

**Special Meeting of the North Blaine County Fire District in  
the Council Chambers – 81 Elkhorn Road, Sun Valley, ID  
December 15, 2021, at 10:00 AM.**

1. Call to Order.

Chairman Gray called the meeting to order at 10:02 a.m.

2. Public Comment.

None.

3. Approval of the December 2021 Claims\*.

**MOTION**

Commissioner Michael moved to approve the December 15, 2021, claims; seconded by Commissioner Engelmann. A roll call vote was taken.

AYES: Chairman Gray; Commissioner Engelmann; Commissioner Michael

Nays: None.

4. Approval of the November 10, 2021, Regular Meeting Minutes\*.

**MOTION**

Commissioner Engelman moved to approve the November 10, 2021, regular meeting minutes; seconded by Chairman Gray. A roll call vote was taken.

AYES: Chairman Gray and Commissioner Engelmann

NAYS: None

ABSTAIN: Commissioner Michael

5. Discussion and possible approval of Resolution 2021-02 - 2022 Meeting Schedule\*.

**MOTION:**

Commissioner Michael moved to approve and adopt Resolution 2021-02 – 2022 Meeting Schedule for the year 2022; seconded by Commissioner Engelmann. A roll call vote was taken.

AYES: Chairman Gray; Commissioner Engelmann; Commissioner Michael

Nays: None.

6. Discussion and possible approval of Resolution 2021-03 - Recurring Expenses\*.

**MOTION:**

Commissioner Michael moved to approve and adopt Resolution 2021-03 – 2022 Recurring Expenses; seconded by Commissioner Engelmann. A roll call vote was taken.

AYES: Chairman Gray; Commissioner Engelmann; Commissioner Michael  
Nays: None.

7. Discussion and possible action regarding Greenhorn Housing Expansion\*.

Since last month's meeting, Chief Baur, Chief Robrahn, City Administrator Walt Femling, and Commissioner Engelmann had a housing committee meeting to discuss the Greenhorn housing project. They are currently leaning towards putting single units on the property, rather than duplexes, and Chiefs Bauer and Robrahn spoke with Galena engineering about the number of units that will fit on the property, according to our septic system capacity. Seven or eight units will fit, and one or two may be single bedroom units. Chiefs Bauer and Robrahn met with Mike Mattias, an architect, who confirmed that physically, eight small units can fit on the land. Our next steps may be to hire a project coordinator and/or project architect to help us move forward with creating visuals, and getting permits started. Administrator Femling and Commissioner Michael have been meeting to talk about funding options. Per Chief Robrahn, these will take a while to get built, so we need to get started on our application process with the county, as well as determine a budget, to get working on this as soon as possible.

Commissioners and Chiefs can all work on fundraising efforts, but Commissioner Engelmann agrees that we should hire an architect to coordinate with engineers and get visuals, as well as a project manager to coordinate the whole process, including the permitting. Per Chief Robrahn, if we decide to purchase the pre-designed tiny homes, the company will provide us with architectural drawings and renderings, as well as structural and foundation plans, which we can then provide to contractors to get bids on. We are waiting to hear back from Zip Kits, a tiny home manufacturer out of Pocatello.

Administrator Femling said that as an entity, we need to follow certain guidelines, which includes doing an RFQ (request for qualifications) and receiving bids. Our process is also dependent on getting bids and estimated costs from contractors. We can reach out and try to coordinate with an organization like ARCH, which focuses on creating affordable housing, and already has an infrastructure of consultants and project managers. Administrator Femling has spoken with Michelle Griffith, the Executive Director at ARCH, and she said she is happy to have a conversation with us after the holidays.

After we receive RFQs and bids, and have a conversation with ARCH, we will create a budget. Chiefs Robrahn and Bauer will work to have an RFQ developed by the January meeting. Administrator Femling stated that it is important to get architectural renderings as soon as possible, and Chairman Gray asked if Mike Mattias would be able to help. As a disclaimer, Mike Mattias is Chief Robrahn's father-in-law. He does have availability to help work on the project. Chairman Gray and Commissioner Engelmann have worked with him personally in the past, and believe that he would be a good person for this job. He does good work at a fair price.

**Motion:**

Commissioner Michael moved to authorize the housing committee to develop a preliminary site sketch for 8 units at the Greenhorn Fire Station to be used to present to the public. Seconded by Commissioner Engelmann. A roll call vote was taken.

AYES: Jed Gray; Earl Engelmann; Sarah Michael

NAYS: None.

8. Discussion and possible approval of hiring a housing consultant for Greenhorn Housing Expansion\*.

Administrator Femling will meet with ARCH and Michelle Griffith about consulting with us on this project.

9. Report: Monthly Update – North Blaine County Fire District Chief, Rich Bauer.

To wrap up our conversation about the new housing at Greenhorn, there is a lot of ongoing excitement about this project.

Trish has given her notice, and her last day of working with the City of Sun Valley is next week, on December 24th. Chief Bauer is very thankful for everything that Trish has done these past couple of years. Chairman Gray also is thankful for Trish and her knowledge, work, and energy. Commissioner Michael noted that Trish leaving will be a great loss to our greater community, not just the Fire District and City. She will be very missed. Commissioner Engelmann noted that Trish was a large part of our ability to successfully become an entity with a new name. Jocelin is very thankful to have had an extensive amount of training time with Trish, and feels like she has been set up for success in her new role.

Our new pumper tender has officially entered productions, and Rich will forward weekly updates to the commissioners as he receives them.

Chief Bauer and Firefighter Theo Rich are having a meeting tonight with the live-ins at the Greenhorn Fire Station, preparing for what is expected to be a busy winter season, and welcoming Ricky Williams of the SVFD and Connor Lohke of Wood River Fire and Rescue, who will be moving into Greenhorn units soon.

Chiefs Bauer and Robrahn took part in the Blaine County Ambulance District's strategic planning meeting last month. Last week the fire chiefs of Blaine County met to make edits to the documents that the consultants produced. The fire chiefs agreed that the document was not accurate to the current situation and requires many changes before being opened to the public. Mandy Pomeroy of Blaine County is supposed to reach out to the consultants with the edits. The six established initiatives that the Fire Chiefs and stakeholders have come up with together in reference to the ambulance district, including cooperative training between agencies and financial accountability, also still need to be reviewed.

Chairman Gray mentioned his concern about the fact that meetings regarding the ambulance district kept the stakeholders separate from the chiefs, creating the possibility that stakeholder concerns did not get passed along to the chiefs. Stakeholder meetings discussed a disparity in how funds are spent, as well as the fact that the City of Sun Valley and the NBCFD bring in a lot of money and are not seeing a return on it. The meeting that Chairman Gray attended also discussed the importance of response times, and the fact our district has some of the slowest response times, as well as the possibility of creating a new commission for the ambulance district, comprised of equal representation from the stakeholders. How many of these concerns translated into the meetings that the chiefs were involved in?

Chief Bauer is hopeful that this document created by the consultants, once corrected, will help to point us in the direction that we want to move toward, but it will not dictate our exact actions. Chief Robrahn notes that much of the data on this document needs to be corrected; for example, the census data used was from 2010, and predictive census numbers for 2023 had us at lower than current population numbers.

Administrator Femling and Mayor Hendricks made sure to relay information from the stakeholders meetings to those with the chiefs. It has also been suggested that the city administrators meet with Blaine County Administrator Mandy Pomeroy, to discuss creating a sound financial plan for the ambulance district, separate from the report that was created by the ambulance district consultants, because of the large amount of misinformation in the report.

Chief Bauer does not think that this current plan is what we need for a catalyst of change. We need to be our own catalyst for change in order to better serve our citizens. We need to continue to be vocal, especially about the fact that we have an extremely strategic location for an ambulance due to our Greenhorn Fire Station location. The City of Sun Valley is the only city in the county without an ambulance, and it is past time for that to change.

Chairman Gray said that we need to keep pushing our agenda with the appropriate parties, because if we do not, they will not listen. Commissioner Michael wants to make sure we stay focused on improving and reducing response time. Walt Femling has seen the ambulance district budget and funds, and knows that the funds are there to add an ambulance at Greenhorn and add SVFD and NBCFD as part of the ambulance district.

Commissioner Michael and Chairman Gray would like Chief Bauer, Chief Robrahn, and Walt Femling to draft a short letter to the Ambulance District and Blaine County Commissioners. The letter will be reviewed at the January 12 regular meeting, and reiterate what has been said at previous public meetings, stating that our goals and expectations of the ambulance district should be to provide better service and outcomes to our citizens, which is not what we are seeing with the current plan produced by the consultant company.

Commissioner Engelmann believes that a change within personnel at the higher administrative levels will be helpful in allowing us to take actions, and Chief Bauer reminds us that at least we have a seat at the table in these conversations, which we have not had in the past.

10. Report: Monthly Update – Sun Valley Fire Chief, Taan Robrahn.

Thank you again to Trish for all her work on the transition from being KRFD to NBCFD in name and partnerships, and for being such a strong asset to the department.

Chief Robrahn is very excited about the Greenhorn Housing project and how it is going to help us improve our ability to serve the community.

It's a busy time of year, especially now that we have gotten this snow. Detectors, especially CO, should be checked that they are fully functional. We have over 500 fire hydrants in the City of Sun Valley, and would appreciate the community's help in keeping them uncovered and accessible. We are expecting a lot more people come to town with the snow and holidays.

11. Discussion: Old Business.

None

12. Public Comment.

None

13. Adjournment\*.

**MOTION**

Commissioner Engelmann moved to adjourn the meeting; seconded by Commissioner Michael. A roll call vote was taken.

AYES: Chairman Gray, Commissioner Engelmann, Commissioner Michael.

NAYS: None.

Chairman Gray declared the meeting adjourned at 11:09 a.m.

  
James E. Gray, Commissioner/Chairman



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Earl Engelmann, Commissioner/Secretary