

JANUARY 2026 TERM

CALDWELL, IDAHO JANUARY 5, 2026

APPROVED EMPLOYEE STATUS CHANGE FORMS

The Board approved employee status change forms for:

- Raena Bull, Clerk's Office
- Tianna K. Major, Prosecutor's Office
- John Potter, CCSO
- John DeLeon Jr., CCSO
- Logan Standridge, CCSO
- Matthew Alarcon, Clerk's Office
- Jamie Gearhart, Clerk's Office
- Zachary Snively, Clerk's Office
- Jasmine Esparaza, Clerk's Office

SWEARING-IN CEREMONY OF JESS URRESTI AS CANYON COUNTY CLERK

A swearing-in ceremony took place this morning at 8:30 a.m. in the Administration Building Public Meeting Room. Present were: Commissioners Leslie Van Beek, Brad Holton and Zach Brooks, Clerk Rick Hogaboam, Chief Deputy Clerk Jess Urresti, Treasurer Jennifer Watters, Coroner Jennifer Crawford, Assessor Brian Stender, County officials, employees, and interested citizens, Deputy Clerk Jenen Ross. The oath of office for Mr. Urresti was administered by Chairman Holton. The ceremony concluded at 8:37 a.m. The recorded oath of office is on file with this day's minutes.

EXECUTIVE SESSION PURSUANT TO IDAHO CODE § 74-206 (1)(F) TO COMMUNICATE WITH LEGAL COUNSEL REGARDING PENDING/IMMINENTLY LIKELY LITIGATION

Commissioner Van Beek made a motion to go into Executive Session at 11:02 a.m. pursuant to Idaho Code, Section 74-206(1)(f) to communicate with legal counsel regarding pending/imminently likely litigation. The motion was seconded by Commissioner Brooks. Commissioner Holton took a roll call vote where he, along with Commissioners Van Beek and Brooks, voted in favor of the motion to enter into Executive Session. The motion carried unanimously. Present were: Commissioners Brad Holton, Zach Brooks and Leslie Van Beek, county legal staff, and other participants. The Executive Session concluded at 11:53 a.m. with no decision being called for in open session.

Upon the motion of Commissioner Van Beek and a second by Commissioner Brooks the Board voted unanimously to adjourn the meeting. The meeting concluded at 11:54 a.m.

JANUARY 2026 TERM

CALDWELL, IDAHO JANUARY 6, 2026

MEETING WITH COUNTY ATTORNEYS FOR A LEGAL STAFF UPDATE AND TO CONSIDER ACTION ITEMS

The Board met today at 9:31 a.m. for a legal staff update and to consider action items. Present were: Commissioners Leslie Van Beek, Brad Holton, Zach Broosk, COO Greg Rast, PA Chris Boyd, Chief Deputy PA Aaron Bazzoli, Deputy PA Zach Wesley, Deputy PA Ben Cramer, Facilities Director David Loper, Facilities Deputy Director Daniel Pecunia, Construction Manager Desiree Bumley, Controller Kyle Wilmot, HR Director Marty Danner, Constituent Services Director Aaron Williams, Lieutenant Brian Crawford, and Deputy Clerk Diana Hoffman.

Consider Resolution Designating Surplus Property and Authorizing the Destruction of CCSO Office Equipment: Mr. Cramer confirmed with Chairman Holton that this resolution had been review by the legal department. Commissioner Van Beek asked about the monetary value of the firearms listed; Lieutenant Crawford stated these firearms were seized by FBI agents. The agreement with the FBI states the firearms must be used for training or destroyed but cannot be sold. The firearms on the list are not of the quality to be used for training purposes. Upon a motion by Commissioner Van Beek and a second by Commissioner Brooks, the Board voted unanimously to approve the resolution as presented. (Resolution No. 26-001)

Consider Notice of Intent to Award the Contract for the Landfill Shop Addition Project: Mr. Loper stated that after reviewing the bids, it was decided not to award a bid but to review the design and resubmitted the RFP at a later date. Mr. Wesley stated that his department has prepared a letter to communicate the decision to the two bidders. Discussion was had on what motion should be made. Upon a motion by Commissioner Brooks and a second by Commissioner Van Beek, the Board voted unanimously to send out the prepared letter informing the bidders that the project will be closed and reopened at a later date.

Consider Response to West Valley Humane Society's Challenge of the Animal Services Project Request for Proposal Award: Mr. Williams gave a summary of the Animal Shelter selection process. On December 15, a letter was received from West Valley Humane Society's (WVHS) contesting the selection decision. Mr. Williams summarized the objections made by WVHS in the letter. Mr. Wesley explained that a response letter has been prepared and provided a summary of its contents.

Commissioner Van Beek noted that some news outlets had published inaccurate information, she clarified that WFHS has in fact made multiple requests for an increase in funding. Commissioner Van Beek stated that clarification is needed from WVHS on their intent to help support the transition. She noted the Board is reviewing assets and determining ownership of items in the County-loaned facility. Commissioner Holton concurred with Commissioner Van Beek and noted the Board respectfully asks WVHS to reconsider its plans to discontinue services on February 1, as

this is not in line with its mission statement nor in the best interest of Canyon County or the animals they are commissioned to serve and protect. The Board reminds West Valley that they must comply with contractual obligations in their lease.

Commissioner Van Beek praised Mr. Williams and the legal team for their work on this project. Commissioner Holton noted that this letter will be available in PDF form on the agenda after the meeting so the public may review it. Upon a motion by Commissioner Brooks and a second by Commissioner Van Beek, the Board voted unanimously to approve and send the response to West Valley Humane Society's challenge of the Animal Services Project Request for Proposal Award.

A request was made to go into Executive Session as follows:

EXECUTIVE SESSION – REGARDING PERSONNEL MATTERS, RECORDS THAT ARE EXEMPT FROM PUBLIC DISCLOSURE, AND TO COMMUNICATE WITH LEGAL COUNSEL REGARDING PENDING/IMMINENTLY LIKELY LITIGATION

Upon a motion by Commissioner Van Beek and a second by Commissioner Brooks, the Board voted unanimously to enter into Executive Session pursuant to Idaho Code § 74-206(1)(b), (d), and (f) regarding personnel matters, records that are exempt from public disclosure, and to communicate with legal counsel regarding pending/imminently likely litigation related to addressing and an employee issue. Executive Session began at 9:43 a.m. and concluded at 10:19 a.m. with no decisions being made and no business to discuss.

Upon a motion by Commissioner Holton, second by Commissioner Van Beek, the Board voted unanimously to adjourn at 10:19 a.m. An audio recording is available in the Commissioners' Office.

ACTION ITEM: CONSIDER THE FCOS AND FEE WAIVER REQUEST FOR ROSETTA WHITE; CASE NO. AD2024-0096-APL

The Board met today at 10:33 a.m. to consider FCO's and fee waiver request for Case No. AD2024-0096-APL. Present were: Commissioners Leslie Van Beek, Brad Holton, Planning Supervisor Dan Lister, and Deputy Clerk Diana Hoffman.

Mr. Lister presented the FCO's, stating that they include the decision the Board made on December 16th and are now ready for signature. Mr. Lister noted that the Board found the fee had already been refunded and the concerns raised by the applicant lacked merit. Commissioner Van Beek clarified that the previous application was incomplete and that the applicant failed to provide the necessary documentation. She emphasized that the missing information was the responsibility of the applicant, and the delay was not the burden of DSD. (*Fee Waiver Denial: Resolution 26-002*)

Upon the motion by Commissioner Van Beek and a second by Commissioner Holton, the Board voted unanimously to sign the FCOs with the amendment reflecting Jess Urresti as the Clerk and to uphold the denial for the refund of waiver fees.

Commissioner Van Beek amended the motion to add Case No. AD2024-0096-APL.

Upon a motion by Commissioner Van Beek and a second by Commissioner Holton, the Board voted unanimously to adjourn at 10:37 a.m. An audio recording is available in the Commissioners' Office.

JANUARY 2026 TERM

CALDWELL, IDAHO JANUARY 7, 2026

APPROVED EMPLOYEE STATUS CHANGE FORMS

The Board approved employee status change forms for:

- Rachel Balcerzak, TCA
- Matthew Corner, IT
- Kaitlyn Arvin, Juvenile Probation
- Jess Urresti, Clerk/Auditor

MEET WITH THE ASSESSOR TO DISCUSS 63-602D AND HOUSE BILL 130

The Board Met today at 9:38 a.m. with the Assessor to discuss §63-602D and House Bill 130. Present were: Commissioners Leslie Van Beek, Brad Holton, Zach Brooks, Assessor Brian Stender, Chief Deputy Assessor Roger Craig, Administrative Analyst Helena Thompson, and Deputy Clerk Diana Hoffman.

Assessor Stender stated that in the 2025 Idaho Legislative Session, §63-602D had a lot of verbiage changes, but they don't appear to be substantive changes. Since the Board took part in making these changes, Mr. Stender wanted to provide the Board with the opportunity to review the application to verify it aligns with how the code has changed. Mr. Stender provided the Board with physical copies of the following:

- House Bill 130 with the amendments
- The clean version of House Bill 160 that takes effect January 1, 2026
- Code reference from the bill with definitions of a hospital in §39-1319
- A list of parcels
- The current hospital exemption applications (for real and personal property)

Mr. Stender stated that his office is not recommending any changes but is looking for input from the Board based on their involvement and knowledge.

Discussion was had about the applications Canyon County offers and the applications other counties offer. Ms. Thompson clarified that this affects hospitals (non-profits and county owned) and how they are taxed. Application adjustment timelines were covered. Ms. Thompson noted that applications are due by April 15 and are usually mailed by the end of December. Hospitals have begun inquiring about the status of the application disbursement. Clarification was provided regarding what inquiries can be made once an application has been submitted. The Board

concluded that the applications should be sent out as is and they will address any questions as they come up. Chairman Holton verified that there was clarification on the guidance provided.

Upon a motion by Commissioner Brooks and a second by Commissioner Van Beek, the Board voted unanimously to adjourn at 9:48 a.m. An audio recording is on file in the Commissioners' Office.

QUARTERLY MEETING WITH THE ADJ AND TCA

*CANCELED - TO BE RESCHEDULED FOR A LATER DATE

ACTION ITEM: CONSIDER SOUTHWEST DISTRICT HEALTH BALLOT CONFIRMING THE APPOINTMENT OF COMMISSIONER KIRK WILLE AS THE GEM COUNTY BOARD OF HEALTH MEMBER

The Board met today at 10:32 a.m. to consider Southwest District Health ballot confirming the appointment of Commissioner Kirk Wille as the Gem County Board of Health member. Present were: Commissioners Leslie Van Beek, Brad Holton, Case Manager Kellie George, Director of County Assistance Yvonne Baker, and Deputy Clerk Diana Hoffman.

Commissioner Holton explained that there has been a vacancy on the Board. The bylaws require that each county represented on the Board must vote on the nominee. The Board supports this nomination.

Upon the motion by Commissioner Holton and a second by Commissioner Van Beek, the Board voted unanimously to approve Southwest District Health ballot confirming the appointment of Commissioner Kirk Wille as the Gem County Board of Health member.

A recess was taken at 10:33 a.m. An audio recording is on file in the Commissioners' Office.

MEETING TO CONSIDER MATTERS RELATED TO COUNTY ASSISTANCE

The Board met today at 10:46 a.m. to consider matters related to County Assistance. Present were: Commissioners Leslie Van Beek, Brad Holton, Case Manager Kellie George, Director of County Assistance Yvonne Baker, and Deputy Clerk Diana Hoffman.

Consider approval/denial of indigent decisions and signing of liens: Ms. George presented **Case No. 2026-7**. She stated the decedent was declared abandoned by the funeral home on 12/17/25 but passed away on 11/11/25. A search was conducted on the next of kin, which that turned up no family for the decedent. The obligated county was established by verifying that the decedent resided in a Caldwell nursing home since 2024. All financial assets were paid directly to the care center, confirming Canyon County as the payer of last resort.

Upon a motion by Commissioner Van Beek and a second by Commissioner Holton, the Board voted unanimously to approve request 2026-7.

Ms. Baker presented **Case No. 2026-8**. The application came in on 12/29/25, and the decedent passed on 12/24/25. The decedent resided in Caldwell and Nampa, making the decedent a Canyon County resident. No assets were established. The next of kin have no funds to contribute. The decedent received less than \$1,000 a month, and after expenses, there remained \$16 in the account.

Upon a motion by Commissioner Van Beek and a second by Commissioner Holton, the Board voted unanimously to approve request 2026-8.

Upon a motion by Commissioner Holton and a second by Commissioner Van Beek, the Board voted unanimously to adjourn the meeting at 10:50 a.m. An audio recording is on file in the Commissioners' Office.

PUBLIC HEARING TO CONSIDER A REQUEST BY PAUL NAY FOR A CONDITIONAL REZONE OF PARCEL R30127 FROM "A" (AGRICULTURAL) TO "CR-RR" (CR-RURAL RESIDENTIAL), CASE NO. CR2022-0030

- Action Item: The Board will consider whether to approve, deny or table the request

JANUARY 2026 TERM

CALDWELL, IDAHO JANUARY 8, 2026

MEETING WITH COUNTY ATTORNEYS FOR A LEGAL STAFF UPDATE AND TO CONSIDER ACTION ITEMS

The Board met today at 9:36 a.m. with County Attorneys for a legal staff update and to consider action items. Present were: Commissioners Leslie Van Beek, Brad Holton, Zach Brooks, COO Greg Rast, Prosecuting Attorney Chris Boyd, Chief Deputy PA Aaron Bazzoli, Deputy PA Zach Wesley, Deputy PA Ben Cramer, Director of Facilities Rick Britton, Assistant Director of Facilities Carl Dille, Director of Parks Nichole Schwend, Assistant Parks Director Michael Farrell, Historic Preservation Officer Chelsea Boehm, Director of Constituent Services Aaron Williams, Captain Harold Patchett, Lieutenant Travis Engle, interested members of the public, and Deputy Clerk Diana Hoffman.

A request was made to go into Executive Session as follows:

EXECUTIVE SESSION – REGARDING RECORDS THAT ARE EXEMPT FROM PUBLIC DISCLOSURE, AND TO COMMUNICATE WITH LEGAL COUNSEL REGARDING PENDING/IMMINENTLY LIKELY LITIGATION

Upon a motion by Commissioner Van Beek and a second by Commissioner Brooks, the Board voted unanimously to enter into Executive Session pursuant to Idaho Code § 74-206(1)(d) and (f) regarding records that are exempt from public disclosure, and to communicate with legal counsel regarding pending/imminently likely litigation associated with a contract inquiry. The Executive

Session began at 9:36 a.m. and concluded at 9:53 a.m. with no decisions being made and no business to discuss.

Open Bids for the FY2026 Dale Haile Detention Center Boiler Replacement Project: Commissioner Van Beek opened and read the bids that were received as follows:

- **Cascade Enterprises**
 - Arrive 01/08/26 at 8:11 a.m.
 - Bid Amount: \$117,268.00 (exclusions)
- **TVR Inc.**
 - Arrived 01/08/26 at 8:49 a.m.
 - Bid Amount: \$132,500.00 (exclusions)
- **ACCO Engineered Systems**
 - Arrived 01/08/26 at 8:56 a.m.
 - Bid Amount: \$150,159.00 (includes all materials, labor, trucks and taxes)

Director Britton noted that the solicitation for bids did not clarify a vendor or product for the hot water heater. A review of the bids will occur, and a recommendation will be presented to the Board. Commissioner Holton clarified that this is a unique project that must fit within existing confines. The Board requested that Facilities and Legal Staff review the bids and come back with the recommendation.

Commissioner Van Beek stated that she invited the Parks Director to discuss artifacts uncovered in Canyon County and the Snake River Byway under subsection (f).

Mr. Wesley requested an Executive Session under subsections (d), (f) and (i) addressing related matters.

Mr. Bazzoli requested an Executive Session under subsection (f) for pending litigation.

EXECUTIVE SESSION – REGARDING RECORDS THAT ARE EXEMPT FROM PUBLIC DISCLOSURE, TO COMMUNICATE WITH LEGAL COUNSEL REGARDING PENDING/IMMINENTLY LIKELY LITIGATION, AND TO COMMUNICATE WITH RISK MANAGER REGARDING PENDING/IMMINENTLY LIKELY CLAIMS

Upon a motion by Commissioner Van Beek and a second by Commissioner Brooks, the Board voted unanimously to enter into Executive Session pursuant to Idaho Code § 74-206(1)(d), (f), and (i) regarding records that are exempt from public disclosure, to communicate with legal counsel regarding pending/imminently likely litigation, and to communicate with risk manager regarding pending/imminently likely claims. The Executive Session began at 9:59 a.m. and concluded at 11:11 a.m. with no decisions being made and no business to discuss.

Upon a motion by Commissioner Van Beek and a second by Commissioner Brooks, the Board voted unanimously to adjourn at 11:11 a.m. An audio recording is available in the Commissioners' Office.

DSD GENERAL BUSINESS

The Board met today at 11:34 a.m. for a DSD General Business Meeting. Present were: Commissioners Leslie Van Beek, Brad Holton, Zach Brooks, Director of DSD Jay Gibbons, Assistant Director of DSD Joshua Johnson, and Deputy Clerk Diana Hoffman.

Mr. Gibbons stated he would like to present some statistics to the Board to reflect the work of Development Services Department. He shared that on occasion; they receive completed comment cards from the public about staff member. A front desk staff member recently received positive feedback, and another card was received today.

Mr. Johnson summarized his presentation titled "**Development Services Calendar Year-Over-Year Comparison December 2025-2024 Year to Date Report**". He began by stating that, along with Jay and himself, Development Services employees 30 additional staff members.

- Code Enforcement
 - Total active cases: 180 (went down about 10 cases in the last month)
 - Area 1: 47
 - Area 2: 84
 - Area 3: 49
 - Nampa area has the most cases
 - The case numbers will increase as the weather warms up
- December Development Revenue Comparison
 - **Planning:**
 - 2025: \$316,976
 - 2024: \$143,910
 - Difference: \$173,066
 - **Building:**
 - 2025: \$2,904,769
 - 2024: \$2,429,711
 - Difference: \$475,058
 - **Total:**
 - 2025: \$3,221,745
 - 2024: \$2,573,621
 - Difference: \$648,124
 - New fees were implemented March 20, 2025 (more cost recovery)
- 2025 Accomplishments for DSD
 - **Admin group**
 - 517 Public Records Requests processed (more than 2 a day)

- Began scanning paper-only items to make documents more accessible
- **Building Dept.**
 - Single Family Permits: 362 (chart shows trends)
 - Commercial Permits: 23 (rural counties don't receive much commercial)
- **Provided Before/After photos from Code enforcement**
- **GIS Division**
 - Addresses Assigned: 234
 - Private Roads: 34
 - Re-Addressing: 61
 - Subdivisions Addressed: 7
 - Rezone Case Maps (18 maps for each case): 66
 - Conditional Use Permits (18 maps for each case): 61
 - Subdivision Cases (9 maps for each case): 14
 - Impact area maps and legal descriptions: 9
 - SOPs, FAQs (created and updated): 12
- **Planning**
 - All AOI maps updated
 - Passed 2 ordinances
 - Closed 92 cases in 2025
 - Cases assigned immediately upon receipt
 - Improved retention rate; credit given to Dan for creating a positive culture
- **Administrative Land Division**
 - Memos and suggested changes are under review with legal and will be presented to the Board

Discussion was held regarding scheduling for the upcoming memo and suggested changes. Additional conversation occurred about potential amendments and updates. The status of the Comprehensive Plan was also discussed.

Upon a motion by Commissioner Holton and a second by Commissioner Van Beek, the Board adjourned the meeting at 11:55 a.m. An audio recording is available in the Commissioners' Office.

JANUARY 2026 TERM

CALDWELL, IDAHO JANUARY 9, 2026

MEETING WITH THE SHERIFF'S OFFICE REGARDING PERSONNEL ISSUE

JANUARY 2026 TERM

CALDWELL, IDAHO JANUARY 12, 2026

AMENDED AGENDA AMEND THE GENERALIZED ADMINISTRATIVE AGENDA TO INCLUDE A SPECIFIC ACTION ITEM

Action item: consider administrative remand pursuant to land use/land hearing procedures 01-17-11(2) for the Planning and Zoning Commission to consider a substantial new additions, amendments, or modifications to the application for the following case:

- Christensen/Indart for a Comprehensive Plan Amendment and Conditional Rezone of approximately 151.56 acres from "A" Agricultural to "CR-R1" Single Family Residential, Case nos. O2022-0002 and RZ2022-0002-CR

JANUARY 2026 TERM

CALDWELL, IDAHO JANUARY 13, 2026

MEETING WITH COUNTY ATTORNEYS FOR A LEGAL STAFF UPDATE AND TO CONSIDER ACTION ITEMS

The Board met today at 9:30 a.m. with county attorneys for a legal staff update and to consider action items. Present were: Commissioners Leslie Van Beek, Brad Holton and Zach Brooks, Prosecutor Chris Boyd, Sr. Chief Deputy P.A. Ingrid Batey, Chief Deputy P.A. Aaron Bazzoli, Deputy P.A. Zach Wesley, Deputy P.A. Ben Cramer, Chief Deputy Sheriff Doug Hart, Cpt. Harold Patchett, DSD Director Jay Gibbons, Assistant DSD Director Josh Johnson, DSD Office Manager Jennifer Almeida, Solid Waste Director David Loper, Assistant Solid Waste Director Daniel Pecunia, Director of Constituent Services Aaron Williams, COO Greg Rast, and Deputy Clerk Jenen Ross. The action items were considered as follows:

Consider a Resolution Approving Award of Duty Badge and Weapon: Chief Hart said that Corporal Combs has decided to retire after 19 years of service with CCSO and they are requesting award of badge and duty weapon. Upon the motion of Commissioner Van Beek and second by Commissioner Brooks the Board voted unanimously to sign the resolution approving the award of badge and duty weapon to Corporal Combs (resolution no. 26-003).

Consider Thomson Reuters CLEAR Proflex Order Form for DSD: Zach Wesley explained this is an extension/amendment of the existing contract. It is the same as the previous contract with a non-appropriation clause. This service is used within DSD as well as other county offices. Upon the motion of Commissioner Brooks and second by Commissioner Van Beek the Board voted unanimously to sign the Thomson Reuters CLEAR Proflex order form for DSD (agreement no. 26-001).

The alcoholic beverage license resolutions will be considered prior to 11:30 a.m.

A request was made to go into Executive Session for discussion related to the landfill transfer station, Juvenile Probation, a personnel matter, and legal advice regarding pending/imminently likely litigation.

EXECUTIVE SESSION – PERSONNEL MATTERS, RECORDS EXEMPT FROM PUBLIC DISCLOSURE AND TO COMMUNICATE WITH LEGAL COUNSEL REGARDING PENDING/IMMINENTLY LIKELY LITIGATION

Commissioner Van Beek made a motion to go into Executive Session at 9:36 a.m. pursuant to Idaho Code, Section 74-206(1)(b), (d), and (f) regarding personnel matters, records exempt from public disclosure, and to communicate with legal counsel regarding pending/imminently likely litigation. The motion was seconded by Commissioner Brooks. Commissioner Holton took a roll call vote where he, along with Commissioners Van Beek and Brooks, voted in favor of the motion to enter into Executive Session. The motion carried unanimously. Present were: Commissioners Brad Holton, Zach Brooks and Leslie Van Beek, county legal staff, and other participants. The Executive Session concluded at 11:00 a.m. with no decision being called for in open session.

Upon the motion of Commissioner Holton and second by Commissioner Brooks the Board voted unanimously to adjourn the meeting. The meeting concluded at 11:01 a.m. and an audio recording of the open portion of the meeting is on file in the Commissioners' Office.

CONTINUATION OF ACTION ITEMS

The Board went on the record today at 11:04 a.m. to continue the action items scheduled for 9:30 a.m. and 10:30 a.m. today. Present were: Commissioners Leslie Van Beek and Brad Holton, COO Greg Rast, and Deputy Clerk Jenen Ross. Upon the motion of Commissioner Holton and second by Commissioner Van Beek the Board voted unanimously to continue the following action items to 2:00 p.m. today:

- Action Item: Consider a Casualty Loss Application for Property Located at 513 Dandy Ave, Caldwell, Parcel No. 35228109 0 for Kai and Nicole Hyland
- Action Item: Consider a Resolution Granting a New Alcoholic Beverage License to Sol Invictus Vineyard LLC, dba The Cellars at Rivers Edge
- Action Item: Consider a Resolution Granting a New Alcoholic Beverage License to The Dug Out Bar and Grill LLC, dba Middleton's Dug Out Bar and Grill

Commissioner Holton motioned to adjourn the meeting. The motion was seconded by Commissioner Van Beek and carried unanimously. The meeting concluded at 11:05 a.m. and an audio recording is on file in the Commissioners' Office.

MEETING TO CONSIDER CONTINUED ACTION ITEMS

The Board met today at 2:05 p.m. to consider continued action items. Present were: Commissioners Leslie Van Beek, Brad Holton and Zach Brooks, Treasurer Jennifer Watters, Chief Deputy Treasurer Steve Onofrei, Administrative Property Appraiser Supervisor Holly Hopkins, and Deputy Clerk Jenen Ross. The action item was considered as follows:

Consider a Casualty Loss Application for Property Located at 513 Dandy Ave, Caldwell, Parcel No. 35228109 0 for Kai and Nicole Hyland: Treasurer Watters explained this loss is due to a fire in July of 2025. The value of the home decreased from \$306,200 to \$226,700 making the taxes estimated at \$514.40 for 2025. Ms. Hopkins spoke about how proration will work as the house is rebuilt and how it's calculated for 2025. Upon the motion of Commissioner Brooks and second by Commissioner Holton the Board voted unanimously to sign the casualty loss application for property located at 513 Dandy Ave, Caldwell, parcel no. 35228109 0 for Kai and Nicole Hyland.

The meeting concluded at 2:10 p.m. and an audio recording is on file in the Commissioners' Office.

MEETING TO CONSIDER CONTINUED ACTION ITEMS

The Board met today at 2:11 p.m. to consider continued action items. Present were: Commissioners Leslie Van Beek, Brad Holton and Zach Brooks, and Deputy Clerk Jenen Ross. The action items were considered as follows:

Consider a Resolution Granting a New Alcoholic Beverage License to Sol Invictus Vineyard LLC, dba The Cellars at Rivers Edge; and a Resolution Granting a New Alcoholic Beverage License to The Dug Out Bar and Grill LLC, dba Middleton's Dug Out Bar and Grill:

Commissioner Brooks said he has reviewed both applications and sees no reason not to approve. Commissioner Van Beek said she has also reviewed and agrees with Commissioner Brooks. Upon the motion of Commissioner Brooks and second by Commissioner Holton the Board voted unanimously to sign the resolution granting a new alcoholic beverage license to Sol Invictus Vineyard LLC, dba The Cellars at Rivers Edge (resolution no. 26-004); and the resolution granting a new alcoholic beverage license to The Dug Out Bar and Grill LLC, dba Middleton's Dug Out Bar and Grill (resolution no. 26-005).

Upon the motion of Commissioner Holton and second by Commissioner Van Beek the Board voted unanimously to adjourn the meeting. The meeting concluded at 2:13 p.m. and an audio recording is on file in the Commissioners' Office.

JANUARY 2026 TERM

CALDWELL, IDAHO JANUARY 14, 2026

APPROVED EMPLOYEE STATUS CHANGE FORMS

The Board approved employee status change forms for:

- Kyle Wilmot, Clerk/Auditor's Office
- Jacob Taylor, Inmate Control
- Bryson Bias, Facilities
- Ricky Cordova, Fleet

EXECUTIVE SESSION TO CONSIDER PRELIMINARY NEGOTIATIONS INVOLVING MATTERS OF TRADE OR COMMERCE IN WHICH THE GOVERNING BODY IS IN COMPETITION WITH GOVERNING BODIES IN OTHER STATES OR NATIONS, PURSUANT TO IDAHO CODE § 74-206(1)(E)

Commissioner Van Beek made a motion to go into Executive Session at 9:20 a.m. pursuant to Idaho Code, Section 74-206(1)(e) regarding preliminary negotiations involving matters of trade or commerce in which the governing body is in competition with governing bodies in other states or nations. The motion was seconded by Commissioner Brooks. Commissioner Holton took a roll call vote where he, along with Commissioners Van Beek and Brooks, voted in favor of the motion to enter into Executive Session. The motion carried unanimously. Present were: Commissioners Brad Holton, Zach Brooks and Leslie Van Beek, county legal staff, and other participants. The Executive Session concluded at 10:09 a.m. with no decision being called for in open session.

Commissioner Holton motioned to adjourn the meeting. The motion was seconded Commissioner Brooks and carried unanimously.

EXECUTIVE SESSION – PERSONNEL MATTERS, RECORDS EXEMPT FROM PUBLIC DISCLOSURE AND TO COMMUNICATE WITH LEGAL COUNSEL REGARDING PENDING/IMMINENTLY LIKELY LITIGATION

Commissioner Holton opened the meeting stating that there has been an unplanned/priorly unknown issue come up that requires an executive session and as part of the normal course of

business the Board went into executive session as follows. There was no amendment to the agenda.

Commissioner Van Beek made a motion to go into Executive Session at 4:14 p.m. pursuant to Idaho Code, Section 74-206(1)(b), (d), and (f) regarding personnel matters, records exempt from public disclosure and to communicate with legal counsel regarding pending/imminently likely litigation. The motion was seconded by Commissioner Brooks. Commissioner Holton took a roll call vote where he, along with Commissioners Van Beek and Brooks, voted in favor of the motion to enter into Executive Session. The motion carried unanimously. Present were: Commissioners Brad Holton, Zach Brooks and Leslie Van Beek, county legal staff, and other participants. The Executive Session concluded at 4:34 p.m. with no decision being called for in open session.

Commissioner Van Beek motioned to adjourn the meeting. The motion was seconded by Commissioner Brooks and carried unanimously.

JANUARY 2026 TERM

CALDWELL, IDAHO JANUARY 15, 2026

MEETING WITH COUNTY ATTORNEYS FOR A LEGAL STAFF UPDATE

The Board met today at 9:40 a.m. for a legal staff update. Present were Commissioners Leslie Van Beek, Brad Holton, Zach Brooks; COO Greg Rast, Prosecuting Attorney Chris Boyd; Chief Deputy PA Ingrid Batey; Deputy PAs Zach Wesley, Ben Cramer, and Laura Keys; Director of Constituent Services Aaron Williams; and Deputy Clerk Diana Hoffman.

A request was made to go into Executive Session as follows:

EXECUTIVE SESSION – REGARDING RECORDS THAT ARE EXEMPT FROM PUBLIC DISCLOSURE AND TO COMMUNICATE WITH LEGAL COUNSEL REGARDING PENDING/IMMINENTLY LIKELY LITIGATION

Upon a motion Commissioner Van Beek and a second by Commissioner Brooks, the Board voted unanimously to enter into Executive Session pursuant to Idaho Code § 74-206(1)(d) and (f) regarding records that are exempt from public disclosure and to communicate with legal counsel regarding pending/imminently likely litigation related to county animal shelter services, the Nampa area of impact, land use ordinances, and fire impact fees. Executive Session began at 9:42 a.m. and concluded at 10:26 a.m., with no decision reached and no business to bring forward for consideration.

Upon a motion by Commissioner Holton and a second by Commissioner Van Beek, the Board voted unanimously to adjourn the meeting at 10:26 a.m. An audio recording is available in the Commissioners' Office.

DSD GENERAL BUSINESS AND CONSIDER AN ACTION ITEM

The Board met today with DSD for general business and to consider an action item at 10:30 a.m. Present were Commissioners Leslie Van Beek, Brad Holton, Zach Brooks; DSD Assistant Director Joshu Johnson; Principal Planner Deb Root; and Deputy Clerk Diana Hoffman.

Action Item: Consider the FCOs, Ordinance, and Development Agreement for case no. CR2022-0030, Paul and Michelle Nay: Ms. Root noted that they are ready to complete the documentation for a conditional rezone for Paul and Michelle Nay and consider signing the FCOs, ordinance amendment, and consider the development agreement. The applicant has reviewed the conditions from the previous meeting on January 7, 2025. The applicant signed the documents on Monday. A short list of revisions was received from Commissioner Van Beek, and those changes have been made.

Discussion was held regarding the conditions of the development agreement.

Upon a motion by Commissioner Van Beek and a second by Commissioner Brooks, the Board voted unanimously to approve the FCOs, Ordinance, and Development Agreement for Case No. CR2022-0030. (Ordinance No. 26-001) (Agreement No. 26-002)

General Business: Discussion was held regarding local gravel pits. Commissioner Holton noted that most of the local abandoned gravel pits are not dry. This particular one is, as it sits higher than the local water table by a significant distance. There may not be the same availability should an abandoned gravel pit be filled with water, unless it is for houseboats. Such housing is becoming more common in the Seattle and Portland areas.

Ms. Root noted that, because of the conversation topic, the Board and staff may want to consider additional standards for mineral extraction so that there are larger setbacks to allow developable property as an end result. Discussion around mineral extraction pits and long-term planning were held.

Upon a motion by Commissioner Van Beek and a second by Commissioner Brooks, the Board voted unanimously to adjourn at 10:42 a.m. An audio recording is available in the Commissioners' Office.

ACTION ITEM: CONSIDER ADOPTING THE FY2026 BUDGET BOOK

The Board met today to consider adopting the FY2026 Budget Book. Present were Commissioners Leslie Van Beek, Brad Holton, and Zach Brooks, COO Greg Rast; Controller Kyle Wilmot; Clerk Jess Urresti; Director of Constituent Services Aaron Williams; and Deputy Clerk Diana Hoffman.

Mr. Williams stated that this budget book is essentially a public-facing overview of all Canyon County Departments and Offices, including goals and objectives for FY26. There is a section with requested budgets and approved budgets for FY26, as well as BOCC budget priorities. This tool provides the public with insight into all the Canyon County functions and operations. The book also includes:

- How many budget hearings were held
- Organizational charts
 - Highlighting Canyon County COO and his role
- Community Profile
- A note from former Clerk Hogaboam, who supports this document's creation

Mr. Williams noted that one of his focuses this year, which differs from previous years, is providing more insight into Canyon County personnel. The book is ready for print.

Clerk Urresti stated that he sees improvement with this document year over year. FY2026 is even more palatable and more legible.

Mr. Rast noted that there is one correction on page 26: it shows the Public Defender as a department under the BOCC, but they have moved under the State of Idaho.

Conversation was held about final and actual numbers for FY2025. It was stated that they are still in the process of completing the audit, and there may still be some corrections. Actuals will be available soon.

Upon a motion by Commissioner Van Beek and a second by Commissioner Brooks the Board voted unanimously to accept the FY2026 Budget Book, with notation of the necessary correction on page 26.

Upon a motion by Commissioner Holton and a second by Commissioner Van Beek, the Board voted unanimously to adjourn the meeting at 11:42 a.m. An audio recording is available in the Commissioners' Office.

PUBLIC HEARING TO CONSIDER A REQUEST BY REFUGIO VIDALES, REPRESENTED BY RIVER RIDGE ENGINEERING, TO CONSIDER A PRELIMINARY PLAT, IRRIGATION AND DRAINAGE PLAN FOR RANCH EL LUCERITO, CASE NO. SD2021-0029

The Board met today at 1:31 p.m. for a public hearing to consider a request by Refugio Vidales, represented by River Ridge Engineering, to consider a preliminary plat, irrigation and drainage plan for Ranch El Lucerito, Case no. SD2021-0029. Present were: Commissioners Leslie Van Beek and Zach Brooks, Deputy P.A. Zach Wesley, DSD Principal Planner Michelle Barron, DSD Assistant Director Josh Johnson, Michael Burgess, Other interested parties, and Deputy Clerk Jenen Ross.

Mr. Burgess offered testimony in favor of the application stating that the project is a division of an existing parcel into 4 parcels, one of which is designated for agricultural only. The additional two parcels are for family members of the existing parcel owner. The shared private road will also provide access to the adjacent parcel to the east, and they intend to provide site triangles on each side of the entry in order to ensure there is sufficient visibility to drivers coming over the berm for the Bureau of Reclamation lateral. Irrigation will be provided through the lateral via the Wilder Irrigation District and managed by the Boise Project Board of Control. The roadway will be paved for the first section past the right of way and then grave from that point on with a cul-de-sac turnaround at the end to allow for fire access. The plan is to have individual wells and septic. They don't anticipate much impact to traffic, and it may actually be safer with the adjoining parcel taking access from the shared road vs. the main road.

Ms. Barron confirmed that a recorded road users maintenance agreement will be necessary.

Ms. Barron gave the staff report/PowerPoint presentation which contained the following information:


- The applicant is requesting approval of a Preliminary Plat for Ranch El Lucerito, a 3 residential lot, 1 non- buildable agriculture lot, and 1 common road lot subdivision on parcels R33161 and R33161011 along with an irrigation and drainage plan.
- The subject property was a 39.41-acre parcel that was divided administratively in 1994 (Case #LS20003-180). In 2019 it was conditionally rezoned from "A" Agricultural zone to "CR-RR" Rural Residential with case CR2019-0003. Development Agreement 19-128 was approved and signed listing 7 conditions including the requirement to leave the large agricultural parcel as non-buildable and no secondary dwellings. A short plat was applied for in May 2021, it was then converted to preliminary plat due to a private road being added.
- Total Acreage: 20.31 acres
 - 4.00-acre average lot size
 - 2.05-acre average buildable lot size.
 - Total number of lots: three (3) residential lots, one (1) non-buildable lot, and one (1) road lot
 - Area of City Impact: City of Greenleaf (at the time of application)
 - Irrigation: Gravity irrigation is in place and will continue (Exhibits 3.A.5 & 3.A.6.c)
- Water/ Sewage Disposal: Per plat note 3 & 4, residential lots will be served by individual wells and septic systems (Exhibit 3.A.6. c).

- Drainage: Per plat note 5, drainage on each lot will retain drainage onsite. Homeowners Association and individual lot owners shall be responsible for the protection and maintenance of roadside swales along Lonkey Lane and the private road. (Exhibit 3.A.6.c).

CONDITIONAL REZONE COMPLIANCE

September 2019– Conditionally rezoned from “A” Agricultural to “R-R” Rural Residential DA #19-128 required the following conditions:

1. The development shall comply with all applicable federal, state, and county laws, ordinances, rules and regulations that pertain to the property.
2. The requirements of Golden Gate Highway District No. 3 shall be met.
3. The property shall be developed in substantial compliance with the submitted site plan, Exhibit 3 and shall be limited to three (3) residential parcels (one contains the existing residence) and one (1) agricultural only parcel of approximately 14 acres.
4. Secondary residences shall not be permitted on the parcels.
5. The applicant shall comply with CCZO §07-06-07(4) Time Requirements: “All conditional rezones for a land use shall commence within two (2) years of the approval of the board.”
-Commencement shall be the acceptance of a complete plat application, together with the application fee for a preliminary plat or a short plat.
6. The driveway shall meet width and construction standards outlined in CCZO §07-10-03.
7. A road user’s maintenance agreement shall be recorded for the internal driveway and shall meet CCZO §07-10-03(B)3:
 - “Driveways serving two (2) properties and all private roads shall have a recorded road users maintenance agreement that describes the responsible parties for construction and maintenance, including repairs, and necessary improvements to accommodate additional accesses in the future. The agreement shall also list any construction warranties applicable to the specific driveway or private road. Failure to maintain a previously approved driveway or private road shall be a violation of this article subject to the enforcement procedures in section 07-19-03 of this chapter.”



- All property owners within a 600-foot radius of the existing property boundaries have been provided notice of the public hearing. Notice was published in the newspaper on December 16, 2025, and a sign was posted on the subject property also December 15, 2025. All notices were provided at least fifteen (15) days prior to the public hearing. At the time of the expiration of the materials deadline, no comments were received from the public.
- Agency comments were received from the following prior to the materials deadline; they can be found in Exhibits C 1-8
 - Golden Gate Highway District – required the adjacent parcel to become part of the access, therefore making it a private road along with other requirements
 - Boise Project Board of Control – Provided requirements for easements that are shown on the plat
 - SWDH – No concerns for individual septic systems
 - Keller Associates (as County Engineer) Review and recommendation of approval with conditions
 - DSD Engineering Department – Recommended approval of PP with conditions

- DEQ – General comments regarding subdivisions
- ITD – No concerns
- Caldwell Fire District – Has conditions at the time of building permit

In consideration of the application, staff concludes that the proposed preliminary plat is compliant with Canyon County Ordinance Sections 07-17-09 and 07-17-33 (1) A. A full analysis is detailed within the staff report. On August 21, 2025, the Planning and Zoning Commission recommended approval with conditions of the request.

CONDITIONS:

- 1) All subdivision improvements (public or private roads, irrigation, and drainage swales/basins) and amenities shall be bonded or completed prior to the Board of County Commissioners' signature on the final plat.
 - a. Construction plans/drawings shall be submitted per CCZO Section 07-17-11. Construction plans/drawings are to be reviewed and approved by the County Engineer prior to construction beginning.
- 2) Finish grades at subdivision boundaries shall match existing finish grades. Runoff shall be maintained on subdivision property unless otherwise approved.
- 3) Development shall comply with the requirements of the local highway district. Evidence shall include written correspondence from the highway district prior to the first public hearing held for the preliminary plat and the highway district's signature on the final plat.
- 4) Development shall comply with Southwest District Health requirements. Evidence shall include written correspondence from Southwest District Health prior to the Board of County Commissioners' public hearing and Southwest District Health's signature on the final plat.
- 5) Development shall comply with Fire District requirements. Evidence shall include written correspondence from the Fire District prior to the Board of County Commissioners' public hearing held for the preliminary plat and prior to the Board of County Commissioners' signature on the final plat.
- 6) After preliminary plat approval, applicant shall provide GIS data containing georeferenced lot line and roadway linework to be included in the Development Services GIS mapping.
- 7) Construction plans are to be reviewed and approved by the County Engineer prior to construction beginning.
- 8) The recorded development agreement #19-128 shall be referenced on the final plat as a plat note.
- 9) Add a plat note that states no secondary dwellings are allowed.



Commissioner Van Beek motioned to close testimony. The motion was seconded by Commissioner Brooks and carried unanimously.

Commissioner Van Beek was part of the Board that approved the rezone in 2019 and it appears that all the necessary steps have been taken and everything is in order. She is in favor of approving this as presented.

Commissioner Brooks noted that the staff report and analysis was very thorough, and he is also in favor.

Commissioner Van Beek made a motion to approve the preliminary place for case no. SD2021-0029 as presented. The motion was seconded by Commissioner Brooks and carried unanimously.

The hearing concluded at 1:46 p.m. and an audio recording is on file in the Commissioners' Office.

JANUARY 2026 TERM

CALDWELL, IDAHO JANUARY 16, 2026

APPROVED EMPLOYEE STATUS CHANGE FORMS

The Board approved employee status change forms for:

- Rachel Holeman, Assessor's Office
- Marisa Cogswell, CCSO: Dispatch

ACTION ITEM: CONSIDER NOTICE OF INTENT TO AWARD FOR THE FY2026 DALE HAILE DETENTION CENTER BOILER REPLACEMENT PROJECT

BOARD OF EQUALIZATION: MEETING WITH COUNTY ASSESSOR REGARDING 2025 MISSED SUPPLEMENTAL AND OCCUPANCY ROLLS:

- Action Item: Equalize the Missed Supplemental and Occupancy Rolls
 - Saint Alphonsus Diversified Care Inc, Protest no. 25183 - WITHDRAWN

JANUARY 2026 TERM

CALDWELL, IDAHO JANUARY 20, 2026

APPROVED CATERING PERMITS

The Board approved Idaho Liquor Catering Permits for:

- Craft Lounge to be used 5/30; 5/23; 4/26; and 1/25

FILE IN MINUTES

The Board approved minutes for the June and July 2025 terms.

MEETING WITH COUNTY ATTORNEYS FOR A LEGAL STAFF UPDATE AND TO CONSIDER ACTION ITEMS

The Board met today at 9:34 a.m. for a legal staff update and to consider action items. Present were Commissioners Leslie Van Beek, Brad Holton, and Zach Brooks; COO Greg Rast; Deputy PAs

Zach Wesley, Ben Cramer, Laura Keys; Juvenile Detention Supervisors Sean Brown and Mike Richards; Facilities Director Rick Britton; Parks Director Nichole Schwend; Parks Assistant Director Michael Farrell; Parks Supervisor Dylon Starry; other parks staff; Chief Technology Officer Steve Webb; Constituent Services Director Aaron Williams; and Deputy Clerk Diana Hoffman. The action items were considered as follows:

Consider a Resolution Opposing Levy and General Obligation Bonding Authority for Regional Public Transportation Authorities in Idaho: Mr. Rast explained that there is a VRT Board that includes two seats from Canyon County and two seats from Ada County. Mr. Rast is appointed to one of those seats for Canyon County, along with Tom Dayley from Ada County. At a meeting on January 5th, CO Elaine Clegg presented an action item to approach legislation this year with draft legislation to be considered. They have a local lobbyist working through it, there was a roll call vote. On that vote, Mr. Rast and Commission Tom Dayley voted no, opposing the proposal.

VRT is looking to create a levy taxing district to support and fund VRT. They want 41.5 million in additional taxes from Canyon County and approximately \$115,000 from Ada County, placed on taxpayers. Commissioner Tom Dayley, a former legislator, felt this was not the right approach; a better option would be working through state house committees and conversations. Ada county passed a similar resolution opposing the levy. This is what is being presented today.

Mr. Wesley stated there is a typo that needs correction, but the resolution is ready. Commissioner Brooks noted that in the second “Whereas”, Canyon County does not currently have two commissioners serving on the Board, but to prevent these similar actions in the future, he feels two commissioners should attend. Mr. Wesley agreed to update the language to state, “two county representatives.” The Board agreed. Mr. Wesley said he will make the necessary corrections, and this action item can be taken up at the end of the agenda.

Commissioner Holton highlighted possible cost for a light rail system that he found via a quick Google search, noting that the proposed levy wouldn’t begin to cover the expense. Upon a motion from Commissioner Holton and a second by Commissioner Van Beek, the Board voted unanimously to table this action item until the end of the meeting to allow time for document amendments.

Consider 2026 PREA Auditing Services for the SWIJD Facility with Rising Sun Auditing Service, LLC: Mr. Brown explained that action item is for the Prison Rape Elimination Act (PREA), a federal guideline that Canyon County Juvenile Detention is required to follow. It requires an inspection every three years. This was included in the budget and is coming in under budget. Upon a motion by Commissioner Brooks and a second Van Beek, the Board voted unanimously to approve the 2026 PREA Auditing Services for SWIJD Facility with Rising Sun Auding Services, LLC. (Agreement No. 26-003)

Consider ACCOCARE Service Agreement: Mr. Britton explained that the contract was previously presented with an incorrect date and had to be updated. Upon a motion by Commissioner Brooks

and a second by Commissioner Van Beek, the Board voted unanimously to approve the ACCOCARE Service Agreement as presented. (Agreement No. 26-004)

Consider DataBank OnBase Subscription Agreement: Mr. Rast, speaking as CIO, stated that OnBase is the system used for online digital document storage and the back end of Financial Workflow. This is a new agreement, as it was discovered that a previous CIO signed the last agreement. Mr. Rast noted that CTO Steve Webb has also reviewed this contract. Upon a motion by Commissioner Van Beek and a second by Commissioner Brooks, the Board voted unanimously to approve the DataBank OnBase Subscription Agreement as presented. (Agreement No. 26-005)

Consider Canyon County Consultant Services Agreement The Arrowrock Group, Inc., for Survey of 20 Resources, as Mitigation of Adverse Effects to Deer Flat Caldwell Canal Associated with the Verbena Ranch Subdivision: Ms. Schwend noted that this is the final service agreement in mitigation for a negative effect on a historic resource. A development going in will alter a historic canal, opening the conversation for local community members to provide input. The developer has paid money to Canyon County for this agreement to allow a professional consultant to be hired, with Canyon County overseeing the agreement to ensure completion. This Upon the motion by Commissioner Van Beek and a second by Commissioner Brooks, the Board voted unanimously to approve the agreement as presented. (Agreement No. 26-006)

CONTINUED* - Consider a Resolution Opposing Levy and General Obligation Bonding Authority for Regional Public Transportation Authorities in Idaho: Upon a motion by Commissioner Brooks and a second by Commissioner Van Beek, the Board voted unanimously to approve the resolution as presented. (Resolution No. 26-006)

A request was made for an Executive Session under subsection (d), (f), and (i) regarding parks and land use litigation.

EXECUTIVE SESSION – REGARDING RECORDS THAT ARE EXEMPT FROM PUBLIC DISCLOSURE, TO COMMUNICATE WITH LEGAL COUNSEL REGARDING PENDING/IMMINENTLY LIKELY LITIGATION, AND TO COMMUNICATE WITH RISK MANAGER REGARDING PENDING/IMMINENTLY LIKELY CLAIMS

Upon a motion by Commissioner Van Beek and a second by Commissioner Brooks, the Board voted unanimously to enter into Executive Session pursuant to Idaho Code § 74-206(1)(d), (f), and (i) regarding records that are exempt from public disclosure, to communicate with legal counsel regarding pending/imminently likely litigation, and to communicate with risk manager regarding pending/imminently likely claims. The Executive Session began at 10:00 a.m. and concluded at 10:27 a.m. with no decisions being made and no business to discuss.

Upon a motion by Commissioner Holton and a second by Commissioner Van Beek, the Board voted unanimously to adjourn at 10:27 a.m. An audio recording is available in the Commissioners' Office.

MEETING WITH FACILITIES DIRECTOR TO DISCUSS GENERAL ISSUES, SET POLICY, AND GIVE DIRECTION

The Board met today at 10:27 a.m. with Facilities and CCSO to discuss general issues, set policy, and give directions. Present were Commissioners Leslie Van Beek, Bard Holton, and Zach Brooks; COO Greg Rast; Director of Facilities Rick Britton; Assistant Director of Facilities Carl Dille; Chief Deputy Doug Hart; Captain Harold Patchett; Lieutenant Travis Engle; Captain Ray Talbot; Other CCEO Staff; Chief Technology Officer Steve Webb; Controller Kyle Wilmot; Clerk Jess Urresti; Constituent Services Director Aaron Williams and Deputy Clerk Diana Hoffman.

Mr. Rast stated the new Sheriff Administration Building will be 83,000 sq. ft. and include 911 Dispatch and Emergency Operations Center, equipped with new high-tech equipment. It has come to their attention that the audio-visual portion was not budgeted for. Mr. Rast explained that they have developed a proposal using four different funding sources to cover the audio-visual expenses. Forte, an Okland subcontractor, will perform the work. Five quotes have been provided.

- Forfeiture Funding – for the classroom learning center (2nd floor)
- Grant funding (Emergency Operations Center FY23 and FY24)
- Contingency Funding (Canyon County Portion): covers everything outside of the EOC Learning Center and Dispatch
- 911 Dispatch Center (911 Funds)

Chief Hart noted this budget oversight should not have happened, and he took responsibility for the situation. Through federal task forces, CCSO has received \$79,017 in federal asset forfeiture funds, which have spending restrictions. The CCSO building will have seven interview rooms. Panasonic is currently what is used for body cams, and this same software will be used in the interview rooms. The software to outfit all interview rooms totals approximately \$55,000, funded entirely through asset forfeiture funds. Remaining funds will outfit the classroom, leaving a shortage of approximately \$20,000, which, if granted, would come from contingency funds.

Chief Hart stated the most expensive portion will be the Emergency Operation Center. EMPG funds have been used for tables, chairs, printers, and other equipment. Currently, \$60,500 remains from the 2023 SHSP Grant, and \$17,229 is requested from the 2024 grant, leaving \$100,000 for countywide use in the 2024 SHSP Grant. Total grant contribution would be \$77,740 and contingency would cover the remainder. This would fully equip the Emergency Operations Center.

The Dispatch Center build-out will be paid entirely from 911 funds. The Forte's portion is \$51,347, and funding is available in 911 funds. The Emergency Operations Center, Classroom, and Dispatch Center are being treated as separate projects within the same building and using separate funding sources.

Mr. Rast noted additional miscellaneous expenses for conference room displays, scheduling signage, and hallway AV. All cabling will already be installed. He stated IT should have caught this discrepancy.

Chief Hart discussed possible contingency funds from the project, noting there should be savings at the end.

Controller Wilmot stated everything looks good; as the project wraps, there may be some budget amendments, but funds are available.

COO Rast clarified that the project totals nearly \$350,000, with \$199,000 potentially coming from contingency funds and the remainder from the other three sources. Mr. Britton noted there is currently over \$1,000,000 in contingency funds.

COO Rast emphasized that this equipment is state-of-the-art commercial grade and comes with a multi-year warranty.

Upon a motion from Commissioner Holton and a second from Commissioner Van Beek, the Board voted unanimously to approve the direction that has been presented and accept the current calculations as the best available at this time.

COO Rast stated the need to discuss the following:

- Parking Lot
- Female Detention Facility Update
- Courthouse Signage

Parking lot: Director Britton explained plans for a parking lot on the corner of Albany and 13th, funded through contingency funds. If unused the lot would go back to City of Caldwell. Project credits and expenses were discussed. Director Britton requested direction so he may notify contractors. Conversations were held about the next steps for paving the lot.

Female Detention Facility: Director Britton stated plans should be ready this week for permit applications. He has contacted Idaho Power. Orton is still designing. The PAM building is scheduled to arrive March 9. A secure location will be needed

Commissioner Holton clarified that the County controlled the pond lane site for nearly two decades. Canyon County is aware the City of Caldwell may not want the facility on that site. If the city proposes another location within a reasonable timeframe, it may be considered. Commissioner Van Beek noted Caldwell's long-range planning does not include County occupancy that property. Discussions focused on timing, with consensus that groundbreaking should occur around April 1.

Courthouse Signage: Mr. Britton discussed signage, after picketers were observed recently. He is drafting verbiage for the front and sides of the building. Chairman Holton requested legal review before posting any signage.

Mr. Britton noted the Sheriff's building timeline is being pushed back, with completion expected around the third week of March.

Upon a motion by Commissioner Van Beek and a second by Commissioner Brooks, the Board voted unanimously to adjourn at 11:13 a.m. An audio recording is available in the Commissioners' Office.

MEETING TO RECEIVE THE CLERK'S QUARTERLY REPORT

The Board met today at 11:15 a.m. to receive the Clerk's quarterly report. Present were Commissioners Leslie Van Beek, Brad Holton, and Zach Brooks; COO Greg Rast; Controller Kyle Wilmot; Clerk Jess Urresti; Director of Constituent Services Aaron Williams; Lieutenant Martin Flores; and Deputy Clerk Diana Hoffman.

Clerk Urresti stated that, according to Idaho Code § 31-1611, the Clerk is charged with producing a quarterly report. This report covers the first quarter of fiscal year 2026. The report is detailed, as fine-tuning continues with the new software. The goal of the report is to identify any deficits or excessive expenditures, as well as any budget lines that may be over budgeted or underutilized.

Controller Wilmot explained that the budgeting software can be customized and generate more concise reports. The next goal is to adjust the income statements, so they are delineated as they have been in the past. Some service contract line items may show 100% or close to that, depending on when contracts are expended through purchases or renewals.

Discussion was held on various budget line items and their usage status. The status of the SAUSA Project budget was reviewed, and follow-up on specific revenue was discussed.

Upon a motion by Commissioner Holton and a second by Commissioner Van Beek, the Board voted unanimously to accept the report as presented.

Recess was taken at 11:31 a.m. until the next action item. An audio recording is available in the Commissioners' Office.

MEETING TO DISCUSS APPOINTMENTS TO THE VALLEY REGIONAL TRANSIT BOARD

The Board met today at 11:42 a.m. to discuss appointments to the Valley Regional Transit Board. Present were Commissioners Leslie Van Beek, Brad Holton, and Zach Brooks; COO Greg Rast; and Deputy Clerk Diana Hoffman.

Consider a Resolution Making Appointments to the Valley Regional Transit Board: Commissioner Brooks explained that, up until this point, COO Rast and DSD Director have been appointed to this Board. The Commissioner expressed appreciation for their service but stated that it appears best for Canyon County Commissioners to be represented on the Board going forward.

Upon a motion by Commissioner Brooks and a second by Commissioner Van Beek, the Board voted unanimously to appoint Commissioner Van Beek and Commissioner Brooks as the primary members of VRT going forward.

Upon a motion by Commissioner Van Beek and a second by Commissioner Brooks, the Board voted unanimously to adjourn the meeting at 11:44 a.m.

PUBLIC HEARING TO CONSIDER A REQUEST BY JARED FULLMER FOR A CONDITIONAL REZONE OF APPROXIMATELY 3.58 ACRES FROM “RR” (RURAL RESIDENTIAL) ZONE TO “CR-R-1” (CONDITIONAL REZONE SINGLE-FAMILY RESIDENTIAL) ZONE, CASE NO. RZ2024-0004

- Action Item: The Board will consider whether to approve, deny or table the request

JANUARY 2026 TERM

CALDWELL, IDAHO JANUARY 21, 2026

APPROVED EMPLOYEE STATUS CHANGE FORMS

The Board approved employee status change forms for:

- Taylor Peterson, Clerk of the Court
- Reid Kell, IT
- Jimmy Arroche Nolasco, Inmate Control
- Bryce Moore, CCSO: Lieutenant

MEETING TO CONSIDER MATTERS RELATED TO COUNTY ASSISTANCE

The Board met today at 9:32 a.m. to consider matters related to County Assistance. Present were Commissioners Leslie Van Beek, Brad Holton, and Zach Brooks; Case Manager Kellie George; Director of County Assistance Yvonne Baker; Treasurer Jennifer Waters; Chief Deputy Treasurer Steve Onofrei; and Deputy Clerk Diana Hoffman.

Consider approval/denial of decisions and signing of liens:

Case No. 2026-9 Ms. Baker stated her office received the application on January 12 from the decedent’s stepdaughter. The decedent passed away on January 12. They resided at Canyon West of Cascadia in Caldwell for more than 30 days prior to passing, establishing residency. Income included SSI benefits, with the majority going toward the cost of care at the nursing home. The decedent received \$30 a month for personal items. There were no assets, including no vehicle. The decedent meets the criteria of being indigent.

Upon a motion by Commissioner Van Beek and a second by Commissioner Brooks, the Board voted unanimously to approve Case No. 2026-9 as presented.

Case No. 2026-10 Ms. George noted that the decedent passed away on December 9, 2025. County Assistance received the application on January 12. The applicant was not married and had three adult children. The decedent lived with her daughter in Caldwell and received hospice care there,

establishing residency. The Daughter reported that the decedent's personal possessions were cleared out of her previous apartment and donated. The decedent's personal vehicle was towed away per the daughter. The daughter was not able to access the bank account.

The investigation identified personal property in the form of a registered vehicle and a US Bank account. The registered vehicle does have a lien holder. The children provided statements regarding their lack of ability to pay for cremation services. Income (\$945) and expenses lack the means to cover the cremation.

Commissioner Van Beek mentioned the flow chart created for Indigent Services by the Board, which clearly states that if a family members confiscate identified assets, it disqualifies constituents from participating in this loan program. Without the missing financial information, Commissioner Van Beek stated she cannot support this case.

Upon the motion by Commissioner Van Beek and a second by Commissioner Brooks, the Board voted unanimously to deny the request for cremation assistance on Case No. 2026-10, as the county is not the payer of last resort and the applicant has resources that were accessible.

Upon the motion by Commissioner Holton and a second by Commissioner Van Beek, the Board voted unanimously to adjourn the meeting at 9:39 a.m.

MINISTERIAL ITEM: FILE IN MINUTES THE TREASURER'S MONTHLY REPORT FOR NOVEMBER 2025

The Board met today at 9:41 a.m. to file into the minutes the Treasurer's monthly report for November 2025. Present were Commissioners Leslie Van Beek, Brad Holton, and Zach Brooks; Treasurer Jennifer Watters; Chief Deputy Treasurer Steve Onofrei, and Deputy Clerk Diana Hoffman.

Treasurer Watters stated she was presenting to the Board the combined monthly report from November 1–30, 2025, which is a summarized monthly report showing a total balance of \$97,953,405.76.

Upon a motion from Commissioner Holton and a second from Commissioner Brooks, the Board voted unanimously to acknowledge and accept the Treasurer's monthly report for November 2025 as submitted.

Upon a motion to adjourn by Commissioner Holton and a second by Commissioner Brooks, the Board voted unanimously to adjourn at 9:42 a.m.

Adjourn Holton, Brooks

ACTION ITEM: CONSIDER THE TREASURER'S TAX CHARGE ADJUSTMENTS FOR DECEMBER 2025

The Board met today at 9:42 a.m. to consider the Treasurer's tax charge adjustments for December 2025. Present were Commissioners Leslie Van Beek, Brad Holton, and Zach Brooks;

Treasurer Jennifer Watters; Chief Deputy Treasurer Steve Onofrei; and Deputy Clerk Diana Hoffman.

Treasurer Watters noted that she previously brought the December 2025 tax charge adjustments before the Board individually for approval. This report shows a total decrease in taxes for December 2025 totaling \$8,671.93, as well as homeowners' exemptions that were added during December.

Upon a motion by Commissioner Van Beek and a second by Commissioner Brooks, the Board voted unanimously to approve the Treasurer's tax charge adjustments by PIN for December 1 – December 31, 2025.

Upon a motion by Commissioner Van Beek and a second by Commissioner Brooks, the Board voted unanimously to adjourn the meeting at 9:44 a.m.

CONSIDER A NOTICE OF A LIEN FOR PROPERTY LOCATED AT 29632 GRANDVIEW RD., PARMA; PARCEL NOS. R1497020300 AND R23101010C0

The Board met today at 10:01 a.m. to consider a notice of a lien for property located at 29632 Grandview Rd., Parma; Parcel Nos. R1497020300 and R23101010C0. Present were Commissioners Leslie Van Beek and Brad Holton; Facilities Director Rick Britton; Office Manager Becky Kearsley; and Deputy Clerk Diana Hoffman.

Director Britton explained that services were incurred after his department mowed unmaintained property. The invoice for expenses came to \$1,859.55.

Upon a motion by Commissioner Van Beek and a second by Commissioner Holton, the Board voted unanimously to approve the lien for Invoice No. 2026-045 in the amount of \$1,859.55 for Parcel Nos. R1497020300 and R23101010C0 as presented.

Director Britton noted that Becky and Hayli work hard to follow up on these liens.

Upon a motion by Commissioner Holton and a second by Commissioner Van Beek, the Board voted unanimously to adjourn the meeting at 10:04 a.m.

QUARTERLY JAIL INSPECTION

The Board met today at 10:32 a.m. to conduct the quarterly jail inspection. Prior to the inspection, a request was made to go into Executive Session as follows:

EXECUTIVE SESSION – RECORDS EXEMPT FROM PUBLIC DISCLOSURE AND TO COMMUNICATE WITH LEGAL COUNSEL REGARDING PENDING/IMMINENTLY LIKELY LITIGATION

Commissioner Holton made a motion to go into Executive Session at 10:32 a.m. pursuant to Idaho Code, Section 74-206(1)(d) and (f) regarding records exempt from public disclosure and to communicate with legal counsel regarding pending/imminently likely litigation. The motion was seconded by Commissioner Van Beek. Commissioner Holton took a roll call vote where he, along with Commissioner Van Beek, voted in favor of the motion to enter into Executive Session. The motion carried unanimously. Present were: Commissioners Brad Holton and Leslie Van Beek, county legal staff, and other participants. The Executive Session concluded at 10:54 a.m. with no decision being called for in open session.

Upon the motion of Commissioner Holton and second by Commissioner Van Beek the Board voted unanimously to adjourn this portion of the quarterly jail inspection. The Board toured the jail facility with members of the Sheriff's Office.

PUBLIC HEARING TO CONSIDER A REQUEST BY CLEON AND PATTI HOAGLAND FOR A CONDITIONAL REZONE OF APPROXIMATELY 70.7 ACRES FROM "A" (AGRICULTURAL) TO "R-R" (RURAL RESIDENTIAL), CASE NO. CR2025-0002

The Board met today at 1:31 p.m. for a public hearing to consider a request by Cleon and Patti Hoagland for a conditional rezone of approximately 70.7 acres from "A" (agricultural) to "R-R" (rural residential), Case no. CR2025-0002. Present were: Commissioners Leslie Van Beek, Brad Holton and Zach Brooks, Planning Supervisor Dan Lister, Kathy Alder, Joshua Alder, Debbie Davis, Jill Talbot, Russell Talbot, Kenny Hoagland, Terry Littledike, Tanner Hoagland, Christina Chrisman, Cleon Hoagland, Norm Alder, Kari Cussins, and Deputy Clerk Jenen Ross.

Mr. Hoagland reviewed a PowerPoint presentation explaining for the Board what he'd like to do with the property. He reviewed challenges with irrigation and rocky terrain on the parcels which limits productivity. He said they were asked to obtain additional information and stated "*...City of Melba commissioned an engineer and soil expert to analyze some local properties as part of the reconstructing its area of impact and focusing on the region's significant lava rock presence. The study found extensive lava rock extending south of the rim. These findings resulted in parcels south of Melba being removed from the Melba's newly created impact zone due to the challenges for development and agriculture. The analysis supports our condition for rezone*

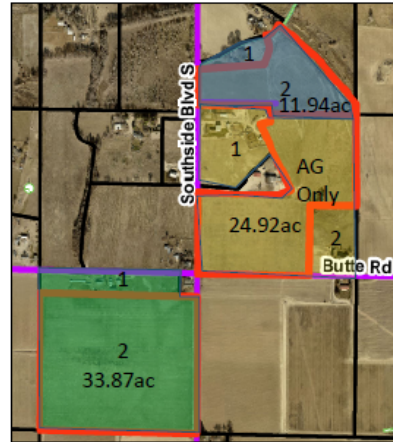
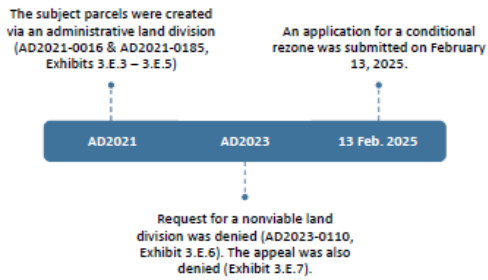
request by highlighting the needs for land use that considers these physical constraints and aligns with the community goals." In regard to community impact, no concerns were raised by the school district or the Melba Fire Department; and Melba's city planning advisor, Kate Dahl, offered favorable comments. Pictures depicting examples of rural and farming lifestyles and businesses reliant upon community support and growth were shown. He made an argument that with the potential of new people moving to the community it could strengthen the Melba Rural Fire Protection and Melba Quick Response as they are both operated by volunteers. Mr. Hoagland said they have collaborated closely with staff to ensure their conditional rezone application meets and exceeds the necessary burden of proof and complies with all required conditions. The evidence presented demonstrates their commitment to responsible land use and thoughtful planning. He hopes he has helped identify areas that would be more suitable for building and small-scale farming. In his opinion, this proposal represents a sustainable long-term solution that supports ongoing agricultural operations while acknowledging and respecting the inherent limitations of the land. He feels the proposal meets and exceeds the legal criteria under Canyon County Code 07-06-07(6) and it is confirmed by the staff in their report. The plan is designed to be consistent with the established character of the Melba community. This rezoning is as appropriate as ag and in practice more appropriate given the physical constraints of the land.

Mr. Lister gave the staff report and PowerPoint presentation as follows:

Request:

The applicant, Cleon and Patti Hoagland, requests a conditional rezone of Parcels R28146010, R28146010D, and R28279010, approximately 70.7 acres, from an "A" (Agricultural) zone to a "CR-R-R" (Conditional Rezone - Rural Residential) zone. The request includes a development agreement limiting development to an average lot size of five acres.

Background:



P&Z Commission Recommendation:

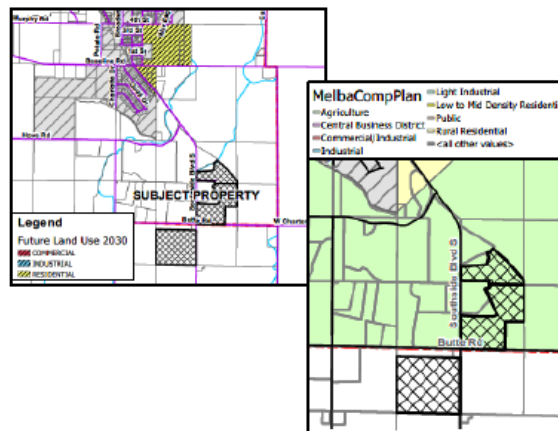
The Planning & Zoning Commission heard the case at a public hearing held on September 18, 2025. After deliberation, the Planning & Zoning Commission recommended denying the request, finding it to be not more appropriate than the current zoning designation and incompatible with the surrounding area and agricultural character (Exhibit 1 & 2).

Comprehensive Plan:

The parcels, located approximately 0.33 miles southeast of the City of Melba, are designated as "agriculture" in the 2030 Canyon County Comprehensive Plan (Exhibit 3.E.2d).

The Plan further describes applicable districts for the agriculture designation, including Commercial Agriculture (R-R, AC-5, AC-20, and AC-40). The Commercial Agriculture (AC-5) district "provides a variety of rural and farming lifestyles, including hobby farms, while protecting the commercial agricultural activities in the vicinity."

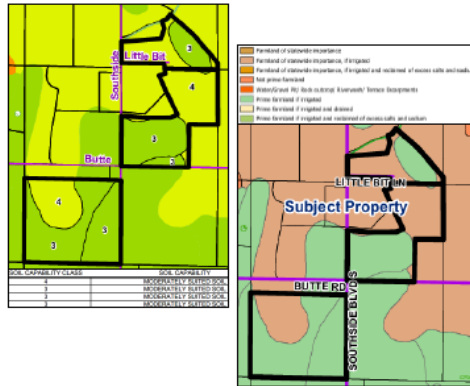
The request aligns with the definition of the "R-R district" in the 2030 Comprehensive Plan: "The R-R district provides rural transitional areas to create a boundary between agricultural and urban areas. These areas are generally conducive to small-scale farming operations and compatible with non-agricultural uses".



Surrounding area/Character: Existing

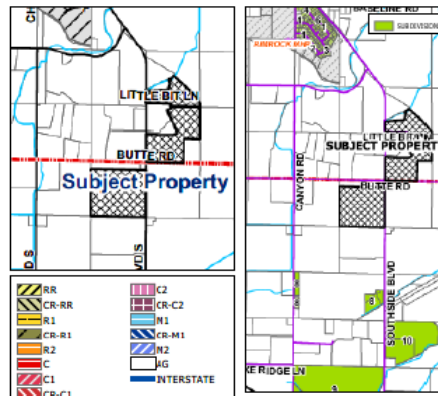
The surrounding area contains agricultural zoning and uses. Aerial and site visit photos show that the area consists of large agricultural property and appears to be in irrigated row crop that receives an agricultural tax exemption (Exhibits 3.E.1, 3.E.2a & 3.F). 21.71-acre average lot size (Exhibit 3.E.2e).

The property and surrounding area consist of class 3 & 4 soils – moderately suited soils, and considered farmland of statewide importance or prime farmland (Exhibit 3.E.2h). The property is currently irrigated and produces crops and contains livestock (Exhibits 3.F & 3.E.2a). Canyon Soils Conservation District recommends denial (Exhibit 3.G.3).



Surrounding Land Use Cases (Exhibits 3.E.2f & 3.E.2e):

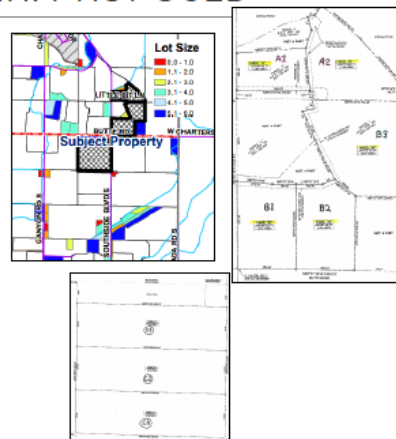
- There are no similar zones in the area except the Melba city jurisdiction.
- Within a one-mile radius are 10 plats consisting of 261 lots (0.88-acre lot size). Seven of the subdivisions are located within the City of Melba. The three subdivisions located in the county's jurisdiction were completed between 2003 and 2009, creating 9 lots (12.21-acre average lot size).



Subject property photos

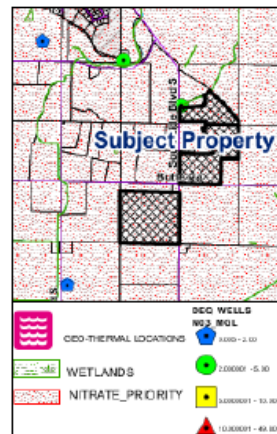
Surrounding Area/Character: Proposed

- A conceptual site plan (Exhibit 3.A.6) proposes eight buildable parcels. Parcels R28146010 and 10D will be five parcels, with a 7.36-acre average lot size. Parcel R28279010 will be three parcels, a 11.3-acre average lot size.
 - Consistent with land divisions taken in the area; average lot size: 4.58 acres (Exhibit 3.E.2l)
- The applicant provided evidence that demonstrates (1) the class 4 soils are severely limited for potential productive agriculture, (2) parcels have large rock outcroppings and subsurface rocks, (3) sprinkler irrigation has not improved productivity except for reducing erosion issues, and (4) the ground is not economically feasible for productive agriculture.
 - Due to the soil/rock issues, the applicant finds the parcels not to be productive agricultural, and better suited to be hobby/started farms for supplying farmers' markets, gardening for self-reliance, livestock, horse boarding, and dog kennels (Exhibits 3.A.2 & 3.B.1).
- The comment letter from the City of Melba finds that the proposed lot sizes are appreciated by Melba residents, as the sizes allow agriculture to be maintained. The proximity to Melba promotes a natural extension of the community (Exhibit 3.G.5).



Services:

- **Sewer:** Per the applicant's letter of intent and land use worksheet, sewer would be provided with individual septic systems (Exhibits 3.A.2, 3.A.3 & 3.A.5).
- **Water:** Per the applicant's letter of intent and land use worksheet, domestic water would be provided with individual wells (Exhibits 3.A.3 & 3.A.8).
- **Drainage:** Per the land use worksheet, stormwater is proposed to be retained on-site (Exhibit 3.A.3).
- **Irrigation:** Per the land use worksheet, irrigation plan, and letter of intent, irrigation will be provided to each parcel from existing irrigation wells and surface water rights (Exhibits 3.A.2 & 3.A.3).
- **Utility:** Utility poles exist along the frontage of the parcel (Exhibit 3.F). There are residences in the general vicinity that are indicative of utility services being available. It is anticipated that the applicant will be able to work with utility providers to gain any needed utilities.



Access/Traffic:

- Access
 - The rezone is conditioned to create eight parcels. Three of the eight parcels will have shared access via a private road, Little Bit Lane (Exhibit 3.A.8). The other parcels have frontage on Southside Boulevard and Butte Road. The proposed parcels on Butte Road will require shared access.
 - Nampa Highway District #1 will require shared access as part of the subsequent land division process (Exhibit 3.G.4). Also, an access/approach permit will be required at the time of building permits.
- Traffic
 - The request is anticipated to create 76.16 average daily trips (152.32 average daily trips if secondary dwellings are allowed).
 - Idaho Transportation Department and Nampa Highway District comments do not indicate the request would require a traffic impact study (Exhibits 3.G.4 & 3.G.7).

Essential Services:

- School: The subject property is within the Melba Joint School District #136. The school district commented that there is adequate capacity within the school district to accommodate eight residences (Exhibit 3.B.2).
- Police: The subject parcels are under the jurisdiction of the Canyon County Sheriff's Office. The use is not anticipated to be significant enough to cause a negative impact or require additional public funding.
- Fire/Emergency Medical Services:
 - The Melba Fire Department does not oppose the request (Exhibit 3.B.2). The letter states Melba Fire has no issue with the request as it will not affect the department. The letter supports the growth in the area and the potential benefits to the department.
 - Canyon County Paramedics, Melba Quick Response, and Canyon County's Emergency Management Coordinator were notified of the request and did not provide comment.
- Irrigation District: The Boise Project Board of Control finds Midway, Lyons, and Sanford laterals within the boundaries of the parcel. The laterals have a federal easement of 25 feet from the centerline. Any encroachment/crossing is prohibited unless approved by the Bureau of Reclamation.

Notification & Comments:

- **Affected agencies and property owners within 1,000 feet were notified per CCCO §07-05-01.**
- **The City of Melba was notified per CCCO §09-07-07.**
- **Affected Agencies - Exhibit 3.G**
 - Boise Project Board of Control; received April 29, 2025
 - Southwest District Health; received: April 25, 2025
 - Canyon County Soil Conservation District; received January 14, 2025
 - Nampa Highway District #1; received April 28, 2025
 - City of Melba; received: June 7, 2025
 - Idaho Dept. of Environmental Quality; received: April 28, 2025
 - Idaho Transportation Department; received: August 18, 2025
 - City of Nampa; received: August 14, 2025
- **Public Comments - Exhibit 3.H (P&Z)**
 - Jim & Tina Schwager – Support; received August 28, 2025
 - Alders – Opposed; received January 28, 2025
 - C.R. Swarthout - Opposed; received January 29, 2025
 - C.R. Swarthout – Opposed; received August 25, 2025
 - Dolores Hoagland – Support; received August 28, 2025
 - Zach & Debbie Davis – Opposed; received September 8, 2025
 - Randy & Kari Cussins – Opposed; received September 8, 2025
 - Justin & Amy Fishell – Opposed; received September 8, 2025
- **Public Comments - Exhibit 4 (BOCC)**
 - Zack & Debbie Davis (Opposed), received January 10, 2026
 - Justin and Amy Fishell (Opposed), received January 11, 2026
 - Kathryn Aldwe (Opposed), received January 11, 2026
 - Daniel & Laurie Temple/Dean Kearl (Support), received January 8, 2026
 - Mark Hoagland (Support), received January 8, 2026
 - Rochelle Jeske (Support), received January 8, 2026
 - Claude Swarthout (Opposed), received December 29, 2025
 - Dolores Hoagland (Support), received January 2, 2026
 - Robert Tucker (Support), received January 9, 2026

Recommended Conditions:

If approved, the following conditions should be considered:

1. The development shall comply with all applicable federal, state, and county laws, ordinances, rules, and regulations that pertain to the subject property and the proposed use. Compliance with the following, but not limited to, affected agencies shall be met before the commencement of any use:
 - a. Boise Project Board of Control (Exhibit 3.G.1)
 - b. Nampa Fire Highway District (Exhibit 3.G.4)
 - c. Southwest District Health (Exhibit 3.G.2)
2. The subject parcels shall be subject to the Canyon County Code of Ordinance (CCCO) Chapter 7, Article 18 for an administrative land division with a maximum of eight (8) parcels with an average minimum lot size of five (5) acres. The division is subject to the following restrictions:
 - a. Division shall be in substantial compliance with the conceptual plan provided by the applicant, Exhibits 3.A.6 or 3.D.8.
3. The developer shall comply with CCCO §07-06-07 (4): Time Requirements: "All conditional rezones for a land use shall commence within two (2) years of the approval of the board."

Other potential conditions:

- a. Secondary residences per CCCO §07-02-03, 07-10-27, and 07-14-25 are prohibited.
- b. Each lot shall have a one-acre building envelope located near access and where productive agriculture would be the most difficult. All areas outside of the building envelope shall remain open agricultural ground where structures are prohibited.

Mr. Lister addressed several of Commissioner Van Beek's questions about Mr. Hoagland's previous application and possible other scenarios as it made its way through the process.

Commissioner Holton addressed how DSD is describing this land as ag only in the sense of taxes or possible financing avenues. He expressed his frustration that just because a parcel is left in ag doesn't necessarily mean it will remain that way, it's only ag while it's being used that way. If a landowner wanted to go through the land division process, there are several avenues to create several lots from that ag only parcel.

In response to a question from Commissioner Van Beek, Mr. Lister said the new AOI boundary for the City of Melba was decided on the 30th of December and became effective on the 31st. Commissioner Holton said he's spoken with legal, and the application needs to be considered under the law at the time it was submitted.

Mr. Lister addressed Commissioner Holton's question regarding the opposition stated by Canyon Soil Conservation, he explained that it appears they made their analysis by looking at the soil's maps, and aerial photos to evaluate how long the property has been in row crop. Mr. Lister feels their comments may have been more about a large swath of land being reduced.

Kathy Alder is in opposition speaking about the viability of the ground and how other area landowners have made their land into productive ground. She feels that this property is very farmable and should never be split up. She is concerned that this rezone will create a precedence. Additionally, she expressed her concern about how this rezone will impede agriculture. She doesn't feel that transitional is good, noting that this is good farmland it was purchased as farmland and can be sold as farmland.

Joshua Alder is in opposition stating that he farms along the east boarder of the subject property. He needs support for his ag as he's invested a lot in it. He can't compete with houses or large scale ag.

Debbie Davis is opposed, speaking about the county and Melba's comprehensive plans, both plans have this land in ag along with the future land use maps. In regard to the AOI realignment, she recognizes the newly adopted AOI cannot be applied to this case but noted that although a large portion of the Hoagland property was removed there was a remainder of his property that never was in the impact area. She feels that a rezone would be considered spot zoning and set a precedent. Additionally, she spoke about how Melba does not have the services or infrastructure necessary to support development in outlying areas. She believes that both Melba and Canyon County have sent a strong message through their comprehensive plan, future land use map, and the area of city impact realignment that this land is to remain in agriculture; Planning and Zoning also reiterated this and recommended denial.

Jill Talbot is opposed to the rezone stating that her great grandparents homesteaded in 1919, she grew up coming out to Melba and has watched the community change and grow. She moved there in 1997; it's a way of life. Her biggest concern with the rezone is that it will change agricultural way of life, they don't want growth coming that direction. She doesn't want to see Melba turn into a community of just houses everywhere and she feels this will open the door to change their way of life. She noted the complaints about ag from those who've newly relocated to the area. She doesn't want to see it change.

Russell Talbot is opposed and agrees with the points made by Jill Talbot.

Kenny Hoagland has lived in Melba his entire life recognizing that Melba has changed a lot over the years and noting the ag related business that have left; farming has disappeared. South of Melba there are less than 10 families that rely on farming as their source of income. He works with emergency services and addressed claims about potential lack of service; he provided statistics which indicate they are receiving less calls with more people moving in. He is in support of the application.

Terry Littledike bought land from the Hoagland's 20 years ago. His only concern is the water as everyone shares a lateral. He is neutral, he's not trying to make a living off the land but supports both sides of the argument.

Tanner Hoagland supports the application and read the following statement into the record:

"I'm here in support of Cleon and Patti Hoagland, my parents. I want to begin by grounding the discussion exactly where the staff and comprehensive plan have placed it. This is a policy based land use decision, not a referendum on farming values. The 2030 Canyon County Comprehensive Plan recognizes that agriculture land is not uniform and that the zoning should reflect actual land capacity, surrounding land and use patterns, and long-term rural character. Staff correctly notes that in their report, that the plan anticipates rural residential agriculture transition areas, including concepts such as the AC-5 framework, which envisions large rural living, large rural living that supports small acreage agriculture, open spaces. The proposal is consistent with that vision. Staff also acknowledge that while portions of the property may be mapped as agricultural, soils, site specific conditions matter. And in contrary to the Canyon County Soil expert, my parents hired Jerry Neufeld to come and look at this ground. An agriculture professional expert who personally inspected the property and his analysis is based on firsthand observation and not generalized mapping. And his analysis is [should be in your guys' report] where you can see that he cites that the ground does not meet the soil classifications and has sloping constraints also. He also identified extensive above ground and surface subsurface rock shelves, shallow soils and fragmented productive areas that materially limit the land's ability to function as economically viable commercial agriculture. It is important to note that the property has already been improved. Older gravity irrigated fields were consolidated and converted into large sprinkler systems. While that improved water efficiency, it did not change the underlying geology. As staff recognized, irrigation improvements do not overcome

physical soil and rock constraints. Those limitations are permanent. What this proposal does is align zoning with reality in a way that still preserves agriculture character. Staff specifically notes that the type of zoning supports hobby farms, subsistence agriculture and rural residential uses, all of which are compatible with the surrounding area and consistent with the comprehensive plan and are not suburban lots. These are large parcels that allow livestock, gardens, open spaces, and stewardship of the land. Staff also found that the request does not create infrastructure to traffic or other services – Fire, EMS, schools, and water access, and irrigation can all be adequately served. The City of Melba supports the application. Importantly, this conditional rezone, which the staff notes, does not set a precedent and allows the county to impose meaningful limitations to ensure compatibility. This proposal represents thoughtful transition, not growth. It reflects the extent pattern rural development in an area, implements the comprehensive plan in a practical, defensible way that balances property rights with agricultural preservation, and long-term planning. For those reasons I ask you to consider siding with my parents on this.

Christina Chrisman stated that the subject property is right next to her property. Melba has no ambulances for transport; they still have to wait for Canyon County to respond. Her primary concerns are related to private wells, septic systems and access impacts. This area relies on individual wells and septic systems, and increased density raises serious concerns about soils, suitability, groundwater, protection, and long-term well safety. There is an irrigation basin located directly in the middle of her driveway, and she is concerned that this will increase traffic and use associated with that basin resulting in people entering or crossing onto their property. This creates issues of trespassing, liability, safety and loss of privacy, and places an unfair burden on her and her husband. She would like to know if this approval will create any implied or future access rights across her property for irrigation or utilities. She would like Canyon County to deny this request or at a minimum, require enforceable conditions that ensure all septic, well irrigation access issues are fully resolved without any access, use or maintenance occurring on her private property, and that the proposal remains consistent with the rural character and the intent of the Melba area.

Norm Alder indicated that all properties south of Melba have rock on their property and that if that's the criteria for rezoning all the properties should be rezoned. He spoke about dogs running everywhere and not being properly contained within their own property.

Kari Cussins said there has been remediation to make the parcel near her home farmable. She would like to know why the Hoagland's bought the property as farmland if they were aware, it wasn't viable farmland? In regard to irrigation, there was power in the area to increase pressure for irrigation on the Hoagland property, but it has since been removed. She has lived on her property for 10 years and has seen crops grown. She doesn't think dividing up this land is the best use.

Cleon Hoagland offered rebuttal testimony speaking to the following:

- The pump was added the second year the church got rid of the farm, it was put on by another neighbor who used it for one year but discovered it did not increase the efficiency.
- He addressed the canal/irrigation easement discussed by Ms. Chrisman, which is located on her property. He said that anyone with a headgate on that canal has access to use of that easement. He also noted that there is a carry ditch that runs through his property to irrigate Mr. Littledike's five acres.
- In regard to the Alder's property, he indicated that the closest point is over 330' away; they do not boarder his property at all.
- He spoke about how he regularly engages with other farmers in the area who've never expressed any opposition to what he's trying to do.

The Board recessed from 3:10 p.m. to 3:20 p.m.

In response to a question from Commissioner Van Beek, Mr. Lister clarified that Canyon County Code does not consider 'economic viability' when determining whether land is non-viable for farming. Additionally, Mr. Hoagland has indicated that they are willing to adjust lot sizes.

Upon the motion of Commissioner Brooks and second by Commissioner Van Beek the Board voted unanimously to close public testimony.

Commissioner Brooks suggested finding in the affirmative for the two (2) northern parcels and denying the southern parcel. Commissioner Holton said he may be amenable to this suggestion.

Commissioner Van Beek expressed her concerns about impacting surrounding agriculture and not impacting their ability to farm. She feels there are alternatives to rezoning this area and there are parts of this ground that would still qualify as productive ag.

Discussion and deliberation ensued regarding possible options for the northern portion of Mr. Hoagland's property. Commissioners Brooks and Holton are in favor of keeping lots A1, A2, B3 and combining lots B1 & B2. Commissioner Van Beek expressed her concerns about this being spot zoning/rezoning.



Commissioner Holton asked Mr. Lister to amend condition no. 2, specifying the two northern lots with a minimum average lot size of five (5) acres and four (4) lots, no accessory dwelling units, and all other lawful criteria such as ingress/egress, driveways, etc. must be met.

The Board is not in favor of any divisions to the southern parcel, Mr. Lister will address this in the FCOs.

Commissioner Brooks made a motion that based upon the findings of fact, conclusions of law and order contained herein, the Board of County Commissioners, approve case no. CR2025-0002, conditional rezone of parcel R28146010 and R28146010D changing the application to a maximum of four (4) parcels with conditions as enumerated on the record. And a denial of R28279010 as the Board cannot find in the affirmative that it meets the eight (8) criteria. Additionally, secondary residences are denied on the four (4) approved parcels. The motion was seconded by Commissioner Holton with the addition that the final findings of fact, and conclusions of law and order will be completed and brought back at a later time. A vote was taken on the motion with Commissioners Holton and Brooks voting in favor and Commissioner Van Beek voting in opposition. The motion carried in a 2-to-1 split vote.

Upon the motion of Commissioner Holton and second by Commissioner Brooks the Board voted unanimously to adjourn the meeting. The meeting concluded at 3:50 p.m. and an audio recording is on file in the Commissioners' Office.

JANUARY 2026 TERM

CALDWELL, IDAHO JANUARY 22, 2026

APPROVED EMPLOYEE STATUS CHANGE FORMS

The Board approved employee status change forms for:

- Ryan Moore: IT

MEETING WITH COUNTY ATTORNEYS FOR A LEGAL STAFF UPDATE AND TO CONSIDER ACTION ITEMS

The Board met today at 9:37 a.m. with County Attorneys for a legal staff update and to consider action items. Present were Commissioners Leslie Van Beek, Brad Holton; Deputy Prosecuting Attorneys Ben Cramer, Zach Wesley, Laura Keys; Emergency Manager Christine Wendelsdorf; Director of Constituent Services Aaron Williams; and Deputy Clerk Diana Hoffman. The action items were considered as follows:

Consider Resolution Designating CCSO Mobile Radio Equipment with Nominal Value and

Authorizing Destruction: Ms. Wendelsdorf noted that this equipment has no monetary value and requested permission to destroy these items. The level of encryption the County uses is not combatable with this equipment, making them obsolete. (Resolution No. 26-008)

Consider Resolution Designating CCSO Portable Radio Equipment with Nominal Value and Authorizing Destruction: Ms. Wendelsdorf explained that the situation with the portable radios is

the same as the mobile radios: one is handheld, and one is installed in a vehicle. These items cannot be updated with the current technology that CCSO uses, making them obsolete. They have no nominal value and should be destroyed.

Upon a motion by Commissioner Van Beek and a second by Commissioner Holton, the Board voted unanimously to approve the resolutions authorizing destruction by CCSO of sixty-one Motorola XTS 2500 portable radios and twenty-four Motorola XTL 2500 mobile radios with no nominal value. (Resolution No. 26-009)

Consider Resolution Authorizing the Donation of CCSO Mobile Radio to the Wilder Police Department: Ms. Wendelsdorf explained that this is an in-vehicle radio. When CCSO upgraded to the new encryption level, Wilder PD was short one radio. CCSO had extra radios on the shelf, and Ms. Wendelsdorf would like to donate one radio to Wilder PD to ensure all their vehicles are equipped and to prevent communication disruptions. She verified that this item is under the County's \$250.00 threshold. Mr. Cramer noted he needed to amend the resolution to reflect a value of less than \$250.00.

Upon a motion by Commission Van Beek and a second by Commissioner Holton, the Board unanimously approved the resolution authorizing the transfer of a CCSO Motorola APX 6500 mobile radio to the Wilder Police Department with a value of less than \$250. (Resolution No. 26-010)

A request was made to go into Executive Session as follows:

EXECUTIVE SESSION – REGARDING RECORDS THAT ARE EXEMPT FROM PUBLIC DISCLOSURE, AND TO COMMUNICATE WITH LEGAL COUNSEL REGARDING PENDING/IMMINENTLY LIKELY LITIGATION

Upon a motion by Commissioner Van Beek and a second by Commissioner Holton, the Board voted unanimously to enter into Executive Session pursuant to Idaho Code § 74-206(1)(d) and (f) regarding records that are exempt from public disclosure, and to communicate with legal counsel regarding pending/imminently likely litigation related to land use. Executive Session began at 9:46 a.m. and concluded at 10:07 a.m. with no decisions being made and no further business to discuss.

Upon a motion by Commissioner Holton and a second by Commissioner Van Beek, the Board voted unanimously to adjourn the meeting at 10:08 a.m. An audio recording is available in the Commissioners' Office.

DSD GENERAL BUSINESS

The Board met today at 10:30 a.m. with DSD for general business. Present were Commissioners Leslie Van Beek and Brad Holton; COO Greg Rast; Planning Supervisor Dan Lister; Assistant DSD Director Joshua Johnson; Principal Planners Deb Root, Karla Nelson, Emily Bunn; Associate Planner Dane Adams; Deputy P.A Zach Wesley; and Deputy Clerk Diana Hoffman.

Mr. Johnson explained that the new private road standards approved by the Board went into effect on January 15. Permits have begun to come in with those requirements. Dan and staff have created an application reflecting the new standards.

Calls to DSD report:

- **December:** Staff were on the phone for 63 hours 10 min
 - Inbound: 648 calls
 - Outbound: 773 calls
 - A single staff member was on the phone for almost 12 hours

Mr. Johnson noted that the contract with the hearing examiner will be presented soon.

A request was made to go into Executive Session as follows:

EXECUTIVE SESSION – REGARDING RECORDS THAT ARE EXEMPT FROM PUBLIC DISCLOSURE, AND TO COMMUNICATE WITH LEGAL COUNSEL REGARDING PENDING/IMMINENTLY LIKELY LITIGATION

Upon a motion by Commissioner Van Beek and a second by Commissioner Holton, the Board voted unanimously to enter into Executive Session pursuant to Idaho Code § 74-206(1)(d) and (f) regarding records that are exempt from public disclosure, and to communicate with legal counsel regarding pending/imminently likely litigation related to ordinance changes impacting pending litigation. Executive Session began at 10:33 a.m. and concluded at 11:35 a.m. with no decisions being made and no further business to discuss.

Upon a motion by Commissioner Holton and a second by Commissioner Van Beek, the Board voted unanimously to adjourn the meeting at 10:36 a.m. An audio recording is available in the Commissioners' Office.

PUBLIC HEARING TO CONSIDER A REQUEST BY JOSEPH AND JOY YOUNG FOR A CONDITIONAL REZONE OF APPROXIMATELY 13.79 ACRES FROM "A" (AGRICULTURAL) TO "RR" (RURAL RESIDENTIAL), CASE NO. CR2024-0005

- Action Item: The Board will consider whether to approve, deny or table the request

EXECUTIVE SESSION REGARDING PERSONNEL MATTER PURSUANT TO IDAHO CODE, SECTION 74-206 (1)(A) AND (D) - CANDIDATE EVALUATION FOR INTERIM DIRECTOR OF JUVENILE PROBATION

ACTION ITEM: CONSIDER A RESOLUTION APPOINTING THE INTERIM DIRECTOR OF JUVENILE PROBATION

JANUARY 2026 TERM

CALDWELL, IDAHO JANUARY 23, 2026

No meetings were held this day.

JANUARY 2026 TERM

CALDWELL, IDAHO JANUARY 26, 2026

A majority of the Board attended the Idaho Association of Counties Midwinter Legislative conference

JANUARY 2026 TERM

CALDWELL, IDAHO JANUARY 27, 2026

A majority of the Board attended the Idaho Association of Counties Midwinter Legislative conference

JANUARY 2026 TERM

CALDWELL, IDAHO JANUARY 28, 2026

A majority of the Board attended the Idaho Association of Counties Midwinter Legislative conference

JANUARY 2026 TERM

CALDWELL, IDAHO JANUARY 29, 2026

A majority of the Board attended the Idaho Association of Counties Midwinter Legislative conference

JANUARY 2026 TERM

CALDWELL, IDAHO JANUARY 30, 2026

APPROVED EMPLOYEE STATUS CHANGE FORMS

The Board approved employee status change forms for:

- Elisa Darington, Juvenile Detention Officer
- Erika Rodriguez, Juvenile Probation: Administrative Specialist
- Rusty Baccaleoni, CCSO
- Jestinne Fernandez, Misdemeanor Probation
- Jose Orozco, Juvenile Probation

- Brian Richard, CCSO
- Jesus Flores-Correa, CCSO
- Beau Bolinder, CCSO
- Sydnee Laurie, Misdemeanor Probation
- Sheila Warner, Juvenile Detention
- Rebecca Coulter, CC Fair
- Ivan Flore, Juvenile Detention
- Audrey Pearson, Housekeeping
- Colton Schweig, Facilities
- Kylee Landis, Housekeeping

APPROVED CATERING PERMITS

The Board approved Idaho Liquor Catering Permits for:

- Raising Our Bar to be used 02/07 and 02/21
- Raising Our Bar to be used 02/19

FILE IN MINUTES

The Board approved minutes for the August 2025 terms.

MEETING WITH COUNTY ATTORNEYS FOR A LEGAL STAFF UPDATE AND TO CONSIDER ACTION ITEMS

The Board met today at 1:32 p.m. with County Attorneys for a legal staff update and to consider multiple action items. Present were Commissioners Brad Holton and Zach Brooks; COO Greg Rast; Chief Deputy PA Aaron Bazzoli; Deputy PAs Ben Cramer, Zach Wesley, and Trent McRae; Clerk Jess Urresti; Court Training & Development Manager Reana Bull; Controller Kyle Wilmot; Director of HR Marty Danner; Lieutenant Martin Flores; Juvenile Detention Supervisor III Shawn Anderson; Historic Preservation Officer Chelsee Boehm; Director of Parks Nichole Schwend; Assistant Director of Parks Michael Farrell; Director of Facilities Rick Britton; Assistant Director of Facilities Carl Dille; Construction Project Manager Desiree Brumley; IT Business Manager Caitlin Pendell; Chief Technology Officer Steve Webb; Director of Constituent Services Aaron Williams; Captain Doug Hart; Other Canyon County Staff; and Deputy Clerk Diana Hoffman.

Consider Adams County Juvenile Detention Housing Agreement: Mr. Anderson stated that Canyon County and Adams County have not renewed their juvenile detention housing agreement for a couple of years, but this is the standard contract. Upon a motion by Commissioner Brooks and a second by Commissioner Holton, the Board voted unanimously to approve the Adams County Juvenile Detention Housing Agreement. (Agreement No. 26-007)

Consider Agreement with Cascade Enterprises for the FY2026 Dale G. Haile Detention Center Boiler Replacement Project: Director Britton stated that this contract is to replace the boilers in the Dale Haile Detention Center. The lowest bid was selected. Discussion was held regarding Cascade

Enterprises' references and contracts. Upon a motion by Commissioner Brooks and a second by Commissioner Holton, the Board voted unanimously to approve the agreement with Cascade Enterprises for the FY2026 Dale G. Haile Detention Center Boiler Replacement Project. (Agreement No. 26-008)

Consider a Resolution Appointing a Successor Trustee to the Board of Health Trustees: Clerk Urresti noted that he previously served on the Board of Health Trust for the last eight (8) to twelve (12) months. As the newly appointed Clerk, it was best to step away and suggest a new member. Ms. Bull has been with Canyon County for over 30 years and is currently serving as the Assistant Director of Courts. Her credentials immensely fit the needs of this role. Upon a motion by Commissioner Brooks and a second by Commissioner Holton, the Board voted unanimously to approve the resolution appointing Raena Bull as the Successor Trustee to the Board of Health Trustees. (Resolution No. 26-012)

Consider a Resolution Reappointing Bruce Poe to the Historic Preservation Commission: Ms. Boehm noted that Bruce Poe has served on the Historic Preservation Commission since 2013. He has offered to continue for one additional term and assist with finding another architectural historian to take over. Director Schwend explained that Mr. Poe is a great asset when it comes to grant applications and issues related to buildings potentially eligible for the National Register. Upon a motion by Commissioner Brooks and a second by Commissioner Holton, the Board voted unanimously to approve the resolution reappointing Bruce Poe to the Historic Preservation Commission. (Resolution No. 26-013)

Consider Certified Local Government Subgrant Application: Ms. Boehm stated this is a grant her department applies for nearly every year from the Idaho State Historic Preservation Office, which receives funding from the National Parks Service. The intent is to apply for a \$10,000.00 grant to complete a National Register Nomination for a private farmstead in Nampa. The family currently has two generations living on the property and approached the State Historic Preservation Office seeking ways to preserve their property and family legacy. Ms. Boehm added that this allows Canyon County to highlight its rich agricultural history. Director Schwend noted that this boosts the economy and does not affect the property owner in any way but allows the full history of the property to be documented and shared. Ms. Boehm explained that this grant requires a 50/50 match, and Canyon County has a historic grant program that will provide the matching funds. Upon a motion by Commissioner Brooks and a second by Commissioner Holton, the Board voted unanimously to approve the Certified Local Government Subgrant Application as presented.

Consider a Resolution Classifying Records of IT and Authorizing Destruction of Financial Records: Ms. Pendell explained that IT is seeking for authorization to destroy financial records from 2020 as part of standard document maintenance. Upon a motion by Commissioner Brooks and a second by Commissioner Holton, the Board voted unanimously to approve the resolution classifying IT records and authorizing destruction of financial records. (Resolution No. 26-014)

Consider a Resolution Designating Property as Items to be Sold at Auction: Mr. Rast explained that in 2020/2021 there was a grant to purchase equipment for public defense. This equipment has a

five (5) year lifespan from purchase. This equipment in question consists of MacBooks from when Canyon County oversaw Public Defense. All the equipment was returned to Canyon County when oversight changed. The equipment was split into two (2) categories: “Remarkable” – still usable and redistributed, and items outside Canyon County IT’s support realm. The MacBooks being auctioned still have some life left but are outside IT’s support scope. Chief Deputy Bazzoli explained that these items were purchased by IT and reimbursed through Public Defense grant funds. Upon a motion by Commissioner Brooks and a second by Commissioner Holton, the Board voted unanimously to approve the resolution designating property as items to be sold at auction. (Resolution No. 26-015)

Consider a Food Truck Management Agreement with Idaho Food Truck Association, chilitime.com: Mr. Williams stated this is the food truck parking management agreement. This company coordinates with food trucks to bring them to the Canyon County Courthouse campus. Added to this contract were the DMV and landfill locations. Mr. Bazzoli noted the only changes to the contract were the additional County owned locations for vendors. This contract does not cost the County or the taxpayer any money. The company charges the food truck vendors a fee for the service. Upon a motion by Commissioner Brooks and a second by Commissioner Holton, the Board voted unanimously to approve the food truck management agreement with Idaho Food Truck Association (cilitime.com). (Agreement No. 26-009)

Upon a motion by Commissioner Brooks and a second by Commissioner Holton, the Board voted unanimously to adjourn the meeting at 1:51 p.m. An audio recording is available in the Commissioners’ Office.

MEETING WITH OKLAND CONSTRUCTION FOR A QUARTERLY UPDATE ON THE SHERIFF'S ADMINISTRATION BUILDING CONSTRUCTION PROJECT AND CONSIDER ACTION ITEMS

- Action Item: Consider change order for A/V equipment, and project completion related to the CCSO Administration Building

THE MINUTES OF THE FISCAL TERM OF JANUARY 2026 WERE READ AND APPROVED AND FOUND TO BE A PROPER RECORD OF THE PROCEEDINGS OF THE BOARD OF CANYON COUNTY COMMISSIONERS, CANYON COUNTY IDAHO.

DATED this _____ day of _____, 2026.

CANYON COUNTY BOARD OF COMMISSIONERS

Commissioner Leslie Van Beek

Commissioner Brad Holton

Commissioner Zach Brooks

ATTEST: JESS URRESTI, CLERK

By: _____, Deputy Clerk