



CITY COUNCIL MEETING MINUTES

1. Call to Order.

The regular meeting of the St. Maries City Council was called to order by Mayor Tom Carver at 5:30 p.m. on Monday, August 25, 2025, in Council Chambers at City Hall, 602 College Avenue, St. Maries, Idaho.

2. Roll Call.

PRESENT
Mayor, Tom Carver
Councilors, Steve Dorendorf, Sabrina Powell, Charles Winter, Doug Ryan, Ed Spooner

3. Pledge of Allegiance.

Mayor Carver led all present in the Pledge of Allegiance.

4. Consent Calendar – none.

5. Old Business – none.

6. New Business

a. Jesse Herndon, HMH Engineering – Rate Study. – discussion item

Jesse Herndon, with HMH Engineering, stated that after completing the rate study for the City and reviewing all the short-lived assets with a life span of less than 20 years in the water and sewer departments, the City should have a line-item budget to fund short lived assets.

b. Special Exemption Permit – Joe’s Bar, 805 Main Avenue, St. Maries, Idaho. – action item

Motion to allow Joes Bar to serve alcohol in the front and back of their bar during Paul Bunyan Days.

Result:	Passed
Moved By:	Dorendorf
Seconded by:	Powell
Voted Yes:	Dorendorf, Powell, Ryan, Spooner
Abstained:	Winter
Absent:	Thomson

c. GSMYSA – Request to Amend Facility Use Agreement. – action item

Motion to amend the Greater St. Maries Youth Soccer Associations Facility Use Agreement to allow for them to use the requested baseball fields as soccer fields, with the reason of the fields not being used for any purpose at this time and there are no conflicts.

Result:	Passed
Moved By:	Ryan
Seconded by:	Dorendorf
Voted Yes:	Dorendorf, Powell, Winter, Ryan, Spooner
Absent:	Thomson

d. John Stockwell – Request to remove stop sign at St. Maries Avenue and 21st Street. – action item

Motion to TABLE this agenda item, and to remove the current stop sign at St. Maries Avenue and 21st Street until our Police Department has had a chance to review the area for the best solution.

Result:	TABLED
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Moved By:	Dorendorf
Seconded by:	Powell
Voted Yes:	Dorendorf, Powell, Winter, Ryan, Spooner
Absent:	Thomson

e. Paul Bunyan Day Committee – Camping at Aqua Park. – action item

Aaron Nelson, with the Paul Bunyan Days Committee, explained they are requesting to allow camping at Aqua Park during Paul Bunyan Days, as they have done for years. Nelson stated that the Committee charges campers \$15.00 per night to cover the costs of trash removal and for the use of porta potties.

A motion was made to approve the camping at Aqua Park during Paul Bunyan Days.

Result:	Passed
Moved By:	Spooner
Seconded by:	Ryan
Voted Yes:	Dorendorf, Powell, Winter, Ryan, Spooner
Absent:	Thomson

f. Public Hearing; Fee Increases to Garbage Rates.

Mayor, Tom Carver, explained the order and procedure of the public hearing. The public hearing was open at 5:54 PM. There were no written comments. There was no testimony being in favor of, neutral, or in opposition to the proposed fee increase to garbage rates. Councilor Ryan stated the increase is based on the Benewah County garbage rate increase that the City will pay. Celia Sibert, City Treasurer, explained that the City was in the hole about \$56,000 last year and an estimated \$27,000 this current year. The public hearing was closed at 5:59 PM.

g. Resolution No. 2025-354; Increase to Water, Sewer, and Garbage Rates. – action item

Councilor Dorendorf stated that it was not fair to put water, sewer, and garbage rates on one sheet and would like to have water and sewer as one resolution, and garbage as its own resolution. Terrun Zolman, City Attorney, stated that we can separate those into two separate Resolutions.

Motion to separate the water/sewer rate increases from the garbage rate increases, and to approve Resolution No. 2025-354 for the garbage rate increases.

Result:	Passed
Moved By:	Spooner
Seconded by:	Ryan
Voted Yes:	Dorendorf, Powell, Winter, Ryan, Spooner
Absent:	Thomson

Motion to approve Resolution No. 2025-355 for the water and sewer rate increases as outlined in the draft Resolution No. 2025-354, which were separated from the draft resolution.

Result:	Passed
Moved By:	Ryan
Seconded by:	Spooner
Voted Yes:	Powell, Ryan, Spooner
Voted No:	Dorendorf, Winter
Absent:	Thomson

h. Public Hearing; Proposed Budget for Fiscal Year 2025-2026. (Ordinance 2025-785). – action item

Mayor, Tom Carver, explained the order and procedure of the public hearing. Celia Sibert, City Treasurer, gave a staff introduction to the proposed budget for fiscal year 2025-2026. The public hearing was open at 6:11 PM. There were no written comments. There was no testimony being in favor of, neutral, or in opposition to the proposed budget for fiscal year 2025-2026. The public hearing was closed at 6:12 PM.

The City Council deliberated. City Clerk, Jaidyn Kinzer, read Ordinance 2025-785 by title.

Motion to approve that the Ordinance pass its first reading by title only.

Result:	Passed
Moved By:	Dorendorf
Seconded by:	Powell
Voted Yes:	Dorendorf, Powell, Winter, Ryan, Spooner
Absent:	Thomson

Motion that the rules requiring three separate readings, once in the Ordinances entirely, be suspended and that the Ordinance pass its second and third readings under suspension of the rules.

Result:	Passed
Moved By:	Dorendorf
Seconded by:	Ryan
Voted Yes:	Dorendorf, Powell, Winter, Ryan, Spooner
Absent:	Thomson

i. **Public Hearing; Titus request to vacate portion of 6th Street, 7th Street, and Dakota Avenue adjacent to Lots 9, 10, 11, and 12, Block 10 of Carroll Heights, and alley between Lots 10 and 11. – action item**

Mayor Carver introduced the request and explained the order and procedure of the public hearing. Tyler Kuber, city planner, gave a staff introduction of the proposed vacation application and the request to vacate a portion of the right-of-way of 6th Street, 7th Street, and Dakota Avenue adjacent to Lots 9, 10, 11, and 12, Block 10 of Carroll Heights, and the entirety of the alley located between lots 10 and 11 to allow for more buildable space for future development on the properties. The applicant, nor a representative, was present for an applicant presentation of the request. All Councilors present confirmed to have had no ex parte contact or conflict of interest as pertains to this request. The public hearing was open at 6:31 PM. Clerk Kinzer confirmed there was a written comment received from Lena J. Welz and was provided to Councilors. There was no testimony in favor. Keith Oakes, being neutral, stated that Lilac Lane was being referred to as an alley, and asked Kuber if this is considered an alley, which Kuber stated that it is not. Oakes states his biggest concern is Lilac Lane, which was previously 7th Street, being too narrow for additional traffic. Oakes provided a copy of St. Maries City Ordinance No. 501, which Jaidyn Kinzer, City Clerk, obtained a copy of, which pertained to a portion of 7th Street, from Highland Avenue to Dakota Avenue being vacated already. Zach Jones, City Attorney with Lake City Law, stated that Idaho Code states there would need to be consent from adjoining landowners unless applicant can demonstrate that the right-of-way has not been used for 5 years. The public hearing was closed at 6:51 PM

After the Council deliberated, there was a motion to approve the request by Roger Titus for a street right-of-way vacation of the alleyway between the two parcels subject to the conditions of approval outlined in section 5 of the staff report.

Result:	Passed
Moved By:	Dorendorf
Seconded by:	Ryan
Voted Yes:	Dorendorf, Powell, Winter, Ryan, Spooner
Absent:	Thomson

7. **Reports and Communications**

a. **Mayor’s Update.**

No updates.

b. **City Council Comments.**

Charles Winter stated he would like the admin committee to consider looking into low-income utility rates as he feels strongly about offering a solution for low-income households.

Doug Ryan addressed recent comments on social media regarding water service for a property outside City limits that did not receive a will-serve letter. He clarified that the property was connected to City water despite claims to the contrary. Certified letters were sent to the property owners but went unclaimed.

Ryan stated that the City does not currently have a moratorium on new water hookups. While one was initially considered, the City determined that connections outside City limits would be at the discretion of the City Council based on capacity. He further noted that a building permit was issued for the property without confirming the water source, and referenced a statement made by the Benewah County building official regarding the water source.

Ryan suggested that, in order to resolve the issue, the City could consider requiring the property owner to pay the water capitalization fee and monthly water fees for past and current use. Once those obligations are met, the City may acknowledge any past confusion regarding the hookup and consider allowing the property owner to connect to the City's water system. Ryan requested that this matter be placed on the next Council agenda.

Ed Spooner states that the City needs to look into completing a complete audit of our water system for inside and outside of city limits.

c. Public Works Director's Update.

Shiloh Pfeiffer, Public Works Director, stated that the Paul Bunyan Days Committee will be storing some of their fireworks in the City park shed. Pfeiffer also mentioned that the reservoir was inspected and stated it was in rough condition but when they looked into it more, it appeared to be in good condition.

d. Police Update.

Scott Castles, Police Chief, stated that they are preparing for the Labor Day weekend and that there will be a DUI task force in the area for the weekend.

e. Building Official Update.

Jacob Parsons, Building Official, stated that he had sent off paperwork for the SSA HUD program and they notified him that they were backed up but are working on getting the paperwork processed.

8. Public Comments

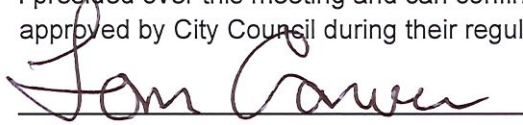
Mayor Carver recited the rules and procedures for public comment, followed by an opportunity for comments from the public regarding items included on the agenda and other topics relevant to the business of the City of St. Maries. Information only; no Council action.

Aaron Nelson, with the Chamber of Commerce, thanked the City Council for another great year of summer concert series at the city park.

9. Adjourn.

With no further business on the agenda, the meeting was reconvened and adjourned at 7:11 PM.

I presided over this meeting and can confirm that the foregoing minutes, prepared by the City Clerk, were approved by City Council during their regular meeting held on Sep. 8, 2025.


Tom Carver, Mayor


Attest: Jaidyn Kinzer, City Clerk