

**REGULAR SESSION, MARCH 8, 2021**

Commissioner Bolduc opened the meeting at 9:00. Commissioner Buhler, Commissioner Bolton, Prosecutor Misseldine and the Clerk, Denise Gill were present.

**PLANNING AND ZONING ORDINANCE**

Cathy Harris, Planning and Zoning Administrator, joined the Board to review and discuss Planning and Zoning Ordinances.

**CLAIMS**

Commissioner Buhler moved to approve the February 2021 claims. Commissioner Bolton seconded the motion. Motion carried.

General \$358,243.82	Road and Bridge \$0.00	Consolidated Elections \$2,879.36
District Court \$4,325.48	Fair \$1,313.98	Public Health \$7,233.83
Hagerman Police \$1,704.92	Wendell Police \$4,766.63	Public Defense \$8,332.16
Indigent \$1,051.32	Jr. College \$ 500.00	Landfill \$-0-
Revaluation \$459.75	Veterans Memorial \$3,525.00	Weeds \$777.19
Waterways \$109.15		
TOTAL \$424,003.65		

Ambulance \$28,890.21

**INDIGENT**

Commissioner Buhler moved to go into an executive session pursuant to IC§31-874 to consider indigent matters. Commissioner Bolton seconded the motion. Roll call vote: Bolton-Yes, Buhler- Yes, Bolduc-Yes. Director, Kathy Ball, joined the meeting. The board recessed executive session and returned to regular session at 10:50 a.m. Commissioners Buhler and Bolton moved and seconded to approve a settlement on case 3709 and case 3736 and a suspension on case 4959. Motion carried.

**EXECUTIVE SESSION**

Commissioner Bolton moved to go into the executive session pursuant to IC74-206(b) personnel matter. Commissioner Buhler seconded the motion. Motion carried.

**HEMPITECTURE  
DELIBERATIONS AND DECISION  
FOR TAX EXEMPTION**

Commissioner Bolton feels that she would like to support Hempitecture, Inc. 100% tax exemption for a couple of years with an annual review each year. They discussed tapering down the tax exemption for five years in following format, 100% 100% 80%, 70%, 60%. Commissioner Buhler would like to see 100%, 100%, 80%, 60%, 40%. Commissioner Bolton moved to approve an annual tapering down at 100%, 100%, 80%, 70%, 60% tax exemption for Hempitecture, Inc. Commissioner Bolduc seconded the motion. Motion carried. Roll call vote: Bolton-Yes, Bolduc-Yes, Buhler- No.

**SOUTH CENTRAL PUBLIC HEALTH DISTRICT**

Commissioner Buhler moved to nominate Commissioner Hall, Twin Falls County to the South Central Public Health District Board. Commissioner Bolton seconded the motion. Motion carried.

**PUBLIC DEFENSE CONFLICT COUNSEL  
TED LARSON**

Commissioner Bolton moved to approve the Conflict Counsel agreement with Ted Larsen. Commissioner Buhler seconded the motion. Motion carried.

**EMS BUILDING**

Discussion on Starlink Internet Provider. Starlink website told individuals to get on their list for internet service, reported Commissioner Bolton. Commissioner Bolduc spoke with Syringa Internet on their services. The Board would like to see what the services and costs to provide telephone services to the county buildings.

Operation Facelift, Southern Idaho Economic Development, an application for a sign at the EMS Building was sent in. The estimated costs were \$4,000 for the County and \$15,000 from Operation Facelift. Commissioner Buhler moved to withdrawal the application to Operation Facelift. Commissioner Bolton seconded the motion. Motion carried.

Chairman Bolduc recessed the meeting at 12:03 and reconvened at 1:00 p.m.

**PUBLIC HEARING  
BUILDING PERMIT HEARINGS**

Chairman Bolduc begun the hearing at 1:00 p.m. and asked everyone in attendance if they had any conflict. No person declared a conflict. Commissioner Bolduc asked the public for comments, no public comment was made. The only public in attendance was Regan Willmore. Chairman Bolduc adjourned the public hearing at 1:05 p.m. and reconvened their regular session. Commissioner Buhler moved to adopt resolution 2021-03-08 amending and setting Building Permit Fees and Zoning Application Fees. Commissioner Bolton seconded the motion. Motion carried.

**RESOLUTION NO. 2021-03-08**

**A RESOLUTION AMDENDING AND SETTING  
BUILDING PERMIT FEES AND ZONING APPLICATION FEES**

WHEREAS, the Board of County Commissioners of Gooding County has the authority to set the zoning permit fees under the authority of the Gooding County Zoning Ordinance No. 104 and building permit fees under Gooding County Ordinance No. 115, which adopted the State of Idaho-approved versions of the 2018 International Building Code (IBC) and 2018 International Residential Code (IRC); and

WHEREAS, the fees established herein are based upon the amount of work required in the issuance of permits, in verifying code compliance, and or based upon the cost of the materials provided; and

WHEREAS, the cost of a building permit is calculated according to the **Valuation Schedule attached as Exhibit A;** and

WHEREAS, the costs of processing building and zoning permits are incurred by the permit applicant and a fee for the materials required to uniformly post occupied structures with an address will be charged to the applicant of a new, occupied structures and said fee are hereby set as listed in the **General Fee Schedule attached as Exhibit B;** and

WHEREAS, according to the 2018 IBC section 109.4: “any person who commences any work on a building, structure, electrical, gas, mechanical or plumbing system before obtaining the necessary permits shall be subject to a fee established by the building official that shall be in addition to the required permit fees;” the Board hereby establishes a double permit fee for work commencing prior to the issuance of a permit.

NOW THEREFORE BE IT RESOLVED, that the Gooding Board of County Commissioners, adopt the attached **Valuation Schedule** (Exhibit A) and the **General Fee Schedule** (Exhibit B) settings as the current building permit and zoning applications fees.

Resolution No. 19-03-25 and all other previous resolutions adopting earlier-dated fees which conflict with the above fees are hereby repealed.

APPROVED AND ADOPTED this 8<sup>th</sup> day of March 2021.

BOARD OF GOODING COUNTY COMMISSIONERS

/s/Mark Bolduc  
 Mark Bolduc, Commissioner  
/s/Ron Buhler  
 Ron Buhler, Commissioner  
/s/Susan Bolton  
 Susan Bolton, Commissioner  
 Attest: /s/Denise M. Gill  
 Denise M. Gill, Clerk

GOODING COUNTY VALUATION SCHEDULE EXHIBIT A  
 To Resolution 2021-03-08

BASE	Price Per Sq. Ft.	Total Sq. Ft.	Totals
Wood Frame Dwelling	\$82.23		\$ -
Metal Frame Dwelling	\$82.23		\$ -
Addition – Other	\$82.23		\$ -

Framed Garage – Attached/Unattached	\$30.36		\$	-
Carport	\$21.51		\$	-
Patio or Deck	\$12.65		\$	-
Patio/Porch/Deck Covered	\$22.77		\$	-
Wood Pole Barn 12' High Walls or Less	\$27.62		\$	-
Wood Pole Barn 13' – 16' High Walls	\$30.04		\$	-
Wood Pole Barn 17' High Walls or Over	\$32.50		\$	-
Metal Clad Pole Bldg. 9' High Walls or Less	\$15.18		\$	-
Metal Clad Pole Bldg. 10' – 13' High Walls	\$18.98		\$	-
Metal Clad Pole Bldg. 14' – 16' Walls	\$22.77		\$	-
Metal Clad Pole Bldg. 17' Walls or Over	\$23.00		\$	-
Metal Clad Framed Bldg. 12' High Walls or Less	\$27.83		\$	-
Metal Clad Framed Bldg. 13' – 16' High Walls	\$30.36		\$	-
Metal Clad Framed Bldg. 17' Walls or Over	\$31.50		\$	-
Public Bldg./Commercial (One Story)	\$117.65		\$	-
Warehouse/Storage	\$41.75		\$	-
<b>ACCESSORY STRUCTURE</b>				
Shed – Framed	\$30.36		\$	-
Shed – Concrete Block	\$37.95		\$	-
Concrete Bldg	\$50.60		\$	-
Quonset Hut	\$10.12		\$	-
Barn, Free Stall	\$22.77		\$	-
Barn, Block or Frame	\$44.28		\$	-
Barn, Concrete	\$56.93		\$	-
<b>ADDITIONAL ITEMS</b>				
Basement Finished/Semi finished	\$40.48		\$	-
Basement Unfinished	\$21.51		\$	-
Stone Veneer-External Rock,Brick,Stone	\$15.56		\$	-
*Fireplace – Masonry or 0'Clearance Insert	\$6,325.00		\$	-
*Fireplace – Free Standing with Chimney	\$4,427.50		\$	-
*Bath – Full Bath (Extra – over the one allowed)	\$3,795.00		\$	-
*Bath – 3/4 Bath (Extra)	\$2,909.50		\$	-
*Bath – 1/2 Bath (Extra)	\$2,466.75		\$	-
*enter number of items				
Mobile Home or Modular Any size (if blocked)	\$287.50		\$	-
M.H./ Modular/Manufactured Any size (on Foundation)	\$472.55		\$	-
Solar Panels (per kW)	\$2,960.00		\$	-
On-Site Concrete Footing Linear Feet	\$5.06		\$	-
<b>MOVING HOUSE IN:</b>				
Residence Moved (Fill in lines 48 & 49)	\$253.00		\$	-
+ \$30.00 per sq. ft for foundation	\$34.50		\$	-
Remodel/Alteration (per sq. ft.)	\$37.95		\$	-
Concrete Step/Total Do Not Use	\$316.25		\$	-
Valuation \$ Amount if a Lump Sum	\$1.00		\$	-

TOTAL VALUATION: \$ -

PERMIT FEE AMOUNT: 0 \$ -

RESIDENTIAL PLAN REVIEW FEE	\$	-		
COMMERCIAL PLAN REVIEW FEE	\$	-		
ADDITIONAL FEE – NEW ADDRESS	\$	30.00	\$	-
ADDITIONAL FEE – COPIES BLACK AND WHITE	\$	5.00	\$	-
ADDITIONAL FEE – COPIES COLOR	\$	10.00	\$	-
ADDTL. FEE – TUBULAR PLASTIC INSPECTION RECORD/PLAN HOLDER	\$	18.50	\$	-
ADDTL. FEE – PLASTIC BAG INSPECTION RECORD/PLAN HOLDER	\$	6.00	\$	-

TOTAL (Res) \$ -

TOTAL (Comm) \$ -

GOODING COUNTY VALUATION SCHEDULE EXHIBIT B		
To Resolution 2021-03-08		
<b>STRUCTURE FEES</b>		
Additional plan review required by changes, additions or revisions to plans	\$65	/HOUR
Inspections outside of normal business hours	\$65	/HOUR
Manufactured Home Permit	\$250	
Plan Review Fee		
Residential	35%	of permit fee
Commercial	70%	of permit fee
Re-inspection	\$65	/HOUR
Outside consultants - PAID BY PERMIT HOLDER	ACTUAL COST	
Address Post and Placard	\$30	
<b>ZONING FEES</b>		
Agriculture Siting Permit <sup>3</sup>	\$200	
Amend Comprehensive Plan (text only)	\$1,000	
Amend Comprehensive Plan and Comprehensive Plan Map	\$1,600	
Appeal	\$300	
Certificate of Zoning Compliance	\$100	
Confined Animal Feeding Operation Permit - NEW	\$2,100	+ \$0.25/AU
Confined Animal Feeding Operation Permit - MODIFICATIONS	\$400	
Demolition Permit	\$100	
Minor Land Division	\$250	
Planned Unit Development	\$450	+ \$10.00/Lot + SUP Fee
Re-Zone	\$600	
Signs over 32 square feet in area		
Special Use Permit	\$300	
Subdivision - Bond Administration	0.25% OF BOND AMOUNT	
Subdivision - Preliminary Plat	\$450	\$10.00/Lot +SUP Fee in Ag Zone
Subdivision - Final Plat	\$200	
Tower Co-location	\$150	
Variance	\$300	

**GOODING COUNTY VALUATION SCHEDULE EXHIBIT B CONTINUED**  
To Resolution 2021-03-08

<sup>1</sup> Manufactured Homes are exempt from plan review fees.		
<sup>3</sup> IBC defines an agricultural building as a structure designed and constructed to house farm implements, hay grain, poultry, livestock or other horticultural products. This structure shall not be a place of human habitation or a place of employment where agricultural products are processed, treated or packaged, nor shall it be a place used by the public. A siting permit is required, including approval from the fire chief, flood zone compliance and the building official will check setbacks. Once permitted as an agricultural building, the structure can never change use. A site plan along with building plans are required as part of the application process.		

<b>Gooding County Valuation &amp; Permit Fee Schedule Table</b>			
<b>Resolution 2021-03-25</b>			
<b>Base Value</b>	<b>High Value</b>	<b>Initial Cost</b>	<b>Cost/\$1000</b>
\$ -	\$ 2,000.00	\$ 24.68	\$ 3.20
\$ 2,000.01	\$ 25,000.00	\$ 72.71	\$ 14.70
\$ 25,000.01	\$ 50,000.00	\$ 410.81	\$ 10.50
\$ 50,000.01	\$ 100,000.00	\$ 675.94	\$ 7.35
\$ 100,000.01	\$ 500,000.00	\$ 1,043.44	\$ 5.88
\$ 500,000.01	\$ 1,000,000.00	\$ 3,395.44	\$ 4.99
\$ 1,000,000.01	\$ 99,999,999.00	\$ 5,889.19	\$ 3.83
Total Valuation (from worksheet):		\$ -	
Base Value for Permit Fee:		\$ -	
Total Value over Base Value:		\$ -	
Additional \$1,000s (rounded up):		-	
Permit Fee for Base Value:		\$ -	
Permit Fee for Additional \$1,000s:		\$ -	
<b>Total Permit Fee:</b>		<b>\$ -</b>	

**GENERATOR**

The Commissioners discussed the purchase of generator from Karolyn Gains. They had committed to Karolyn Gains to purchase the generator.

**2<sup>nd</sup> AMENDMENT**

Prosecutor Misseldine informed the Board that Idaho has already adopted the 2<sup>nd</sup> Amendment through the Idaho Constitution, the right to keep and bears arms.

**MULTI-HAZARD MITIGATION PLAN**  
**RESOLUTION 2021-03-08a**

Commissioner Bolton moved to adopt the Multi Hazard Mitigation Plan, Resolution 2021-03-08a. Commissioner Buhler seconded the motion. Motion carried.

RESOLUTION NO. 21-03-08a

RESOLUTION FOR ADOPTION OF GOODING COUNTY  
MULTI-HAZARD MITIGATION PLAN  
2020 REVISION

A resolution of the Gooding County Board of Commissioners declaring county support and adoption of the Gooding County Multi-Hazard Mitigation Plan, 2020 Revision and

WHEREAS, The Gooding County Board of Commissioners support the Gooding County Multi-Hazard Mitigation Plan, 2020 Revision and

WHEREAS, The Gooding County Board of Commissioners has participated in the development of the Gooding County Multi-Hazard Mitigation Plan, 2020 Revision and

WHEREAS, The Gooding County Multi-Hazard Mitigation Plan will be utilized as a guide for planning as related to FEMA Pre-Disaster Mitigation and other purposes as deemed appropriate.

NOW, THEREFORE, BE IT RESOLVED AS FOLLOWS: That the Gooding County Board of Commissioners do hereby adopt, support, and will facilitate the Gooding County Multi-Hazard Mitigation Plan's, 2020 Revision implementation as deemed appropriate.

Passed and approved this 8th day of March, 2021

Board of County Commissioners  
Gooding County, Idaho

/s/Mark Bolduc \_\_\_\_\_

Mark Bolduc, Commissioner

/s/Ron Buhler \_\_\_\_\_

Ron Buhler, Commissioner

/s/Susan Bolton \_\_\_\_\_

Susan Bolton, Commissioner

Attest: /s/Denise M. Gill \_\_\_\_\_

Denise M. Gill, Clerk

**MINUTES**

Commissioner Bolton moved to approve the minutes from March 1, 2021 Commissioner Buhler seconded the motion. Motion carried.

**COMMUNITY EMERGENCY RESPONSE TEAM**

Regan Willmore, joined the meeting to explain the concept of a CERT Community Emergency Response Team for the Board and attendees. It is a national program adopted by FEMA, Homeland Security, etc. In an event, participants have to show their ID's that say they have been trained. Mr. Willmore asked if the Commissioners would support the CERT program in Gooding County. Mr. Willmore would like to have everyone in the communities trained if they would like to participate. Fire Chief Brandon Covey has offered their fire station for a training facility.

Missy Shurtz, Gooding County Emergency Manager, informed the Board and Mr. Willmore that Twin Falls County disband their CERT program and the State Emergency Management Program does not support the CERT program. Ms. Shurtz asked who is responsible for liability and other insurance?

The Board requested that Ms. Shurtz contact the Jackie Frey, Twin Falls County Emergency Manager, and Heidi Novich, State of Idaho Emergency Manager to discuss CERT at the next meeting, March 15, 2021.

**CORRESPONDENCE**

The Board received letters from the State Board of Tax Appeals regarding the fives cases that were submitted to the Board of Tax Appeals earlier in the year. In all cases the Board of Tax Appeals upheld the Boards decisions.

The Board received a letter from the Gooding High School class of 2021 requesting financial support of their senior party. The Board denied the request, not proper use for tax payers' monies.

Commissioner Bolduc recessed the meeting at 2:21 p.m. and will reconvened at 3:00 p.m. on Tuesday, March 9<sup>th</sup>, 2021 at the Planning and Zoning meeting room to meet with the Planning and Zoning Commission.

/s/Mark Bolduc  
Mark Bolduc, Chairman

/s/Susan M. Bolton  
Susan M. Bolton, Commissioner

/s/Ron Buhler  
Ron Buhler, Commissioner

Attest: /s/Denise M. Gill  
Denise M. Gill, Clerk