SAID OWNERS AND THEIR HEIRS, SUCCESSORS AND ASSIGNS, AND AGAINST EVERY PERSON WHOMSOEVER WHO LAWFULLY HOLDS OR WHO LATER CLAIMS TO HAVE LAWFULLY HELD ANY RIGHTS IN SAID ESTATE AS OF THE DATE HEREOF.

IN WITNESS WHEREOF, THE OWNERS HAVE HEREUNTO SET THEIR SIGNATURE THIS _____DAY OF _____, 20___.

RESERVE INVESTMENTS, LLC.

_____
JOE JOHNSEN, PRESIDENT

SUNNYVIEW, LLC

_____
TAHRI MOLIFUA, EXECUTIVE VICE PRESIDENT

DRINKING WATER SYSTEM CERTIFICATE

PURSUANT TO I.C. §50-1334, THE OWNERS DO HEREBY, CERTIFY THAT ALL LOTS SHOWN ON THIS PLAT ARE ELIGIBLE TO RECEIVE WATER FROM THE CITY OF IDAHO FALLS MUNICIPAL WATER SYSTEM, AND SAID CITY HAS AGREED IN WRITING TO PROVIDE CULINARY WATER SERVICE TO SAID LOTS PURSUANT TO THE PROVISIONS OF TITLE 8, CHAPTER 4 OF THE IDAHO FALLS CITY CODE, AS AMENDED FROM TIME TO TIME.

IN WITNESS WHEREOF, OWNERS HAVE HEREUNTO SET THEIR SIGNATURES THIS _____DAY OF _____ , 20___.

RESERVE INVESMENTS, LLC.

_____
JOE JOHNSEN, PRESIDENT

SUNNYVIEW, LLC.

_____
TAHRI MOLIFUA, EXECUTIVE VICE PRESIDENT

CITY'S ACCEPTANCE

THE ACCOMPANYING PLAT WAS DULY ACCEPTED AND APPROVED AND THE GRANTS AND DEDICATIONS ARE HEREBY ACCEPTED BY THE CITY COUNCIL OF IDAHO FALLS ADOPTED THIS _____ DAY OF _____, 202__.

_____
MAYOR

_____
CITY CLERK

_____
CITY ENGINEER
JONATHAN W. KNOWLES, PE 14787

_____
CITY SURVEYOR
KENNETH BALDWIN ROBERTS, PLS 9755

TREASURER'S CERTIFICATE

I, THE UNDERSIGNED COUNTY TREASURER IN AND FOR THE COUNTY OF BONNEVILLE, STATE OF IDAHO, PURSUANT TO THE REQUIREMENTS OF I.C. §50-1308, DO HEREBY CERTIFY THAT ALL COUNTY PROPERTY TAXES DUE FOR THE PROPERTY INCLUDED IN THE BOUNDARY DESCRIPTION SHOWN HEREON ARE CURRENT.

DATE:_____

_____
BONNEVILLE COUNTY TREASURER

ACKNOWLEDGMENT

STATE OF _____)
:SS.
COUNTY OF _____)

ON THIS _____DAY OF _____, 20___, BEFORE ME THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED JOE JOHNSEN, KNOWN OR IDENTIFIED TO ME, TO BE THE PRESIDENT OF THE LIMITED LIABILITY COMPANY OF RESERVE INVESTMENTS, LLC. AN IDAHO LIMITED LIABILITY COMPANY, AND THE PERSON WHO SUBSCRIBED SAID LIMITED LIABILITY COMPANY'S NAME TO THE FOREGOING OWNERS' DEDICATION AND THE DRINKING WATER SYSTEM CERTIFICATE AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME IN SAID LIMITED LIABILITY COMPANY'S NAME AS A PERSON AUTHORIZED TO BIND SUCH LIMITED LIABILITY COMPANY.

IN WITNESS WHEREOF, I HAVE HEREUNTO SET MY HAND AND AFFIXED MY OFFICIAL SEAL THE DAY AND THE YEAR IN THIS CERTIFICATE FIRST ABOVE WRITTEN.

_____
NOTARY PUBLIC FOR THE STATE OF _____
RESIDING AT: _____
COMMISSION EXPIRATION DATE: _____

ACKNOWLEDGMENT

STATE OF _____)
:SS.
COUNTY OF _____)

ON THIS _____DAY OF _____, 20___, BEFORE ME THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED TAHRI MOLIFUA, KNOWN OR IDENTIFIED TO ME, TO BE THE EXECUTIVE VICE PRESIDENT OF THE LIMITED LIABILITY COMPANY OF SUNNYVIEW LLC. AN IDAHO LIMITED LIABILITY COMPANY, AND THE PERSON WHO SUBSCRIBED SAID LIMITED LIABILITY COMPANY'S NAME TO THE FOREGOING OWNERS' DEDICATION AND THE DRINKING WATER SYSTEM CERTIFICATE AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME IN SAID LIMITED LIABILITY COMPANY'S NAME AS A PERSON AUTHORIZED TO BIND SUCH LIMITED LIABILITY COMPANY.

IN WITNESS WHEREOF, I HAVE HEREUNTO SET MY HAND AND AFFIXED MY OFFICIAL SEAL THE DAY AND THE YEAR IN THIS CERTIFICATE FIRST ABOVE WRITTEN.

_____
NOTARY PUBLIC FOR THE STATE OF _____
RESIDING AT: _____
COMMISSION EXPIRATION DATE: _____

SURVEYOR'S CERTIFICATE

I, KURTIS J. ROLAND, A LICENSED PROFESSIONAL LAND SURVEYOR IN THE STATE OF IDAHO, DO HEREBY CERTIFY THAT THE SURVEY OF THIS SUBDIVISION, DESIGNATED AS THE RESERVE AT SNAKE RIVER LANDING DIVISION NO. 2, WAS MADE UNDER MY DIRECTION, AND THAT SAID SUBDIVISION IS TRULY AND CORRECTLY SURVEYED AND STAKED AS PROVIDED BY LAW AND IN ACCORDANCE WITH THE ACCOMPANYING PLAT AS DESCRIBED HEREON.

PROFESSIONAL LAND SURVEYOR
REGISTERED
9369
STATE OF IDAHO
KURTIS J. ROLAND

RECORDER'S CERTIFICATE

I HEREBY CERTIFY THAT THE FOREGOING PLAT THE RESERVE AT SNAKE RIVER LANDING DIVISION NO. 2 WAS FILED IN THE OFFICE OF THE RECORDER OF BONNEVILLE COUNTY, IDAHO.

_____DATE_____
BONNEVILLE COUNTY RECORDER

IRRIGATION WATER RIGHTS CERTIFICATE

NOTICE IS HEREBY GIVEN THAT ALL LOTS OR PROPERTY INCLUDED IN THIS PLAT ARE WITHIN THE NEW SWEDEN IRRIGATION DISTRICT AND THAT A SUITABLE SYSTEM FOR SUCH LOTS OR PROPERTY SHALL BE INSTALLED FOR DELIVERY OF SURFACE WATER FOR IRRIGATION PURPOSES. THE SYSTEM INSTALLED SHALL BE APPROVED BY THE CITY OF IDAHO FALLS IN COMPLIANCE WITH IDAHO CODE §31-3805. ALL PROPERTY WITHIN THE PLAT WILL REMAIN SUBJECT TO ASSESSMENTS LEVIED BY THE NEW SWEDEN IRRIGATION DISTRICT. OWNER SHALL PAY ALL ASSESSMENTS FOR THE LOTS OR PROPERTY IN THIS PLAT TO THE NEW SWEDEN IRRIGATION DISTRICT. ALL RIGHTS TO VOTE IN NEW SWEDEN IRRIGATION DISTRICT MATTERS SHALL BE RETAINED BY OWNERS OF ANY LOTS OR PROPERTY WITHIN THIS PLAT.

HEALTH DEPARTMENT CERTIFICATE OF APPROVAL

SANITARY RESTRICTIONS AS REQUIRED BY I.C. §50-1326 HAVE BEEN SATISFIED BASED ON THE DEPARTMENT OF ENVIRONMENTAL QUALITY (DEQ) APPROVAL OF THE DESIGN PLANS AND SPECIFICATIONS AND THE CONDITIONS IMPOSED ON THE DEVELOPER FOR CONTINUED SATISFACTION OF THE SANITARY RESTRICTIONS. BUYER IS CAUTIONED THAT AT THE TIME OF THIS APPROVAL, NO DRINKING WATER OR SEWER/SEPTIC FACILITIES WERE CONSTRUCTED. BUILDING CONSTRUCTION CAN BE ALLOWED WITH APPROPRIATE BUILDING PERMITS IF DRINKING WATER OR SEWER FACILITIES HAVE SINCE BEEN CONSTRUCTED OR IF THE DEVELOPER IS SIMULTANEOUSLY CONSTRUCTING THOSE FACILITIES. IF THE DEVELOPER FAILS TO CONSTRUCT FACILITIES OR MEET THE OTHER CONDITIONS OF DEQ, THEN SANITARY RESTRICTIONS MAY BE REIMPOSED, IN ACCORDANCE WITH I.C. §50-1326, BY THE ISSUANCE OF A CERTIFICATE OF DISAPPROVAL, AND NO CONSTRUCTION OF ANY BUILDING OR SHELTER REQUIRING DRINKING WATER OR SEWER/SEPTIC FACILITIES SHALL BE ALLOWED.

EASTERN IDAHO PUBLIC HEALTH DISTRICT

_____ _____
ENVIRONMENTAL HEALTH SPECIALIST, REHS DATE:

ATTACHED HOMES NOTIFICATION

LOTS 2 - 39, BLOCK 1, AND LOTS 2 - 11, BLOCK 2 ARE PLATTED FOR USE BY ATTACHED SINGLE UNIT DWELLINGS AS PERMITTED BY THE COMPREHENSIVE ZONING ORDINANCE. OTHER RESIDENTIAL USE TYPES SHALL BE REQUIRED TO MEET THE STANDARDS OF THE COMPREHENSIVE ZONING ORDINANCE, AS IT IS AMENDED FROM TIME TO TIME.

EXAMINING SURVEYOR'S CERTIFICATION

I CERTIFY THAT I AM A LICENSED PROFESSIONAL LAND SURVEYOR IN THE STATE OF IDAHO AND THAT I HAVE EXAMINED THIS PLAT AND FIND THAT IT COMPLIES WITH I.C. §50-1305.

DATE:_____ _____
BONNEVILLE COUNTY SURVEYOR, DAVID D. ROMRELL PLS 12223

CANAL RIGHT-OF-WAY

ALL CANALS, AS SHOWN HEREON, EXIST WITHIN A RIGHT-OF-WAY DEFINED BY I.C. §42-1102 AND MUST HAVE WRITTEN PERMISSION OF THE OWNER OR OPERATOR OF THE RIGHT-OF-WAY TO CONSTRUCT ANYTHING WITHIN, UNDER, UPON OR OVER THE AREA, TO ENSURE THAT ANY SUCH ENCROACHMENTS WILL NOT UNREASONABLY OR MATERIALLY INTERFERE WITH THE USE AND ENJOYMENT OF THE RIGHT-OF-WAY

EAGLE ROCK ENGINEERING
CIVIL ○ PLANNING ○ SURVEYING
IDAHO FALLS (208) 542-2665 REXBURG (208) 359-2665

OFFICES AT:
1331 Fremont Ave.
Idaho Falls, Idaho 83402

343 E 4th N, Suite 119
Rexburg, Idaho 83440

SURVEYED BY:	A. SNARR
DRAWN BY:	R. JORDAN
APPROVED BY:	K. ROLAND
PROJECT NO.	25031
DATE:	17/09/2025
CAD NAME:	X_25031 DIV 2 FINAL PLAT.DWG

PRELIMINARY PLAT

THE RESERVE AT SNAKE RIVER LANDING

A PARCEL OF LAND BEING SITUATED IN THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 AND THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 26, TOWNSHIP 2 NORTH, RANGE 37 EAST OF THE BOISE MERIDIAN , BONNEVILLE COUNTY, IDAHO

BOUNDARY DESCRIPTION DIVISION NO. 1:

BEGINNING AT A POINT THAT IS N.00°02'18"W. ALONG THE NORTH-SOUTH CENTER SECTION LINE 372.45 FEET FROM THE CENTER 1/4 CORNER OF SECTION 26, TOWNSHIP 2 NORTH, RANGE 37 EAST OF THE BOISE MERIDIAN; RUNNING THENCE N.00°02'18"W. ALONG SAID NORTH-SOUTH CENTER SECTION LINE 192.16 FEET; THENCE N.88°25'26"E. 17.97 FEET TO THE EASTERLY RIGHT-OF-WAY LINE OF PIONEER ROAD, SAID POINT BEING ON A NON-TANGENT CURVE WITH A RADIUS OF 549.07 FEET AND A CHORD BEARING N.22°15'12"E. 415.65 FEET; THENCE NORTHERLY ALONG SAID EASTERLY RIGHT-OF-WAY LINE THE FOLLOWING TWO (2) COURSES: (1) THENCE TO THE RIGHT ALONG SAID NON-TANGENT CURVE 426.27 FEET THROUGH A CENTRAL ANGLE OF 44°28'55"; (2) THENCE N.44°29'39"E. 156.37 FEET; THENCE S.59°50'37"E. 1083.49 FEET TO THE NORTHERLY TOE OF SLOPE OF THE PORTER CANAL; THENCE SOUTHWESTERLY ALONG SAID NORTHERLY TOE OF SLOPE THE FOLLOWING FIVE (5) COURSES: (1) THENCE S.50°57'55"W. 86.66 FEET; (2) THENCE S.51°37'53"W. 306.93 FEET; (3) THENCE S.52°00'55"W. 308.62 FEET; (4) THENCE S.47°32'40"W. 143.79 FEET; (5) THENCE S.42°35'31"W. 13.37 FEET; THENCE N.06°12'48"W. 195.23 FEET; THENCE N.77°54'33"W. 375.65 FEET; THENCE N.53°15'35"W. 208.27 FEET TO THE POINT OF BEGINNING, CONTAINING 15.901 ACRES.

BOUNDARY DESCRIPTION DIVISION NO. 2:

BEGINNING AT A POINT THAT IS S.00°02'25"E. ALONG THE NORTH-SOUTH CENTER SECTION LINE 505.52 FEET FROM THE CENTER 1/4 CORNER OF SECTION 26, TOWNSHIP 2 NORTH, RANGE 37 EAST OF THE BOISE MERIDIAN, SAID POINT BEING ON THE SOUTHERLY TOE OF SLOPE OF THE PORTER CANAL; RUNNING THENCE ALONG SAID SOUTHERLY TOE OF SLOPE THE FOLLOWING FIFTEEN (15) COURSES: (1) THENCE S.84°21'10"E. 130.05 FEET; (2) THENCE N.77°37'46"E. 49.60 FEET; (3) THENCE N.60°23'00"E. 49.98 FEET; (4) THENCE N.45°48'37"E. 71.08 FEET; (5) THENCE N.41°31'18"E. 350.86 FEET; (6) THENCE N.46°55'15"E. 81.69 FEET; (7) THENCE N.06°12'48"W. 1.94 FEET; (8) THENCE N.42°23'05"E. 9.43 FEET; (9) THENCE N.47°22'30"E. 272.62 FEET; (10) THENCE N.53°44'37"E. 170.63 FEET; (11) THENCE N.51°32'49"E. 187.47 FEET; (12) THENCE N.56°49'05"E. 76.28 FEET; (13) THENCE N.61°14'05"E. 83.07 FEET; (14) THENCE N.50°51'41"E. 63.40 FEET; (15) THENCE N.42°58'19"E. 77.46 FEET; THENCE S.59°50'37"E. 4.46 FEET TO THE EAST LINE OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF SAID SECTION 26; THENCE S.00°19'04"W. ALONG SAID EAST LINE 476.67 FEET TO THE NORTHEAST CORNER OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SAID SECTION 26; THENCE INTO SAID NORTHWEST 1/4 OF THE SOUTHEAST 1/4 THE FOLLOWING FOUR (4) COURSES: (1) THENCE S.00°19'02"W. ALONG THE EAST LINE OF SAID NORTHWEST 1/4 OF THE SOUTHEAST 1/4 A DISTANCE OF 222.07 FEET; (2) THENCE S.44°22'51"W. 1277.83 FEET; (3) THENCE N.89°45'25"W. 400.13 FEET TO SAID NORTH-SOUTH CENTER SECTION LINE OF SAID SECTION 26; (4) THENCE N.00°02'25"W. ALONG SAID NORTH-SOUTH CENTER SECTION LINE 632.55 FEET TO THE POINT OF BEGINNING, CONTAINING 22.769 ACRES.

ALSO

(PORTER CANAL)
BEGINNING AT A POINT THAT IS S.00°02'25"E. ALONG THE NORTH-SOUTH CENTER SECTION LINE 466.45 FEET FROM THE CENTER 1/4 CORNER OF SECTION 26; TOWNSHIP 2 NORTH, RANGE 37 EAST OF THE BOISE MERIDIAN; RUNNING THENCE S.86°30'07"E. 152.90 FEET; THENCE N.57°21'35"E. 93.88 FEET; THENCE N.40°47'35"E. 372.08 FEET; THENCE N.88°45'16"W. 25.95 FEET; THENCE N.46°38'01"E. 148.17 FEET; THENCE N.06°12'48"W. 16.33 FEET TO THE NORTHERLY TOE OF SLOPE OF THE PORTER CANAL; THENCE ALONG SAID NORTHERLY TOE OF SLOPE THE FOLLOWING FIVE (5) COURSES: (1) THENCE N.42°35'31"E. 13.37 FEET; (2) THENCE N.47°32'40"E. 143.79 FEET; (3) THENCE N.52°00'55"E. 308.62 FEET; (4) THENCE N.51°37'53"E. 306.93 FEET; (5) THENCE N.50°57'55"E. 86.66 FEET; THENCE S.59°50'37"E. 84.71 FEET TO THE SOUTHERLY TOE OF SLOPE OF SAID PORTER CANAL; THENCE ALONG SAID SOUTHERLY TOE OF SLOPE THE FOLLOWING FIFTEEN (15) COURSES: (1) THENCE S.42°58'19"W. 77.46 FEET; (2) THENCE S.50°51'41"W. 63.40 FEET; (3) THENCE S.61°14'05"W. 83.07 FEET; (4) THENCE S.56°49'05"W. 76.28 FEET; (5) THENCE S.51°32'49"W. 187.47 FEET; (6) THENCE S.53°44'37"W. 170.63 FEET; (7) THENCE S.47°22'30"W. 272.62 FEET; (8) THENCE S.42°23'05"W. 9.43 FEET; (9) THENCE S.06°12'48"E. 1.94 FEET; (10) THENCE S.46°55'15"W. 81.69 FEET; (11) THENCE S.41°31'18"W. 350.86 FEET; (12) THENCE S.45°48'37"W. 71.08 FEET; (13) THENCE S.60°23'00"W. 49.98 FEET; (14) THENCE S.77°37'46"W. 49.60 FEET; (15) THENCE N.84°21'10"W. 130.05 FEET TO SAID NORTH-SOUTH CENTER SECTION LINE; THENCE N.00°02'25"W. ALONG SAID NORTH-SOUTH CENTER SECTION LINE 39.07 FEET TO THE POINT OF BEGINNING, CONTAINING 2.237 ACRES.

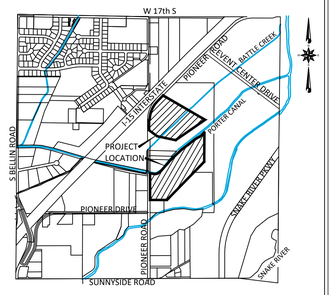
PRELIMINARY PLAT

TOTAL ACRES = 38.670 ACRES
LOTS = 6 (BUILDABLE) & 2 CANAL LOTS
PROPOSED USE = MULTI FAMILY
CURRENT ZONE = LC

NOTES:

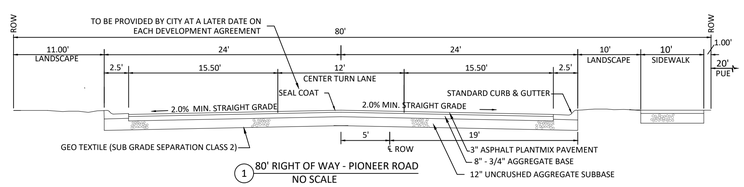
1. ALL STORM WATER WILL BE RETAINED OFF SITE.
2. COMPLETE DESIGN OF WATER VALVES,FIRE HYDRANTS AND STORM DRAIN INLETS SHALL BE DESIGNED AS REQUIRED PER CITY OF IDAHO FALLS STANDARDS AT THE TIME OF FINAL ENGINEERING STAGE.
3. ALL SANITARY SEWER MANHOLES TO BE 400 FEET MAXIMUM DISTANCE OF SEPARATION.
4. DEVELOPER FOR THE RESERVE IS RESPONSIBLE FOR IMPROVING BOTH SIDES OF PIONEER ROAD WHERE DEVELOPMENT ON OPPOSITE SIDE OF PROJECT IS NOT VIABLE (I-15, GRAVEL PIT). SEE STREET SECTION DETAIL 1 AND 2.

VICINITY MAP



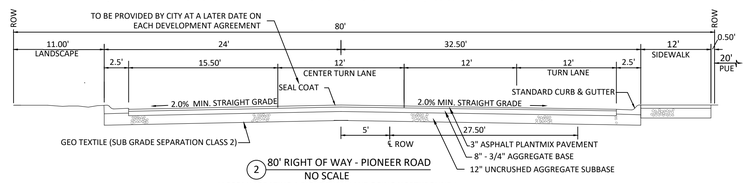
LEGEND:

- SECTION CORNER
- SECTION LINE
- PROPERTY LINE
- R/W — PROPOSED RIGHT-OF-WAY
- PUBLIC UTILITY EASEMENT LINE AS NOTED
- X — FENCE AS NOTED
- W — EXISTING WATER LINE
- SS — EXISTING SANITARY SEWER LINE
- EXISTING WATER MANHOLE
- EXISTING WATER VALVE
- EXISTING HYDRANT
- EXISTING SEWER MANHOLE
- EXISTING POWER POLE
- NEW SANITARY SEWER MANHOLE
- NEW STORM SEWER MANHOLE
- NEW CATCH BASIN
- 8"SS — NEW SANITARY SEWER MAIN
- 8"W — NEW WATER MAIN
- 12"SD — NEW STORM DRAIN MAIN
- EXISTING ASPHALT
- PROPOSED ASPHALT
- PROPOSED CONCRETE
- DRAINAGE DIRECTION



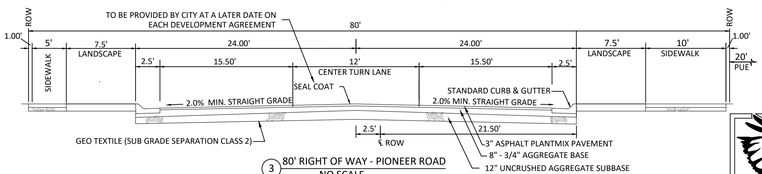
1 80' RIGHT OF WAY - PIONEER ROAD
NO SCALE

(INTENDED FOR AREAS ALONG I-15 WHERE THERE IS NO PROPERTY TO BE DEVELOPED/ACCESSED ON THE WEST SIDE OF THE ROAD)



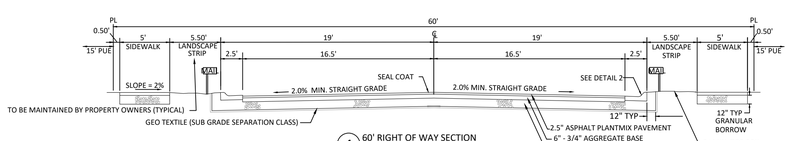
2 80' RIGHT OF WAY - PIONEER ROAD
NO SCALE

(ACCOMMODATING A RIGHT TURN LANE GOING NORTHBOUND)



3 80' RIGHT OF WAY - PIONEER ROAD
NO SCALE

(INTENDED FOR AREAS WHERE PROPERTY ON BOTH SIDES CAN BE DEVELOPED
NOTE: THE OFFSET FROM CENTER OF ROW TO CENTER OF ROADWAY IS DIFFERENT ON THIS THIRD SECTION)



4 60' RIGHT OF WAY SECTION
TYPICAL W/ 38' BK TO BK
NO SCALE

SHEET 1 OF 2

EAGLE ROCK ENGINEERING
CIVIL ○ PLANNING ○ SURVEYING
IDAHO FALLS (208) 542-2665 REXBURG (208) 359-2665

OFFICES AT:

1331 Fremont Ave.
Idaho Falls, Idaho 83402

310 N 2nd East, Suite 153
Rexburg, Idaho 83440

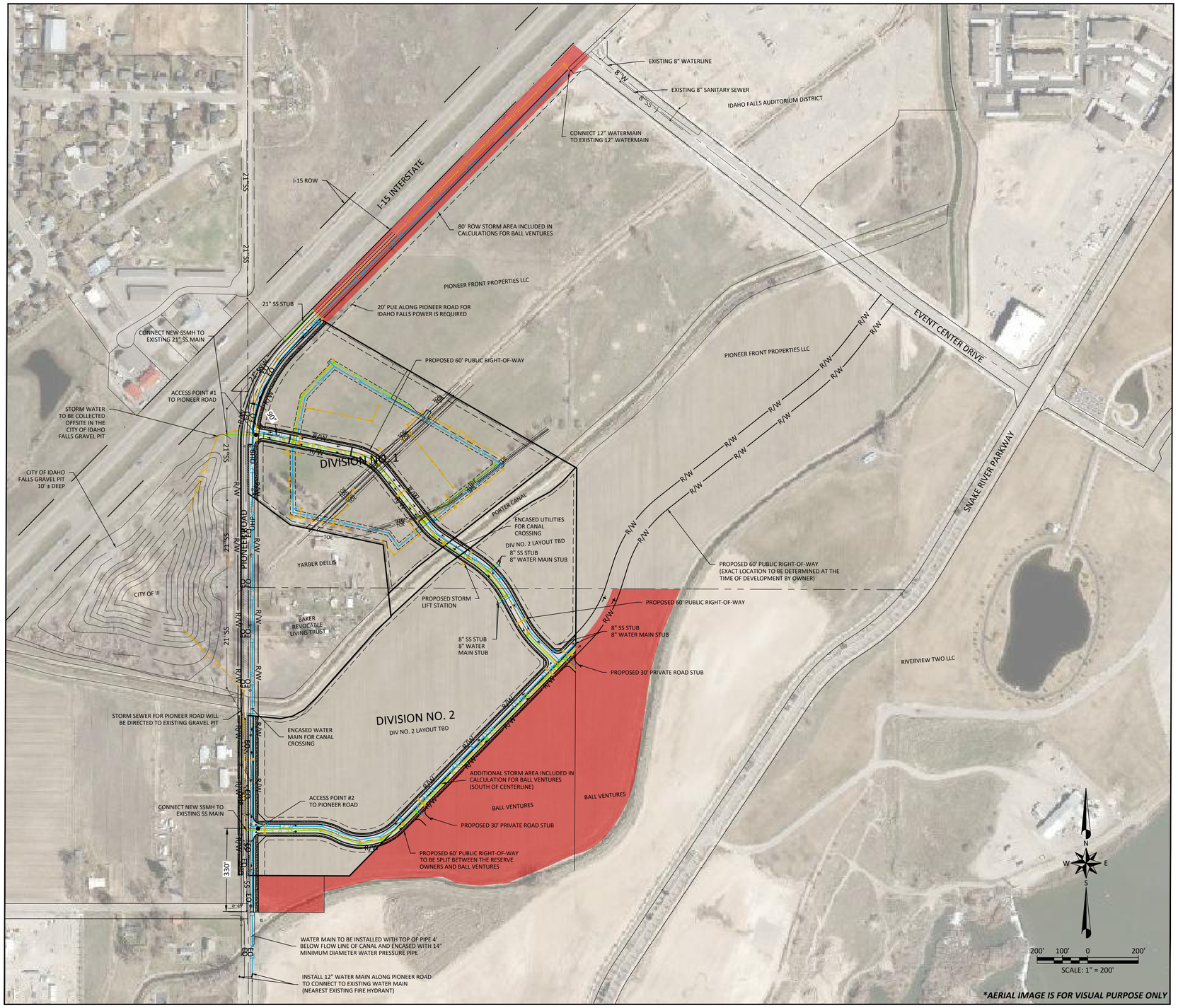
SURVEYED BY:	ADAM SNARR
DRAWN BY:	ANGIE GARCIA
APPROVED BY:	KURT ROLAND
PROJECT NO.	21142
SCALE:	1"=100'
DATE:	DECEMBER 2022
REVISION:	
CAD NAME:	PUD.DWG

PRELIMINARY PLAT

THE RESERVE AT SNAKE RIVER LANDING

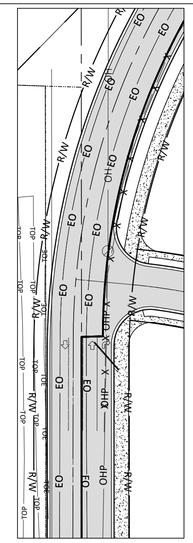
A PARCEL OF LAND BEING SITUATED IN THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 AND THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 26, TOWNSHIP 2 NORTH, RANGE 37 EAST OF THE BOISE MERIDIAN , BONNEVILLE COUNTY, IDAHO

OVERALL UTILITY AND ROAD WAY CONNECTIONS

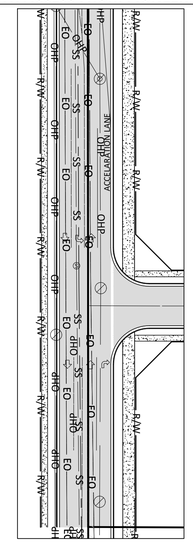


**AERIAL IMAGE IS FOR VISUAL PURPOSE ONLY*

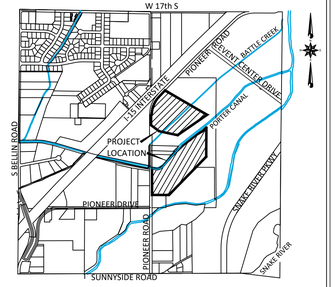
NORTH ACCESS FROM PIONEER ROAD



SOUTH ACCESS FROM PIONEER ROAD



VICINITY MAP



The Reserve At Snake River Landing Preliminary Storm Calculations Table 1			
The Reserve	**Unit**	**Quantity**	
Site Area Required	ft²	1,684,472	
Storm Depth (1.33")	ft	0.1108	
Required Storm Pond Volume	**ft³**	**186,696**	
Ball Ventures Additional Storm Area (Red Hatch)	**Unit**	**Quantity**	
Site Area Required	ft²	827,643	
Storm Depth (1.33")	ft	0.1108	
Required Storm Pond Volume	**ft³**	**91,730**	
Total Storm Volume Required	**ft³**	**278,426**	
Existing City Gravel Pit/Storm Pond	**Elev (ft)**	**Area (ft²)**	**Volume (ft³)**
Top Pond Elevation & Area	4689.0	317,679	
Bottom Pond Elevation & Area	4679.0	21,405	**1,695,420**
Mid Point Pond	4684.0	169,542	
Total Pond Volume			**1,695,420**

NOTE:
PER TRAFFIC IMPACT STUDY DATED SEPTEMBER 28, 2022, INTERSECTION LEFT/RIGHT TURN LANES FOR THE FOLLOWING INTERSECTIONS ARE WARRANTED. SEE TABLE FOR INTERSECTION RECOMMENDATIONS AND TIMELINE FOR EACH.

Left and Right Turn Lane Warrants, per NCHRP 279														
Direction		2021		2027		2032		2027 + JHJCC		2032 + JHJCC		2027 + JHJCC + The Reserves		2032 + JHJCC + The Reserves
		AM	PM	AM	PM	AM	PM	AM	PM	AM	PM	AM	PM	AM	PM
1) S Utah Ave and Pioneer Rd														
NB	RT													
EB	RT													○
WB	LT													
	RT													
2) Pioneer Rd and Snake River Parkway														
NB	RT	Left and/or Right Turn Lanes Exist												
SB	LT													
WB	LT													
	RT													
3) Pioneer Rd and Event Center Drive														
NB	RT							X	X	X	X	X	X	X	X
SB	LT											X			X
WB	LT														
	RT														
4) Pioneer Rd and Reserve Dr														
NB	RT												X		X
SB	LT	In Intersection Does Not Exist											X		X
WB	LT														
	RT											○		○	
5) Pioneer Rd and Bottle Creek Way															
NB	RT												○		○
SB	LT	In Intersection Does Not Exist											X		X
WB	LT														
	RT														
6) Pioneer Rd and Pioneer Dr															
NB	LT												X		X
SB	RT							X	X	X	X	X	X	X	X
EB	LT														
	RT														
WB	LT	Leg Does Not Exist													
	RT														
7) Pioneer Rd and W Sunnyside Rd															
NB	LT														
	RT														
EB	RT														
WB	RT	○	○	X	○	X	X	X	X	X	X	X	X	X	X

○ Left or right turn pocket or taper should be **Considered**
X Left or right turn lane is **Warranted**

SHEET 2 OF 2

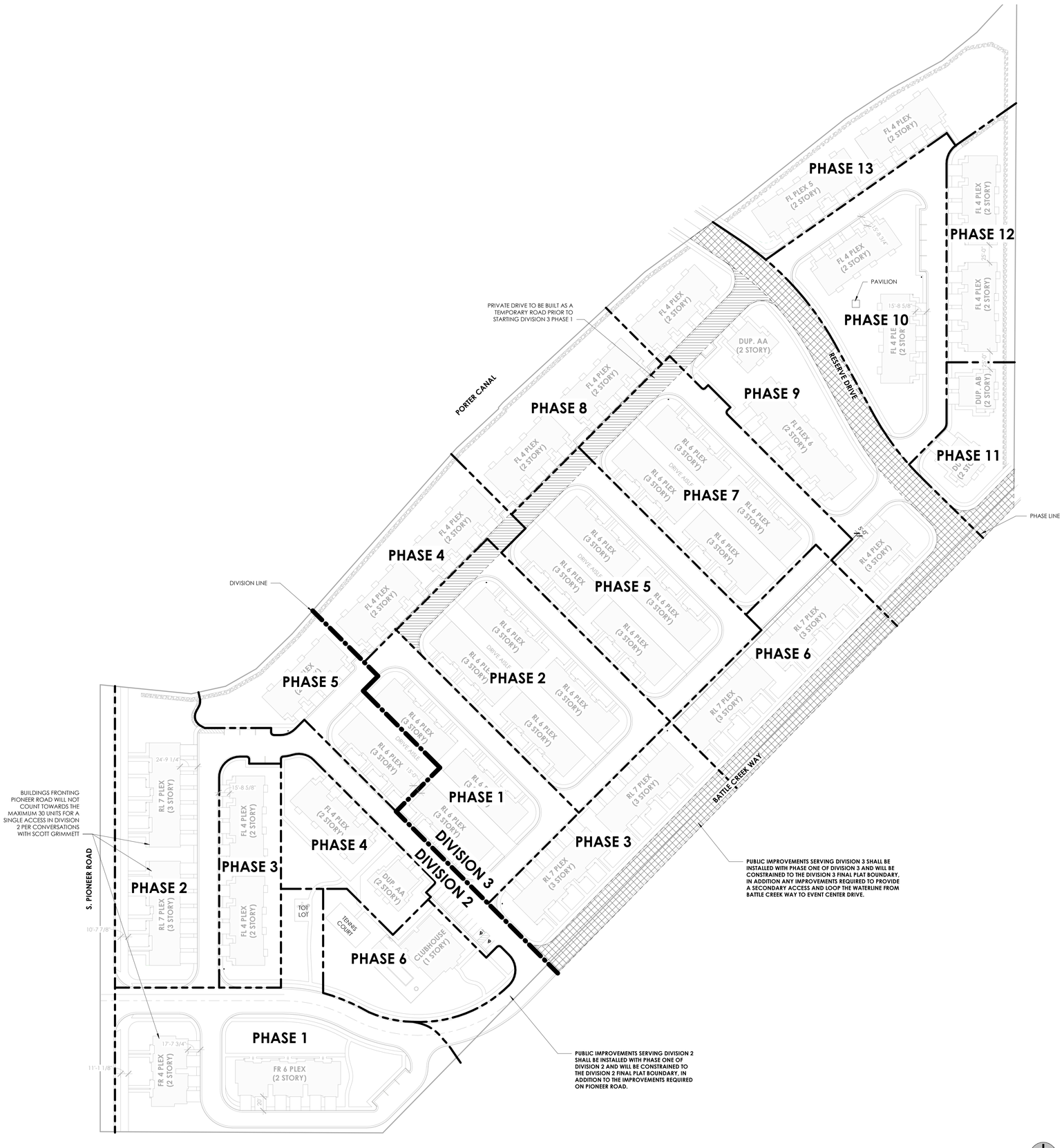
EAGLE ROCK ENGINEERING
CIVIL ○ PLANNING ○ SURVEYING
IDAHO FALLS (208) 542-2665 REXBURG (208) 359-2665

OFFICES AT:

1331 Fremont Ave.
Idaho Falls, Idaho 83402

310 N 2nd East, Suite 153
Rexburg, Idaho 83440

SURVEYED BY:	ADAM SNARR
DRAWN BY:	ANGIE GARCIA
APPROVED BY:	KURT ROLAND
PROJECT NO.	21142
SCALE:	1"=200'
DATE:	DECEMBER 2022
REVISION:	
CAD NAME:	PUD.DWG



1 **SITE PLAN PHASING**
AS102 SCALE: 1" = 60'-0"

north

SITE GENERAL NOTES

1. ALL SITE WORK SHALL BE COORDINATED WITH CIVIL DOCUMENTS. ANY DISCREPANCIES SHALL BE REPORTED TO THE ARCHITECT AND CIVIL ENGINEER FOR RESOLUTION. NO WORK SHALL BE PERFORMED ON THE CONTRADICTORY INFORMATION OR ANY EXISTING CONDITION NOT IN CONFORMANCE WITH THE CONSTRUCTION DOCUMENTS WITHOUT FIRST CONSULTING THE ARCHITECT AND ENGINEER.
2. COORDINATE ALL LANDSCAPING, PARKING STRIPS, AND SIDEWALKS SHOWN WITH LANDSCAPE DRAWINGS
3. CONTRACTOR IS RESPONSIBLE FOR RELOCATION OF DRY UTILITIES. CONTRACTOR TO WORK WITH UTILITY PROVIDER, IE: FIBER OPTICS, CABLE CO., FOR RELOCATION OF SHORING, MAINTENANCE OR REPAIR OF ALL EXISTING UTILITIES. REFER TO CIVIL AND MECHANICAL DRAWINGS FOR WET UTILITIES.
4. FOR SIDEWALK AND PAVING FINISH GRADES, COORDINATE WITH ARCHITECTURAL, CIVIL AND LANDSCAPE DRAWINGS.
5. SEE SITE ELECTRICAL PLANS FOR ALL SITE LIGHTING/ POST LIGHTS. ARCHITECT AND LANDSCAPE TO VERIFY FINAL LOCATIONS.

SITE LEGEND

- SETBACK
- LANDSCAPE SETBACK
- PROPERTY LINE
- FENCE
- ACCESSIBLE ROUTE

NOTE: A SECOND ACCESS IS REQUIRED FOR MORE THAN 30 UNITS

THE RICHARDSON DESIGN PARTNERSHIP, L.L.C.
510 South 600 East
Salt Lake City, Utah 84102
P: 801.355.6888
F: 801.355.6880

THE GRAPHIC MATERIAL AND DESIGN ON THE SHEET ARE INSTRUMENTS OF SERVICE AND REMAIN AT ALL TIMES THE PROPERTY OF THE RICHARDSON DESIGN PARTNERSHIP, L.L.C. REPRODUCTION OR PUBLICATION BY ANY METHOD OR MEANS WHATSOEVER UNLESS EXPRESSLY PROHIBITED WITHOUT THE WRITTEN CONSENT OF THE RICHARDSON DESIGN PARTNERSHIP, L.L.C.
©2022 THE RICHARDSON DESIGN PARTNERSHIP, L.L.C. ALL RIGHTS RESERVED

CONSULTANT:

J · DEVELOPMENT
2290 EAST 4500 SOUTH, SUITE 130
HOLLADAY, UTAH 84117
OWNER:

THE RESERVE AT SNAKE RIVER LANDING - PHASE II
2411 S PIONEER RD
IDAHO FALLS, ID 83402
PROJECT:

ISSUE DATE	DESCRIPTION
06/02/2025	PERMIT SET

#	REV. DATE	DESCRIPTION

PERMIT SET

ARCHITECTURAL SITE PLAN (PHASING)

PROJECT # 21-23
DRAWN BY JJM
CHECKED BY Owner

SHEET #
AS102

6/6/2025 11:03:21 AM
C:\Users\chudspeth\Documents\21-123.02_Master_Phase 2_v22_chudspeth@rdp.com.rvt

STAFF REPORT
FINAL PLAT
THE RESERVE AT SNAKE RIVER LANDING DIV 2
October 23, 2025

IDAHO FALLS
Community Development Services

Applicant: Eagle Rock Engineering

Owner/Developer: Joe Johnson

Project Manager: Naysha Foster

Location: Generally, north of the Sidehill Canal, east of Pioneer Road, south of the Battle Creek Canal, west of Snake River Landing.

Size: 7.618 acres
Lots: 50
Buildable: 48
Common Lots: 2

Existing Zoning:
Site: LC
North: LC & County A-1
South: LC & County A-1
East: LC & HC
West: County A-1

Existing Land Uses
Site: Vacant
North: Vacant & Residential
South: Vacant
East: Vacant
West: Residential

Future Land Use Map: Mixed Use Centers and Corridors

Attachments:
1. Subdivision and Zoning Ordinance Requirements
2. Maps and aerial photos
3. Final Plat

Requested Action: To approve the final plat for The Reserve at Snake River Landing Division No. 2.

History: This property was annexed in August 2021 and October of 2022 with an initial zoning of LC. The property has not yet been platted. This development is a PUD, Planned Unit Development. The Planning and Zoning Commission heard the PUD in March and recommended approval of the PUD to the Mayor and City Council.

Staff Comments: This final plat consists of 48 buildable lots for attached single unit development. This property is being developed as a PUD. This plat boundary covers the first several phases of the PUD development, see proposed PUD phasing plan and preliminary plat.

The lots all have access to a private street network to be constructed within the common lots. The private street system will connect with Battle Creek Way, a 60 ft dedicated right-of-way. Battle Creek Way provides access to Pioneer Road, a major collector. No direct access to Pioneer Road, from the residential lots will be allowed. Additional right of way is also being dedicated for Pioneer Road.

The block lengths meet the minimum and maximum requirements of section 10-1-5(G) of the Subdivision Ordinance. The property is zoned LC. The R3A standards are to be followed for residential development in the LC zone. The proposed plat meets the R3A standards for development as a PUD.

The R3A Zone provides for a mix of uses which are primary uses for residentials purposes. This includes a greater density of various dwelling types, office buildings, and semi-commercial natured businesses.
The property is in the Controlled Development Airport Overlay Zone. The plat includes the required notes for development within that zone.

Staff Recommendation: Staff reviewed the final plat and finds that it is consistent with the Comprehensive Zoning and Subdivision Ordinance. Staff recommends approval of the final plat.

Subdivision Ordinance: Boxes with an "X" indicated compliance with the ordinance.

REQUIREMENTS	Staff Review
Requirements listed in Section 10-1:	
Building envelopes sufficient to construct a building.	X
Lot dimensions conform to the minimum standards of Zoning Ordinance.	X
Lots have full frontage on, and access to, a dedicated street.	N/A
Residential lots do not have direct access to arterial streets.	X
Direct access to arterial streets from commercial or industrial lots shall be permitted only where it can be demonstrated that: 1) The direct access will not impede the flow of traffic on the arterial or otherwise create an unsafe condition; 2) There is no reasonable alternative for access to the arterial via a collector street; 3) There is sufficient sight distance along the arterial from the proposed point of access; 4) The proposed access is located so as not to interfere with the safe and efficient functioning of any intersection; and 5) The developer or owner agrees to provide all improvements, such as turning lanes or signals, necessitated for the safe and efficient uses of the proposes access.	N/A
Adequate provisions shall be made for soil preservation, drainage patterns, and debris and waste disposal and collection.	X
Sidelines of lots shall be at, or near, right angles or radial to the street lines. All corner lots shall have a minimum radius of twenty feet on the property line.	X
All property within the subdivision shall be included within a lot or area dedicated for public use.	X
All corner lots zoned RP through R3, inclusive, shall be a minimum of ten percent larger in area than the average area of all similarly zoned lots in the plat or subdivision under consideration.	N/A
All major streets in subdivision must conform to the major street plan of the City, as set forth in Comprehensive Plan.	X
The alignment and width of previously platted streets shall be preserved unless topographical conditions or existing buildings or structures required otherwise.	X
Residential lots adjoining arterial streets shall comply with: 1) Such lots shall have reverse frontage on the arterial streets, 2) such lots shall be buffered from the arterial street by any effective combination of the following: lot depth, earth berms, vegetation, walls or fences, and structural soundproofing, 3) Minimum lot depth shall be 150 ft except where the use of berms, vegetation, and structures can be demonstrated to constitute an effective buffer, 4) Whenever practical, existing roadside trees shall be saved and used in the arterial buffer, 5) Parking areas shall be used as part of the arterial buffer for high density residential uses, 6) Annexation and development agreement shall include provisions for installation and continued maintenance of arterial buffers.	N/A
Planning Director to classify street on basis of zoning, traffic volume, function, growth, vehicular & pedestrian safety, and population density.	Battle Creek Way, local residential street

Zoning Ordinance:

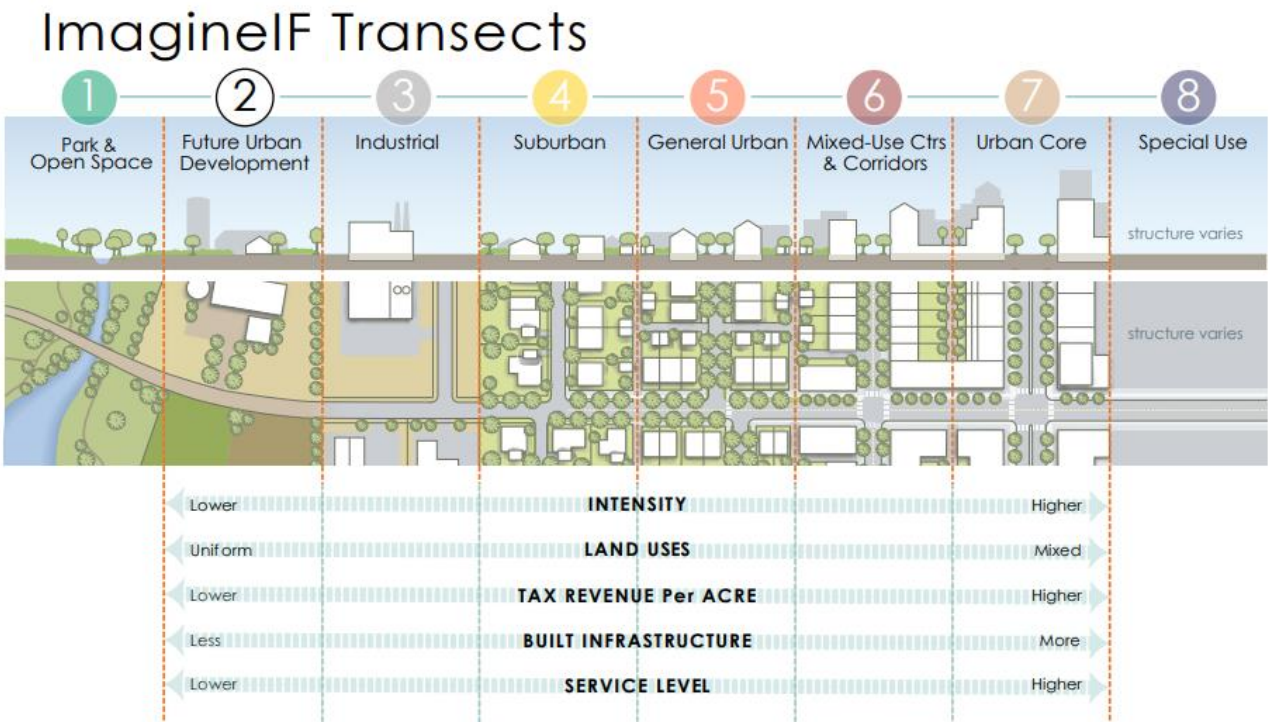
11-3-3: Purpose of Residential Zones

R3A Residential Mixed Use Zone. To provide for a mix of uses in which the primary use of the land is for residential purposes, but in which office buildings and certain other uses of a semi-commercial nature may be located. Characteristic of this Zone is a greater amount of automobile traffic, greater density, and a wider variety of dwelling types and uses than is characteristic of the R3 Residential Zone. While office buildings and certain other uses of a semi-commercial nature may be located in the Zone, the R3A Zone is essentially residential in character. Therefore, all uses must be developed and maintained in harmony with residential uses. This zone should be located along major streets such as arterials and collectors.

11-3-4: DIMENSIONAL STANDARDS FOR RESIDENTIAL ZONES.

Table 11-3-1: Dimensional Standards for Residential Zones

	RE	RP	R1	R2	TN	R3	R3A	RMH
Lot Area								
Lot Area Minimum in ft^2	1 acre*	12,000	7,000	6,000*	3,000*	5,000*	5,000	3,000
Lot Area Maximum in ft^2			13,500*					
Site Width								
Site Width at Front Setback, Minimum in ft.	150	60	50	50	25	50	50	25
Setbacks, Minimum in ft.								
Front	40	30*	25*	20*	15*	15	15	15
Front Maximum in ft.					20*			
Side	20	7.5/10*	6	6	5	6	6	5
Rear	40	25	25	25	10	25*	25*	10
Lot Coverage, Building Height, and Density								
Maximum Lot Coverage in %	30	40	40	80	50	80	80	50
Maximum Building Height in ft*	24	24	24	36	*			24
Maximum Density in gross units/acre	1	4	6	17	15	35	35	35





6. Mixed-Use Centers & Corridors

Snapshot: The Mixed-Use Centers and Corridors Transect denotes areas where people tend to shop, eat and gather. These areas include all housing types but generally at a more intense scale than other areas. These areas also include mixed-use buildings, recreation centers and commercial uses. Mixed-Use Centers and corridors may vary in scale from large, regional commercial centers with supportive housing to smaller commercial pockets called walkable centers that support a well-connected, walkable neighborhood.

Local examples: Northgate Mile and 1st Street corridors, Intersection of 65th South and 5th West, Intersection of Skyline and Broadway, Snake River Landing

November 12, 2024 7:00 p.m. Planning Department

City Annex Council Chambers

MEMBERS PRESENT: Commissioners Glen Ogden, Dale Storer, Bill Scott, Forrest Ihler, Arnold Cantu, Matthew Meehan.

MEMBERS ABSENT: Marsha McDaniel.

ALSO PRESENT: Assistant Planning Director Kerry Beutler, David Peterson Planner, Naysha Foster Planner, Caitlin Long Planner, Jacob Beck, Esq, City Attorney, and interested citizens.

CALL TO ORDER: Ogden called the meeting to order at 7:00 p.m.

Welcome New Member Matthew Meehan.

MINUTES: Scott moved to accept the minutes of October 1, 2024, Storer seconded the motion. The motion passed unanimously.

Business:

1. PLAT24-036: FINAL PLAT For The Reserve at Snake River Landing Division No. 2.

Applicant: Caden Fuhriman, Eagle Rock Engineering, 1331 Fremont Ave. Idaho Falls, Idaho.
Fuhriman stated this is in the heart of Snake River Landing with the intention of having 226 Lots, as well as 2 local roads and private access. Property is zoned LC.

Foster presented the staff report, a part of the record.

Ihler asked if this plat includes giving right of way on Pioneer Road to widen the section. Foster indicated it does require 40'. Ihler asked if this is done during the project, or is it collected as an impact fee. Foster stated that Pioneer is a major collector street, and the developer is responsible for construction.

Storer asked if the only exit out of the development is onto Pioneer Road. Storer feels that there are a lot of units coming out on to Pioneer Road via Battle Creek Way. Storer asked if the vacant field to the north has intentions of filling in, and that would resolve his concern. Foster stated that the property to the north has a proposed development as part of the Reserve, and the fire department will only allow so many units before a second access is required.

Fuhriman stated that there is Reserve Division No. 1, and the application is Reserve Division No. 2, and they are working with City staff to determine which one will build out first. Reserve Drive will go to the west and connect to Pioneer Drive. Depending on which Division goes first, it will be built out with water and sewer. Fuhriman clarified that they will build out the road before the units.

Ihler is happy to see this move forward to encourage more business in Snake River Landing. Ihler stated that the roads in this area are ready to handle more traffic.

Ihler moved to recommend to the Mayor and City Council approval of the Final Plat for The Reserve at Snake River Landing Division No. 2. Cantu Seconded the motion. Ogden called for roll call vote: Cantu, yes; Scott, yes; Ihler, yes; Ogden, yes; Meehan, yes; Storer, yes. The motion passed unanimously.

REASONED STATEMENT OF RELEVANT CRITERIA AND STANDARDS

APPROVAL OF THE FINAL PLAT OF THE RESERVE AT SNAKE RIVER LANDING DIVISION NO 2, GENERALLY LOCATED NORTH OF SIDEHILL CANAL, EAST OF PIONEER ROAD, SOUTH OF BATTLE CREEK CANAL, WEST OF SNAKE RIVER LANDING.

WHEREAS, the applicant filed an application for a final plat on July 12, 2024; and

WHEREAS, this matter came before the Idaho Falls Planning and Zoning Commission during a duly noticed public meeting on November 12, 2024; and

WHEREAS, this matter came before the Idaho Falls City Council during a duly noticed public meeting on October 23, 2025; and

WHEREAS, having reviewed the application, including all exhibits entered and having considered the issues presented:

I. RELEVANT CRITERIA AND STANDARDS

1. The Planning and Zoning Commission considered the request pursuant to the City of Idaho Falls Comprehensive Plan, the City of Idaho Falls Zoning Ordinance, the City of Idaho Falls Subdivision Ordinance, the Local Land Use Planning Act, and other applicable development regulations.
2. The property is an approximately 7.618 acres of land located north of Sidehill Canal, east of N Old Pioneer Road, south of Battle Creek Canal, west of Snake River Landing.
3. The final plat includes 48 buildable lots and 2 common area lots.
4. Access to the subdivision lots will come from Pioneer Road, a major collector, and Battle Creek Way, a local street.
5. The plat complies with all requirements of the Subdivision Ordinance.
6. This subdivision will be developed as a Planned Unit Development.
7. The proposed development is consistent with the principles of the City's Comprehensive Plan and the R3A, Mixed Use Residential standards as required under the LC, Limited Commercial requirements for residential development.

II. DECISION

Based on the above Reasoned Statement of Relevant Criteria, the City Council of the City of Idaho Falls approved the Final Plat.

PASSED BY CITY COUNCIL OF THE CITY OF IDAHO FALLS

THIS _____ DAY OF _____, 2025

_____

Rebecca L. Noah Casper-Mayor

DEVELOPMENT AGREEMENT
THE RESERVE AT SNAKE RIVER LANDING DIVISION NO. 2

This DEVELOPMENT AGREEMENT FOR THE RESERVE AT SNAKE RIVER LANDING DIVISION NO. 2 ("AGREEMENT"), made this _____ day of _____, 2025, by and between CITY OF IDAHO FALLS, IDAHO, a municipal corporation of the State of Idaho, ("CITY"), whose mailing address is P.O. Box 50220, Idaho Falls, Idaho 83405, and J DEVELOPMENT, LLC, a Utah limited liability company whose mailing address is 3816 South Highland Drive #101, Millcreek, Utah 84106 ("DEVELOPER").

W I T N E S S E T H:

WHEREAS, DEVELOPER is the sole owner, in law or equity, of a certain tract of land in the County of Bonneville, State of Idaho, which land (hereafter referred to as "Subdivision"), is more particularly described in Exhibit "A" attached hereto and by this reference made a part hereof; and

WHEREAS, DEVELOPER desires to develop the Subdivision within CITY and has submitted a plat bearing the Subdivision name described in the caption of this AGREEMENT; and

WHEREAS, City Engineer, and the Idaho Falls Planning and Zoning Commission, have recommended such development be allowed, subject to certain requirements and obligations on the part of DEVELOPER; and

WHEREAS, CITY is willing to allow the development of the Subdivision within City of Idaho Falls, Idaho, subject to the terms and conditions of this AGREEMENT and the Special Conditions attached hereto; and

WHEREAS, CITY has authority to approve Subdivision plats and the construction of streets, utility lines and other public improvements within CITY; and

WHEREAS, DEVELOPER specifically waives DEVELOPER's right to protest development requirements described in this AGREEMENT, including DEVELOPER's right of judicial review contained in Chapter 52, Title 67, Idaho Code, and pursuant to the standards set forth in § 67-5279, Idaho Code; and

WHEREAS, DEVELOPER understands that the public improvements required herein are standards required pursuant to Idaho Falls City Code, Title 10, Chapter 1, and are authorized by Idaho Code §§ 67-6513 and 67-6518; and

WHEREAS, DEVELOPER and CITY believe that without the public improvements required

herein, CITY would not be able to otherwise provide for mitigation of the effects of the Subdivision development on the ability of CITY to deliver services without compromising quality of such service delivery to current CITY residents, or without imposing substantial additional costs upon current CITY residents to accommodate the proposed Subdivision; and

WHEREAS, CITY desires to ensure that public improvements consisting of those described in this AGREEMENT, including Special Conditions for the Subdivision, are constructed; and

WHEREAS, DEVELOPER understands that a waiver of public improvements is available pursuant to Idaho Falls City Code, but DEVELOPER specifically does not wish to request such a waiver and wishes to enter into this AGREEMENT; and

WHEREAS, DEVELOPER enters into this AGREEMENT of DEVELOPER's own free will and accord, without coercion and without inducement and at DEVELOPER's request; and

WHEREAS, DEVELOPER has read this AGREEMENT, has understood it, and has had the opportunity to avail itself of legal and other counsel prior to entering into this AGREEMENT and prior to signing it; and

WHEREAS, DEVELOPER has submitted a preliminary plat bearing the Subdivision name described in the caption of this AGREEMENT; and

WHEREAS, City Engineer and City Planning and Zoning Commission have recommended such Subdivision be approved subject to certain requirements and obligations on the part of DEVELOPER; and

WHEREAS, CITY is willing to approve the Subdivision to CITY, subject to the terms and conditions of this AGREEMENT and the Special Conditions attached hereto.

NOW, THEREFORE, in consideration of the covenants and conditions set forth herein, the Parties agree as follows:

1. Approval of Subdivision. CITY hereby approves the Subdivision plat as described in Exhibit "A" attached hereto and made a part to this AGREEMENT by reference and agrees that upon DEVELOPER's full and complete performance of the terms and conditions hereto, it will accept and maintain the property dedicated to CITY on the Subdivision plat and all public facilities and improvements shown in the Improvement Plans for the Subdivision.

2. Improvement, Preliminary, and Final Improvement Plans. "Improvement Plans," used in this AGREEMENT, are engineer-designed plans showing all streets, sewer lines, water lines,

storm drains, street signs, traffic control devices, barricades, other public utilities (telephone, gas, electricity, fiber optic and irrigation facilities) and other public improvements contemplated within the Subdivision. "Preliminary Improvement Plans" as used in this AGREEMENT, are those Improvement Plans submitted and considered for the Subdivision development prior to the approval of City Engineer, and not yet approved for construction. "Final Improvement Plans" as used in this AGREEMENT, are those Improvement Plans submitted, considered and approved by City Engineer for the Subdivision development.

DEVELOPER anticipates that development of the entire Subdivision will occur in phases or divisions. DEVELOPER has filed, and City Engineer has approved, Improvement Plans for the public improvements to be constructed within public rights-of-way exterior to the Subdivision, (hereafter referred to as the "Exterior Improvement Plans") showing the width, location and alignment of all streets, sewer lines and water lines within the Subdivision and the size and materials specifications for such water and sewer lines. Prior to the commencement of any construction or development within any phase or division of the Subdivision, DEVELOPER shall also file with, and obtain the approval of, City Engineer Improvement Plans (hereafter the "Interior Improvement Plans") for all streets, sewer lines, water lines, storm drainage facilities, street signs, traffic control devices, barricades and other public improvements contemplated within such phase or division of the Subdivision. The filed Improvement Plans shall also show the proposed location of other public utilities (telephone, gas and electricity), and irrigation facilities affected by the development of such phase or division of the Subdivision. Preliminary Improvement Plans are incorporated herein by reference as though set out in full, and the Final Improvement Plans shall also, upon approval by City Engineer, be deemed to be incorporated herein by reference.

3. Construction of Public Improvements. Unless otherwise agreed in the Special Conditions, DEVELOPER shall, at its expense, design and construct all public improvements shown in the Exterior Improvement Plans and Interior Improvement Plans. Unless otherwise agreed in writing by City Engineer, DEVELOPER shall construct all required public improvements within such Improvement Plans in strict accordance with the approved Preliminary and Final Improvement Plans and CITY Standard Engineering Drawings and Specifications (hereafter referred to as the "Standard Specifications") in effect at the time the construction is accomplished. The Standard Specifications are incorporated herein by reference as though set out in full and compliance to the Standard Specifications is a condition of this AGREEMENT.

4. Permits. DEVELOPER shall obtain all right-of-way, excavation and/or other permits required by local ordinance and comply with all requirements therein with respect to the timely performance of the work governed by such permits.

5. Inspection. DEVELOPER shall retain a professional engineer (hereafter referred to as the "Project Engineer") licensed within the State of Idaho to supervise, inspect and test the

construction of all public improvements within the Subdivision in order to ensure such improvements are constructed in accordance with this AGREEMENT, the Improvement Plans and the Standard Specifications. DEVELOPER shall not materially deviate from the Improvement Plans or Standard Specifications without the express written approval of the City Engineer.

6. Corrected Improvement Plans. Prior to acceptance of any phase or division of the Subdivision, DEVELOPER will file "As Constructed"/ "As Built" Improvement Plans (hereafter referred to as the "Corrected Improvement Plans") with City Engineer. Such Corrected Improvement Plans shall be prepared by the Project Engineer and shall show the actual constructed location of all public improvements within the Subdivision including the horizontal and vertical location of all water, sewer and storm drain lines, individual building service lines curb and gutter alignment and street grades. Such Corrected Improvement Plans shall also specifically show all changes between the Final Improvement Plans and the public improvements as actually constructed. The Project Engineer shall also certify upon the Corrected Improvement Plans that such Corrected Improvement Plans correctly show all public improvements as actually constructed and that such public improvements have been constructed in accordance with the Standard Specifications in effect at the time such construction was accomplished. The Project Engineer shall also deliver to City Engineer all compaction reports, daily construction logs, reports, written tests, analysis and other data as may be necessary to verify or support the certification of the Project Engineer.

7. Acceptance of Subdivision. Upon satisfactory completion of such public improvements and facilities, DEVELOPER's delivery of Corrected Improvement Plans and the filing and approval by CITY of a final plat, CITY will accept that portion of the Subdivision for which a final plat has been approved. Such acceptance shall not be valid unless expressly acknowledged in writing by City Engineer. Except as otherwise expressly provided in the Special Conditions, upon acceptance of any phase or division within the Subdivision, CITY shall assume ownership and control of all public facilities within any dedicated street or public utility right-of-way within the Subdivision and shall execute and record an instrument documenting such acceptance and that also references the recording information for this AGREEMENT and thereby releasing the Subdivision, or the accepted portion thereof, from the encumbrances of this AGREEMENT. Acceptance of the Subdivision Improvements and recording the acceptance instrument shall not be deemed as a waiver of DEVELOPER's agreement herein to fully and completely perform the terms and conditions of this AGREEMENT, or as a waiver or release of the warranty set forth below in this AGREEMENT.

8. Warranty. DEVELOPER warrants that the materials and workmanship employed in the construction of all public improvements within the Subdivision shall be good and sound, and shall conform to generally accepted standards within the construction industry. Such warranty shall extend for a period of one (1) year after acceptance of any phase or division of the Subdivision

within which such improvements are located, by CITY, provided nothing herein shall limit the time within which CITY may bring an action against DEVELOPER on account of DEVELOPER's failure to construct such improvements in accordance with this AGREEMENT, the Improvement Plans or the Standard Specifications. DEVELOPER, and DEVELOPER's heirs, successors and assigns, shall and do hereby respectively warrant and agree, to defend the quiet and peaceful possession of CITY in all easements, rights-of-way, street dedications or other estates conveyed pursuant to the terms of this AGREEMENT or pursuant to the subdivision plat which is the subject hereof, from and against all claims against DEVELOPER and DEVELOPER's successors or assigns, respectively, and against every person whomsoever who lawfully holds, or who later lawfully claims to have held, rights in the premises by or through DEVELOPER and DEVELOPER's successors or assigns, respectively, as of the date of this AGREEMENT.

9. Water and Sewer Main Connection Charges. DEVELOPER agrees to pay to CITY at the time any separate sanitary sewer service or culinary water service connection to CITY sanitary sewer system or culinary water system is requested, all connection fees, main connection charges, and main charges as set forth in the City Code in effect at the time such request for service is made.

10. Failure to Pay Fees. In the event DEVELOPER fails or refuses to pay any of the fees, charges or costs set forth herein, CITY may disannex any property owned by DEVELOPER within the Subdivision or declare the entire unpaid balance immediately due and payable and collect such sums in the manner provided by law, or may pursue any other remedy set forth herein or as may be available at law or in equity. All such remedies shall be cumulative and CITY may pursue the same separately or simultaneously as it deems necessary or appropriate. In the event of such acceleration, all sums due shall bear interest at the rate established by law for judgments entered in the State of Idaho, commencing on the date the unpaid amount is declared immediately due and written demand therefor is delivered to DEVELOPER. All fees owed by DEVELOPER are due and payable upon execution of this AGREEMENT unless otherwise specified.

11. Participation by CITY. The parties agree that those portions of the water main, the sanitary sewer line, storm drains and street section work (hereafter collectively referred to as the "Shared Work"), the cost of which CITY has expressly agreed to pay pursuant to the Special Conditions, including any water or sewer line or storm line extensions, increased line size or capacity and road width or thickness, are required because of future service needs originating from properties not owned by DEVELOPER and located within the vicinity of the Subdivision, and that sound planning requires construction thereof at the present time in order to accommodate future expansion and development. In recognition of the cost savings which can be accomplished by construction of such excess capacity and improvements concurrently with the facilities to be constructed for DEVELOPER's purposes, and the impracticality or impossibility of constructing such excess capacity and improvements separately or at a later time, DEVELOPER agrees to design and construct such facilities subject to CITY's agreement to reimburse DEVELOPER for a

portion of such costs, all as set forth in the Special Conditions. Prior to the commencement of the Shared Work, DEVELOPER shall obtain and deliver to CITY three (3) independent bona fide bids for the performance of such work from qualified and responsible contractors. Such bids shall be solicited and itemized in a manner which allows clear and specific identification of that portion of the construction work for which CITY is responsible. CITY shall have no obligation to pay for any portion of the costs of the Shared work unless prior to the commencement of the work, the parties have expressly agreed in writing to a specific amount for which CITY will reimburse the DEVELOPER. Payment of such costs by CITY shall be due within thirty (30) days from acceptance of the Subdivision by CITY and delivery of an itemized statement to CITY setting forth in detail the total amount of the costs for which CITY is responsible.

12. Special Conditions. In recognition of the unique circumstances relative to this Subdivision the parties agree to the Special Conditions attached hereto as Exhibit "B" and by this reference made a part hereof.

13. Irrigation Facilities. DEVELOPER shall relocate or reconstruct, at DEVELOPER's expense, all ditches, headgate structures, culverts, siphons, drywells or other similar appurtenant structures that will be impaired or otherwise disturbed by the construction of this Subdivision. DEVELOPER shall also obtain the consent of all persons or entities who have any water right or control over such structures. DEVELOPER shall also indemnify and hold CITY harmless from any action, claim, demand or cost of any kind, including attorney's fees and court costs, arising from the relocation or reconstruction of such facilities or DEVELOPER's failure to properly relocate or reconstruct such facilities.

14. Relocation of Power Lines. DEVELOPER shall relocate at its expense, all existing electric utility poles or other utility lines or fixtures necessary to construct the public improvements within this Subdivision as shown on the Improvement Drawings.

15. Construction Schedule Change. Any modification to the public improvements shown in the Improvement Drawings or to the construction phase limits shall be approved by City Engineer. Prior to said approval, revised Improvement Drawings shall be resubmitted to City Engineering Department showing the proposed changes.

16. Taxes and Assessments. DEVELOPER shall pay all real property taxes and assessments levied or assessed against any interest in real property which DEVELOPER has agreed to convey to CITY pursuant to this AGREEMENT up to the date the final Subdivision plat for this Subdivision is recorded. Such taxes and assessments shall be paid prior to the acceptance by CITY of the public improvements within any phase or division of the Subdivision.

17. Occupancy. No building or structure within the Subdivision shall be used or occupied

for any purpose other than for the construction of such building or structure, unless a final plat has been filed and approved and all public improvements within the plat have been completed and accepted by City Engineer. CITY may withhold Certificates of Occupancy until all such work has been completed. Nothing herein shall prevent the use of a model building for the purpose of DEVELOPER's sales promotional efforts provided the building is not occupied for any other commercial or industrial purposes.

18. Default. In the event DEVELOPER fails to comply with the terms and conditions hereof in any material respect, CITY may, without further notice to DEVELOPER, exercise any or all of the following remedies:

A. Withhold the issuance of any building permit or certificate of occupancy for any structure located within any phase or division of the Subdivision affected by such default;

B. Withhold the connection of water, sewer or electric service to any property located within any phase or division of the Subdivision affected by such default;

C. Refuse to accept public ownership and maintenance of public improvements within any phase or division of the Subdivision affected by such default and record a notice of such action with the Bonneville County Recorder's office;

D. Issue a stop work order for any building under construction within any phase or division of the Subdivision affected by such default;

E. Withhold reimbursement of Subdivision inspection fees collected pursuant to the Idaho Falls City Code; and

F. Bring an action for damages, injunctive relief, specific performance or any other remedy available at law or in equity.

19. Notices. Any notice required by this AGREEMENT shall be mailed to the receiving party at the address set forth above or such other address as may be delivered to the sending party in writing. Such notice shall be mailed by certified mail, return receipt requested, postage prepaid and addressed as set forth above and shall be deemed received upon its deposit in the United States mail in such manner.

20. Recording and Recording Fees. CITY may record this AGREEMENT with the Bonneville County Recorder's office and prior to the execution and approval of this AGREEMENT, DEVELOPER shall pay to CITY all recording fees necessary to record this AGREEMENT with the Bonneville County Recorder's office. Prior to the approval of any final plat within the Subdivision, DEVELOPER shall pay to CITY all recording fees necessary to record such final plat with the Bonneville County Recorder's office.

21. Compliance With Applicable Law and Regulation. DEVELOPER agrees to comply with all applicable rules, regulations, Ordinances, Resolutions, statutes or administrative laws having applicability to development to this Subdivision and or phase of this Subdivision including, of those of CITY, Bonneville County, the State of Idaho, the United States of America, or any agency or political subdivisions thereof having jurisdiction over the Subdivision and to obtain any permits, licenses, permissions, authorizations, etc., that are required for such development.

22. Conflict With Standard Specifications. In the event of any conflict between the terms of this AGREEMENT or the Improvement Plans and the Standard Specifications, the terms of this AGREEMENT or the Improvement Plans shall prevail over any contrary provision of the Standard Specifications. In the event of any conflict between the terms of this AGREEMENT and the Improvement Plans, the terms of this AGREEMENT shall prevail.

23. Covenants Appurtenant to the Land. All covenants and conditions set forth herein shall be appurtenant to and run with the Subdivision and shall be binding upon DEVELOPER's heirs, successors or assigns.

24. Governing Law. This AGREEMENT shall be governed by the laws of the State of Idaho. The venue for any action arising out of this Agreement shall be exclusively in the District Court of the Seventh Judicial District of the State of Idaho, Bonneville County or in the United States District Court for the District of Idaho.

25. Anti-Boycott Against Israel Act. Pursuant to Idaho Code section 67-2346, if payments under this AGREEMENT exceed one hundred thousand dollars ($100,000) and DEVELOPER employs ten (10) or more persons, DEVELOPER certifies that it is not currently engaged in, and will not for the duration of this AGREEMENT engage in, a boycott of goods or services from Israel or territories under its control. The terms in this Paragraph that are defined in Idaho Code section 67-2346 shall have the meaning defined therein.

26. Anti-Boycott of Certain Sectors. Pursuant to Idaho Code § 67-2347A, if payments under this Agreement exceed one hundred thousand dollars ($100,000) and DEVELOPER employs ten (10) or more persons, DEVELOPER certifies that it is not currently engaged in and will not for the duration of the Agreement engage in a boycott of any individual or company because the individual or company engages in or supports either (1) the exploration, production, utilization, transportation, sale, or manufacture of fossil fuel-based energy, timber, minerals, hydroelectric power, nuclear energy, or agriculture; or (2) the manufacture, distribution, sale, or use of firearms, as defined in Idaho Code § 18-3302(2)(d). The terms in this Paragraph that are defined in Idaho Code § 67-2347A shall have the meaning defined therein.

27. Certification of No Chinese Ownership. Pursuant to Idaho Code 67-2359, DEVELOPER certifies that DEVELOPER is not currently owned or operated by the government of the People's Republic of China and will not, for the duration of this AGREEMENT, be owned or operated by the government of the People's Republic China.

28. Non-Discrimination. DEVELOPER shall not discriminate against any employee or applicant for employment on the basis of race, color, religion, creed, political ideals, sex, age, marital status, physical, or mental handicap, gender identity/expression, sexual orientation, or national origin.

29. Entire Agreement. This writing evidences the final and complete agreement between the parties and no other prior statement, representation or understanding shall be binding upon the parties unless expressly set forth herein.

30. Effective Date. This AGREEMENT shall become valid and binding only upon its approval by CITY Council of CITY and upon its execution by the Mayor.

INWITNESS WHEREOF, the parties have hereunto set their hands and seals this day and year first above written.

ATTEST:

CITY OF IDAHO FALLS, IDAHO

_____
Emily Geisler, City Clerk

By _____
Rebecca L. Noah Casper, Ph.D., Mayor

J DEVELOPMENT, LLC

By _____
Joseph Johnsen

STATE OF ~~IDAHO~~ UTAH)
) ss.
County of ~~Bonneville~~ SALT LAKE)

On this 15th day of OCTOBER, 2025, before me, the undersigned, a notary public for Idaho, personally appeared Rebecca L. Noah Casper, Ph.D., known to me to be the Mayor of the City of Idaho Falls, Idaho, the municipal corporation that executed the foregoing document, and acknowledged to me that they are authorized to execute the same for and on behalf of said City.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year first above written.

_____
Notary Public of Idaho
(Seal) Residing at: _____
My Commission Expires:_____

STATE OF ~~IDAHO~~ UTAH.
) ss:
County of SALT LAKE)

On this 15th day of October, 2025, before me, the undersigned, a notary public, in and for said State, personally appeared Joseph Johnsen, known or identified to me to be an authorized signator for J Development and whose name is subscribed to the within instrument and acknowledged to me that they are authorized to execute the same for and on behalf of said developer.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal, the day and year in this certificate first above written.

JORDAN BURGE
Notary Public - State of Utah
Comm. No. 744190
My Commission Expires on
Jul 23, 2029
(Seal)

_____
Notary Public of ~~Idaho~~ Utah
Residing at: 3300 S. 2174 E. Salt Lake City, 84109
My Commission Expires: 07-23-29

EXHIBIT "A"
PROPERTY

LEGAL DESCRIPTION
THE RESERVE AT SNAKE RIVER LANDING DIVISION NO. 2

BEGINNING AT A POINT THAT IS S.00°02'25"E. ALONG THE NORTH-SOUTH CENTER SECTION LINE 505.52 FEET FROM THE CENTER 1/4 CORNER OF SECTION 26, TOWNSHIP 2 NORTH, RANGE 37 EAST OF THE BOISE MERIDIAN; RUNNING THENCE ALONG THE SOUTH TOP OF BANK OF THE PORTER CANAL THE FOLLOWING FIVE (5) COURSES: (1) THENCE S.84°21'10"E. 130.05 FEET; (2) THENCE N.77°37'46"E. 49.60 FEET; (3) THENCE N.60°23'00"E. 49.98 FEET; (4) THENCE N.45°48'37"E. 71.08 FEET; (5) THENCE N.41°31'18"E. 43.71 FEET; THENCE S.45°04'58"E. 131.27 FEET; THENCE S.45°00'00"W. 29.88 FEET; THENCE S.45°00'00"E. 152.22 FEET; THENCE S.45°00'00"W. 87.71 FEET; THENCE S.45°00'00"E. 124.27 FEET; THENCE N.90°00'00"E. 42.43 FEET; THENCE S.45°00'00"E. 31.00 FEET; THENCE S.00°00'00"W. 42.43 FEET; THENCE S.45°00'00"E. 41.10 FEET TO A POINT OF CURVE WITH A RADIUS OF 30.00 FEET AND A CHORD BEARING S.64°57'28"E. 20.48 FEET; THENCE TO THE LEFT ALONG SAID CURVE 20.90 FEET THROUGH A CENTRAL ANGLE OF 39°54'56"; THENCE N.44°22'51"E. 22.71 FEET; THENCE S.45°37'09"E. 60.00 FEET; THENCE S.44°22'51"W. 87.86 FEET TO A POINT OF CURVE WITH A RADIUS OF 230.00 FEET AND A CHORD BEARING S.59°10'36"W. 117.47 FEET; THENCE TO THE RIGHT ALONG SAID CURVE 118.79 FEET THROUGH A CENTRAL ANGLE OF 29°35'31"; THENCE S.44°22'51"W. 163.58 FEET; THENCE N.89°45'25"W. 400.13 FEET TO SAID NORTH-SOUTH CENTER SECTION LINE; THENCE N.00°02'25"W. ALONG SAID NORTH-SOUTH CENTER SECTION LINE 632.55 FEET TO THE POINT OF BEGINNING. CONTAINING 7.618 ACRES

EXHBIT "B"

SPECIAL CONDITIONS
THE RESERVE at SNAKE RIVER LANDING DIVISION NO. 2

S.C. 1.00 Traffic Signs. DEVELOPER agrees to install all street signs designating the names of all streets within the Subdivision. Street signs designating the name of public streets shall be constructed with white letters over green background. Street signs designating the name of private streets shall be constructed with white lettering over blue background. Such signs shall be installed in the manner and locations as directed by CITY's Engineer.

S.C. 2.00 Access to Pioneer Road. Access to Pioneer Road shall be in accordance with the Bonneville Metropolitan Planning Organization ("BMPO") Access Management Plan.

S.C. 3.00 Street Section Improvements. DEVELOPER shall be responsible for the design and construction of Roadway improvements in Pioneer Road through the limits of the Subdivision in accordance with CITY approved Improvement Drawings. DEVELOPER shall be responsible for the design and construction costs. DEVELOPER shall also provide for the landscape strip between the curb and the sidewalk. Maintenance of the landscape strip shall be the responsibility of DEVELOPER or DEVELOPER's heirs, successors, or assigns.

S.C. 4.00 Subdivision Seal Coat. In order to preserve the long-term effectiveness of required roadway seal coat in the Subdivision, DEVELOPER shall pay all seal coat costs associated with Subdivision improvements rather than applying the seal coat. In lieu of DEVELOPER seal coat application, DEVELOPER shall pay Nine Thousand Four Hundred Fifty-Eight Dollars and Five Cents ($9,458.05) (3,101 square yards at $3.05 per square yard). CITY shall use such payment to apply the required seal coat at a later date, when Subdivision building permits are completed and at CITY's sole discretion on timing.

S.C. 5.00 Existing Infrastructure. When it is necessary to move or remove existing infrastructure not belonging to CITY and not within CITY right-of-way, DEVELOPER shall coordinate such activities with the applicable owner, (e.g., poles owned by Pacificorp, dba Rocky Mountain Power). Any existing electrical infrastructure owned by Pacificorp, dba Rocky Mountain Power, will require a buy-out from DEVELOPER prior to receipt of electrical service from CITY. Request for the buy-out, if any, is to be initiated by DEVELOPER after annexation.

S.C. 6.00 Construction of Idaho Falls Power and Idaho Falls Fiber Infrastructure. DEVELOPER shall, at DEVELOPER's sole expense, install all power infrastructure as described and illustrated on the Idaho Falls Power approved and signed contractor's map provided and reviewed by Idaho Falls Power. All power infrastructure installation shall conform with Idaho Falls Power's service policy. Typical power trench installation shall have a warranty of workmanship of one (1) year beginning at the time of City's final acceptance. However, if power infrastructure is installed during winter conditions (where frost is evident in the ground and backfill has the potential to be frozen earth) the warranty of workmanship shall be extended to two (2) full years beginning at the time of City's final acceptance. DEVELOPER will incur all costs associated with Idaho Falls Power/Idaho Falls Fiber crews removing infrastructure in order to remedy settling. This includes,

but is not limited to, all settlement of trenching, transformer bases, fiber boxes, and/or conduit separation.

S.C. 7.00 Storm Drainage. Storm Drainage shall be designed and constructed to accommodate drainage of the lots within the Subdivision by DEVELOPER. The storm drainage system shall meet CITY's Storm Drainage Policy. The storm system shall be constructed as shown on the CITY-approved Improvement Drawings.

S.C. 8.00 Construction of Water Lines. DEVELOPER shall, at DEVELOPER's sole expense, design and construct Three Hundred and Thirty-Seven feet (337') of Twelve inch (12") water main line in Pioneer Road and Six Hundred and Sixty Feet (660') of Twelve Inch (12") water main line in Battle Creek Way as shown on the improvement plans approved by and on file with CITY Engineer. DEVELOPER shall design and construct, at DEVELOPER's sole expense, all water mains and appurtenances within the Subdivision in accordance with CITY Standard Drawings and Engineering Specifications and as shown on the Improvement Drawings filed with and approved by CITY Engineer, and upon completion thereof, DEVELOPER shall furnish CITY with a certificate signed by a licensed professional engineer, certifying that the water mains and appurtenances have been constructed in accordance with such Specifications.. CITY agrees to reimburse DEVELOPER that portion of the costs of materials for the Twelve inch (12") main line which exceeds the costs of materials for an Eight inch (8") water main line, subject to the limitations and bid procurement requirements of this AGREEMENT.

S.C. 9.00 Reimbursement of Water Main Charges. Upon connection of water service to any property owned by any person other than DEVELOPER and fronting upon that portion of the Pioneer Road right-of-way in which DEVELOPER has constructed a water main line, CITY shall, to the extent permitted by law, and upon written request of DEVELOPER, pay to DEVELOPER all water main connection charges collected by CITY from the owners of such property, pursuant to Section 8-4-14(C), City Code, as the same currently exists or may be amended hereafter. Such right to reimbursement shall terminate with respect to any water main charge collected by CITY after the expiration of ten (10) years from the date of this AGREEMENT.

S.C. 10.00 Water Line Connection in Pioneer Road. The City agrees to allow Developer to connect to the water main located in Pioneer Road, subject to Developer's payment of the water main connection fees in the amount of Fourteen Thousand Seven Hundred Sixty-Two Dollars ($14,762.00; 305 feet currently at $48.40 per foot), pursuant to section 8-4-14 (C) of the City Code. Mainline connection fee costs are subject to adjustment when the CITY fee resolution is adjusted from time to time by City Council. This fee amount is subject to fee adjustments at time of building permit application. Pursuant to section 8-4-14 (B) of the City Code, Developer or his heirs or assigns shall also pay individual water system connection fees each time an individual water service line is connected to the City water systems. Such fees shall be paid in the amounts and manner set forth in such Code Sections.

S.C. 11.00 Sewer Main Connection Fee Pioneer Road. The City agrees to allow Developer to connect to the sewer previously constructed within the development, subject to Developer's payment of the sewer main connection charge pursuant to section 8-1-23(C) of the City Code in the amount of Seventeen Thousand Nine Hundred Forty-Five Dollars and Fifty-Five Cents ($17,945.55; 633 feet;

currently at $28.35 per foot). Mainline connection fee costs are subject to adjustment when the CITY fee resolution is adjusted from time to time by City Council. This fee amount is subject to fee adjustments at time of building permit application. Pursuant to section 8-1-23(B) of the City Code, Developer or his heirs or assigns shall also pay individual sewer connection fees each time an individual sewer service line is connected to the City sewer system. Such fees shall be paid in the amounts and manner set forth in such Code Section.

S.C. 12.00 Pressurized Irrigation. DEVOLPER shall install a surface water pressurized irrigation system as shown on the improvement plans approved by and on file with CITY Engineer. The system shall have a maximum diversion rate of 8.97 gallons per minute per developed acre, except as otherwise approved, or restricted in times of emergency or drought, by the governing board of the irrigation district. The System shall draw surface water at the 8.97 gallons per minute at a continuous rate (24 hours a day, 7 days a week) subject to adjustment for weather and Irrigation District direction. The canal diversion location and irrigation system design shall be approved in writing by the governing board of the irrigation district prior to Construction. DEVOLPER to provide required approval from the Irrigation District. The irrigation system shall be operational prior to the City issuing a Certificate of Occupancy.

DEVELOPER shall arrange for a published water schedule allocated to the properties within the development to match up with the design and construction of the surface Water pressurized irrigation system. Prior to the sale of any lots within the subdivision, DEVELOPER shall notify property owners of the stipulated watering schedule, and that oversight of the watering schedule shall be the responsibility of the DEVELOPER or DEVELOPER's heirs, successors, or assigns or property owners within the Development.

Memorandum

File #: 25-418 **City Council Meeting**

FROM: Wade Sanner, Director
DATE: Wednesday, October 15, 2025
DEPARTMENT: Community Development Services

Subject
Amendment to Title 11, Comprehensive Zoning Ordinance, Sections 11-2-5, Allowed Uses in Industrial and Special Purpose Zones; 11-2-6, Standards for Allowed Uses; 11-3-9, Purpose of Industrial Zones; 11-7-1, Definitions of Title 11

Council Action Desired
☒ Ordinance ☐ Resolution ☒ Public Hearing
☐ Other Action (Approval, Authorization, Ratification, etc.)
Approve the Ordinance amending Title 11, Comprehensive Zoning Ordinance, Sections 11-2-5, Allowed Uses in Industrial and Special Purpose Zones; 11-2-6, Standards for Allowed Uses; 11-3-9, Purpose of Industrial Zones; 11-7-1, Definitions of Title 11 under a suspension of the rules requiring three complete and separate readings, request that it be read by title and published by summary (or consider the Ordinance on the first reading and that it be read by title, reject the Ordinance, or take other action deemed appropriate).

Description, Background Information & Purpose
On September 2, 2025, the Planning and Zoning Commission unanimously voted to recommend approval of the amendment adding that Recycling Center become part of the definition heading and chemicals are addressed in the definition. The nature of the amendment is captured in the attached staff report.

On October 9, 2025, the Mayor and City Council unanimously voted to table the amendment with a date certain of October 23, 2025, with the direction that CDS looks at separation from water ways, to define water ways, and how this would fit into a proposed overlay from the Snake River.

Alignment with City & Department Planning Objectives



☐ ☒ ☐ ☐ ☐ ☐ ☐ ☐
The proposed ordinance is consistent with principles of Good Governance, Transportation, and Livable Communities.

Interdepartmental Coordination
CDS worked with the City Attorney on the drafting of the ordinance.

Fiscal Impact

NA

Legal Review
This ordinance has been reviewed by the Legal Department pursuant to applicable law.

STAFF REPORT

Zoning Ordinance Amendment Sections 11-2-5 Allowed Uses in Industrial and Special Purpose Zones; 11-2-6 Standards for Allowed Uses; 11-7-1, Definitions
Salvage Yards
October 9, 2025

IDAHO FALLS
Community Development Services

Applicant:
City of Idaho Falls

Project Manager:
Brian J. Stevens

Location:
City of Idaho Falls

Attachments:
1. Zoning Ordinance Information
2. Comprehensive Plan Policies
3. Maps and aerial photos

Staff Recommendation: To **approve** the amendment to the zoning ordinance as presented.

History: The salvage yards NW of City are not present in the 1964 aerial image but are present in the 1969 aerial image.

Staff Comments: The current zoning code does not include Salvage Yards as an allowed use. Amending the code will help with several challenges being faced in the Northeast corner of the city's area of impact. As the city has grown to avoid creating unannexed county islands of land some uses will need to be added. This is amendment to the code to allow for orderly growth.

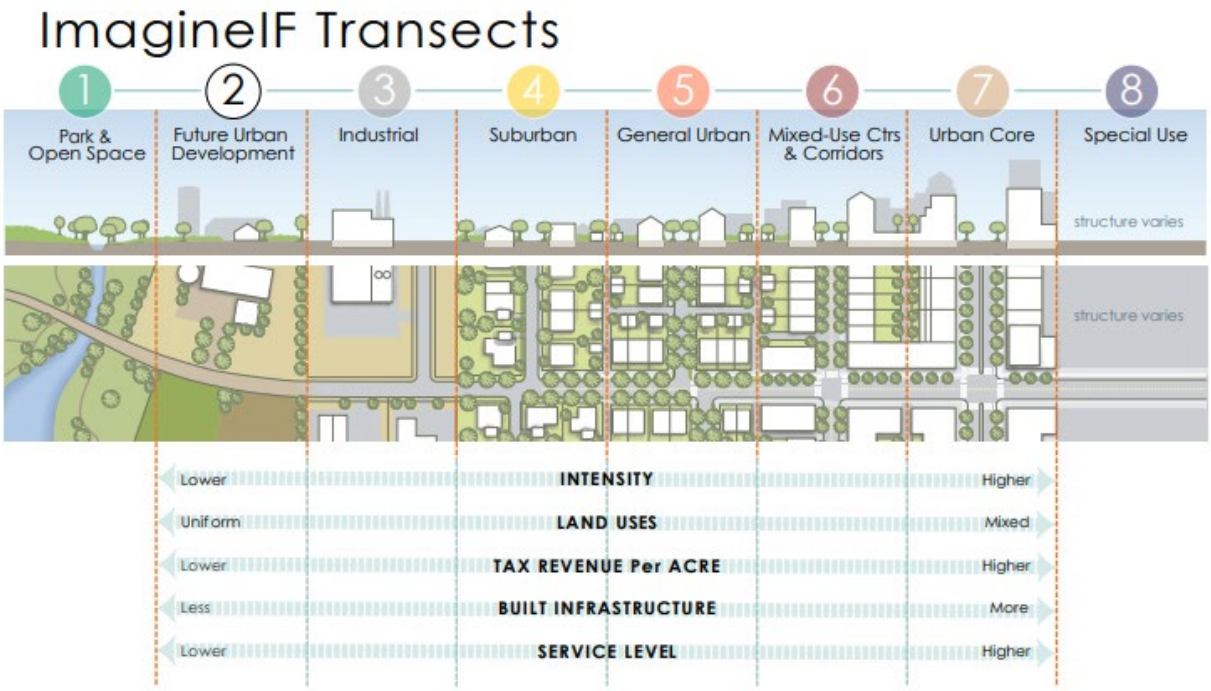
This code change will define the salvage yard use and allow salvage yards in the I&M Zone only. The I&M Zone is the zone that typically sees the most intense and heavy uses of land.

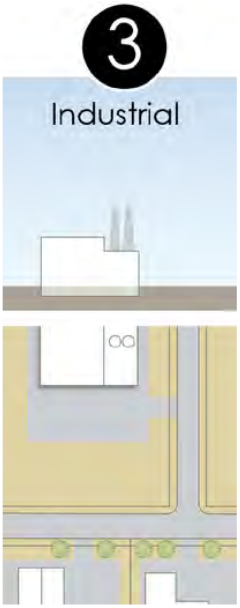
Several development standards will be included in this code rewrite that will help screen buffer and or limit the height of stacked inventory. The development standards are intended to address common concerns or potential nuisances this particular use might potentially create with adjacent properties. Additional requirements include not storing any materials within 30 feet of the right-of-way and a 10-foot-tall screening fence or wall.

Salvage yards will be required to have an impermeable surface that has a means to collect and properly dispose of oils and other fluids in the vehicles in order to address environmental concerns. Other environmental issues will be addressed by the Department of Environmental Quality (DEQ).

The ordinance language also includes separation distances from residential uses and the Snake River.

Comprehensive plan:





3. **Industrial**

Snapshot: The Industrial Transect denotes areas set aside for all varieties of industrial operations, from manufacturing facilities and related warehousing and distribution to machine shops or greenhouses. These areas are generally near major roadways, with frontage on arterial roadways, and they may have railroad access.

Local examples: Industrial Parks south of Sunnyside Road along the Yellowstone Highway Corridor, Anheuser Bush facilities, industrial park located north of Science Center Drive/Anderson Street and US 20

Zoning Ordinance:

11-3-7: PURPOSE OF INDUSTRIAL ZONES

(A) LM Light Manufacturing and Heavy Commercial Zone. This zone provides a light industrial zone in which the primary use of land is for non-nuisance industries, and heavy commercial establishments. This Zone is characterized by a wide variety of businesses, warehouses, equipment yards, and light manufacturing and industrial uses, and located convenient to transportation systems.

(B) I&M Industrial and Manufacturing Zone. This zone provides an industrial zone in which the primary use of the land is a manufacturing, fabricating, processing, and warehousing. Land zoned I&M should be relatively flat, open land, conveniently located close to transportation, public utilities and other facilities necessary for large employment centers and successful manufacturing operations

Table 11-3-6: Dimensional Standards for Industrial Zones

	LM	I&M
Site Area- Minimum in acres		
Setbacks – Minimum in ft.		
Front	30	30
Side	0/30*	0/30*
Rear	0/30*	0/30*
Building Height- Maximum	see sub-sections (2) below	
Lot Coverage- Maximum in %	80	
Building Coverage- Maximum in %	50	
*See explanations, exceptions and qualifications that follow in 11-3-8A (1-2) of this Zoning Code.		

September 2, 2025 7:00 p.m. Planning Department

City Annex Council Chambers

MEMBERS PRESENT: Commissioners Glen Ogden, Dale Storer, Bill Scott, Tia Panter, Matthew Meehan, Forrest Ihler.

MEMBERS ABSENT: Arnold Cantu

ALSO PRESENT: Assistant Planning Director Kerry Beutler, Brian Stevens Planner, Caitlin Long Planner, David Peterson Planner; Zack Jones, Esq, City Attorney, and interested citizens.

CALL TO ORDER: Ogden called the meeting to order at 7:00 p.m. and welcomed the new Commissioner Tia Panter.

MINUTES: Meehan moved to accept the minutes of August 5, 2025, Ihler seconded the motion. The motion passed unanimously.

2. RZN 25-012: AMENDMENT TO SECTIONS 11-2-5 ALLOWED USES IN INDUSTRIAL AND SPECIAL PURPOSE ZONES; 11-2-6 STANDARDS FOR ALLOWED USES; 11-7-1, DEFINITIONS TITLE 11, COMPREHENSIVE ZONING CODE (For Salvage Yards).

Applicant: City of Idaho Falls.

Stevens (Long Range Planner GIS Analyst) presented the staff report, a part of the record.

Scott confirmed that the salvage yards are not in the City, but they could annex in the future. Stevens stated they have land further out and people that want to develop further out and these changes and annexation will help with road improvements and congestion with adding lanes to the roads to move traffic. Scott asked if the properties as they sit fit within the zoning code. Stevens stated that they do not meet requirements as they sit even with these changes. Scott asked how they would be annexed. Stevens stated that they will be grandfathered in as a non-conforming allowed use. Stevens stated that one salvage yard has started to clean up and for orderly growth to happen the salvage yards need land value to go up so they can sell and move further out of the City. Stevens stated that there are parts of land in the area that are asking for these changes. Scott asked if the City could force annexation. Stevens stated that there are rules, and the City wants to grow in an orderly pattern. Stevens stated that legislation recently changed and commercial businesses cannot be city initiated annexed.

Ihler asked if with the grandfathering if they expand or upgrade the facility would they have to conform. Stevens stated that they are limited to a degree. Stevens explained that they can continue to work as they currently are using the property. Stevens stated that it is when they change uses that they can request conformance.

Ogden asked if the current occupants are meeting the definition as proposed or would their current use be grandfathered. Stevens stated that if it currently exists like a 40' stack of cars, which would be allowed to remain. That occupant would be allowed to be grandfathered and operate as they have been operating.

Meehan asked if they are opening up environmental problems, because there is currently not a non-permeable surface and then the property is not developable. Stevens stated that they are being inspected by DEQ and the DEQ will remain the inspector.

Storer stated that the definition is not specific to the applicability to reclamation of chemicals such as used oil, agricultural chemicals, etc. Storer thinks they should broaden the definition to pick up chemical waste. Stevens stated that they can research it if that is added into the motion they will look into it. Storer doesn't feel that the standards are directed at the reclamation of chemicals and still feels that it should be a concern with sites at the edge of the City and not have enough regulations on chemicals. Stevens is comfortable with the definition and the DEQ is already looking at what Storer is concerned with. Stevens indicated that a lot of these places are draining and recycling the oil and other fluids from the crushed cars. Storer stated that a new

or expanded use will hit the City level for monitoring and observing, and DEQ doesn't have the staff to monitor what is going on, and he thinks the City should broaden the definition. Stevens asked Storer for clarification on what he would want added. Storer stated that the definition would pick up chemicals, used oil, agricultural chemicals and broaden it so that it picks up the reclamation of chemicals. Stevens indicated that they could expand it in the definition if that is part of the motion.

Ogden asked if they are anticipating that the properties would be annexed, but there is not a definition in I&M that satisfies this and it is a grandfathered use, and the salvage yards are potentially leaving, so is this definition irrelevant. Stevens stated that this helps with recycling center and would encompass a few other uses. Ogden asked if they should expand the term of salvage to salvage/recycle/reclamation.

Meehan asked if that would require changes to the proposed text (Lines E and F) that specifically deal with recycling. Stevens stated that they will have to shift some things. Stevens stated that they cannot write a rule for everything, and they have to take a rule and be reasonable.

Ogden feels that they do have the reclamation/recycle in the definition. Stevens stated that chemicals could be added. Ogden is comfortable with DEQ taking care of the chemical. Storer isn't sure DEQ's definitions are broad enough to pick up some of the issues. Ogden feels the DEQ are more restrictive. Storer feels that they should look at chemically related products. Ogden feels they could just add reclamation of all chemicals into the definition. Beutler indicated that the motion could state that staff look into chemicals and what the standards would be and provide that information before going to City Council.

Ihler feels they should still keep the wording recycled, reclamation, salvage so someone going through the land use document would pick those words out.

Ogden opened the public hearing.

Support/Opposition: No one appeared in support/opposition.

Ogden closed the public hearing.

Ogden moved to recommend to the Mayor and City Council approval of AMENDMENT TO SECTIONS 11-2-5 ALLOWED USES IN INDUSTRIAL AND SPECIAL PURPOSE ZONES; 11-2-6 STANDARDS FOR ALLOWED USES; 11-7-1, DEFINITIONS TITLE 11, COMPREHENSIVE ZONING CODE (For Salvage Yards), with changing from Salvage yard to Recycling Facility/Salvage yard (or similar) and ask staff to do research regarding definitions of chemical reclamation. Storer seconded the motion. Motion passed unanimously.

ORDINANCE NO._____

AN ORDINANCE OF THE CITY OF IDAHO FALLS, IDAHO, A MUNICIPAL CORPORATION OF THE STATE OF IDAHO; AMENDING TITLE 11 COMPREHENSIVE ZONING CODE, SECTION 11-2-5, ALLOWED USES IN INDUSTRIAL AND SPECIAL PURPOSE ZONES; SECTION 11-2-6 STANDARDS FOR ALLOWED USES; 11-3-9, PURPOSE OF INDUSTRIAL ZONES; 11-7-1, DEFINITIONS, PUBLICATION BY SUMMARY, AND ESTABLISHING EFFECTIVE DATE.

WHEREAS, the City adopted the Comprehensive Zoning Ordinance to promote the health, safety, peace; convenience and general welfare of the inhabitants of the City by implementing the goals and policies of the City's Comprehensive Plan; and

WHEREAS, the City desires the standards of the City Zoning Code to be consistent and clear; and

WHEREAS, salvage yard businesses provide environmental sustainability by promoting recycling and reuse of motor vehicles and their constituent parts; and

WHEREAS, salvage yards provide affordable options for individual consumers; and

WHEREAS, salvage yards are not currently allowed in any zone in the City's current zoning code; and

WHEREAS, the Council desires to permit salvage yards as an allowed land use within the City's Industrial Zones; and

WHEREAS, the Council conducted a duly noticed public hearing and passed a motion to approve the proposed amendments of the Code on _____, 2025.

NOW THEREFORE, BE IT ORDAINED BY THE MAYOR AND COUNCIL OF THE CITY OF IDAHO FALLS, IDAHO, AS FOLLOWS:

SECTION 1: Title 11, Chapter 2, Section 5 of the City Code of the City of Idaho Falls, Idaho, is hereby amended as follows:

11-2-5: ALLOWED USES IN INDUSTRIAL AND SPECIAL PURPOSE ZONES.

Table 11-2-3: Allowed Uses in Industrial Zones

P = permitted use. C_1 = administrative conditional use. C_2 = Planning Commission conditional use. C_3 = City Council conditional use. A blank denotes a use that is not allowed in that zone. *Indicates uses that are subject to specific land use provisions set forth in the Standards for Allowed Land Uses Section of this Chapter.

	Industrial		Special Purpose	
Proposed Land Use Classification	**LM**	**I&M**	**R&D**	**P**
Accessory Use*	P	P	P	
Accessory Use, Fuel Station*	P	P	P	
[…]				
Retail	P	P		
Salvage Yard & Recycling Centers*		P		
Storage Facility, Indoor	P	P		
Storage Facility, Outdoor	P	P		
Storage Yard*	P	P		
Terminal Yard, Trucking and Bus		P		
Transit Station	P	P	P	
Vehicle and Equipment Sales	P	P		
Vehicle Body Shop	P	P		
Vehicle Sales	P	P		
Vehicle Washing Facility	P	P		
Warehouse	P	P		
Warehouse, Wholesale With Flammable Materials	P	P		

(Ord. 3218, 9-13-18; Ord. 3233, 12-20-18; Ord. 3451, 3-31-22; Ord. 3496. 12-8-22; Ord. 3574, 6-13-24)

SECTION 2: Title 11, Chapter 2, Section 6 of the City Code of the City of Idaho Falls, Idaho, is hereby amended as follows:

11-2-6: STANDARDS FOR ALLOWED LAND USES.

(A) Accessory Use, Fuel Station

(B) Accessory Use, Storage Yard
(C) Adult Business
(D) Agriculture
(E) Amusement Center, Indoor Shooting Range
(F) Amusement Center, Outdoor
(G) Animal Care Clinic
(H) Animal Care Facility
(I) Bed and Breakfast
(J) Cemetery
(K) Club, and Religious Institution
(L) Day Care, Center and Day Care, Group
(M) Drive-through Establishment

(N) Dwelling, Accessory Unit
(O) Dwelling, Multi-Unit
(P) Dwelling, Single Unit Attached
(Q) Hazards and Nuisances
(R) Home Occupations
(S) Hospital
(T) Live-Work
(U) Manufactured Home outside a Manufactured Home Community
(V) Mobile Home Park
(W) Planned Unit Development
(X) Public Service Facility
(Y) Recreation Vehicle Park
~~(Y)~~(Z) Salvage Yard & Recycling Centers
~~(Z)~~(AA) Short Term Rental
~~(AA)~~(BB) Storage Yards
~~(BB)~~(CC) Temporary Construction
~~(CC)~~(DD) Temporary Land Use

[…]

(Z) Salvage Yard & Recycling Centers

(1) All outside storage areas shall be screened within an enclosed yard and comply with the following standards:

(a) No storage shall be allowed within the front building setback line along a street.

(b) Open storage areas within thirty feet (30') of any public street or any public or common open space shall be screened from the street by buildings or a ten foot (10') wide planting strip with trees and ground cover plus a engineered masonry wall or opaque fence at least ten feet (10') in height.

(c) All materials or parts shall be stored and located within the fenced or walled area.

(d) Stacking of materials within the enclosed area shall be limited to ten feet (10') in height for the first thirty feet (30'). No stacked materials shall exceed eighteen feet (18') in height.

(d) The site shall have an area designated for the processing of vehicles and chemicals. The processing area shall be an impermeable surface that has a means to collect and properly dispose of oils and fluids in the vehicles along with other chemicals.

(e) The salvage yard or recycling center shall obtain and maintain all necessary permits for the storage of materials on the site, including, but not limited to, chemicals oil, hazardous waste, and tires.

(f) The use shall be located a minimum of seven hundred and fifty feet (750') from any residential zone district.

(g) Outside storage shall be located at least seven hundred fifty feet (750') from the Snake River and not located within any A Zone or B Zone as defined by the Flood Insurance Rate Maps (FIRM).

SECTION 3: Title 11, Chapter 3, Section 9 of the City Code of the City of Idaho Falls, Idaho, is hereby amended as follows:

11-3-9 : PURPOSE OF INDUSTRIAL ZONES

(A) LM Light Manufacturing and Heavy Commercial Zone. This zone provides a light industrial zone in which the primary use of land is for non-nuisance industries, and heavy commercial establishments. This Zone is characterized by a wide variety of businesses, warehouses, equipment yards, and light manufacturing and industrial uses, and located convenient to transportation systems.

(B) I&M Industrial and Manufacturing Zone. This zone provides an industrial zone in which the primary use of the land is a manufacturing, fabricating, processing, storing, and warehousing. Land zoned I&M should be relatively flat, open land, conveniently located close to transportation, public utilities and other facilities necessary for large employment centers, storage areas, and successful manufacturing operations.

SECTION 4: Title 11, Chapter 7, Section 1 of the City Code of the City of Idaho Falls, Idaho, is hereby amended as follows:

11-7-1 : DEFINITIONS.

Land Use Classification	Definition
Salvage Yard	A use of a site where scrap, waste, discarded or salvaged materials are bought, sold, exchanged, baled, packed, wrecked, disassembled, crushed, recycled or handled or stored, including, but not limited to, scrap iron and other metals, paper, rags, rubber tires, bottles and such other worn out or discarded material as can be turned to some use, but which cannot be used again for the purpose for which it was originally intended, but not including such places where such uses are conducted entirely within an enclosed building, and not including salvage materials incidental to manufacturing operations conducted on the premises.

SECTION 5. Savings and Severability Clause. The provisions and parts of this Ordinance are intended to be severable. If any section, sentence, clause, or phrase of this Ordinance should be held to be invalid or unconstitutional by a court of competent jurisdiction, such invalidity or unconstitutionality shall not affect the validity or constitutionality of any other section, sentence, clause, or phrase of this Ordinance.

SECTION 6. Codification Clause. The Clerk is instructed to immediately forward this Ordinance to the codifier of the official municipal code for proper revision of the Code.

SECTION 7. Publication and Effective Date. This Ordinance, or a summary thereof in compliance with Idaho Code, shall be published once in the official newspaper of the City, and shall take effect immediately upon its passage, approval, and publication.

PASSED by the City Council and APPROVED by the Mayor of the City of Idaho Falls, Idaho, this _____ day of _____, 2025.

ATTEST: CITY OF IDAHO FALLS, IDAHO

_____ _____

EMILY GEISLER, CITY CLERK REBECCA L. NOAH CASPER, Ph.D., MAYOR

(SEAL)

STATE OF IDAHO)
) ss:
County of Bonneville)

I, EMILY GEISLER, CITY CLERK OF THE CITY OF IDAHO FALLS, IDAHO, DO HEREBY CERTIFY:

That the above and foregoing is a full, true and correct copy of the Ordinance entitled, "AN ORDINANCE OF THE CITY OF IDAHO FALLS, IDAHO, A MUNICIPAL CORPORATION OF THE STATE OF IDAHO; AMENDING TITLE 11 COMPREHENSIVE ZONING CODE, SECTION 11-2-5, ALLOWED USES IN INDUSTRIAL AND SPECIAL PURPOSE ZONES; SECTION 11-2-6 STANDARDS FOR ALLOWED USES; 11-3-9, PURPOSE OF INDUSTRIAL ZONES; 11-7-1, DEFINITIONS, PUBLICATION BY SUMMARY, AND ESTABLISHING EFFECTIVE DATE."

_____
EMILY GEISLER, CITY CLERK

(SEAL)