

BINGHAM COUNTY COMMISSIONERS

Whitney Manwaring, Chairman

Eric Jackson

Drew Jensen



Lindsey Dalley, Commission Clerk
501 N. Maple Room 204
Blackfoot, ID 83221
Phone (208) 782-3013
Fax (208) 785-4131

Tuesday, October 29, 2024

COMMISSIONERS OUT IN THE COUNTY

- 10:00 a.m. Bingham County jail expansion OAC Meeting- held via Microsoft Teams- Commissioners may attend.
- 2:00 p.m. Meeting with GeoBitmine regarding project progression.
- 2:00 p.m. Bi-weekly update meeting with Tiffany Olsen- Planning & Development.
- 2:00 p.m. Prior Approval for Major Purchase of Annual REDI Membership, October 2024 to September 2025. {ACTION ITEM}
- 2:30 p.m. Discussion & decision regarding correction to legal description within Bingham County Ordinance 2024-5, to include a vacated portion of N 760 W., per Bingham County Ordinance 2022-10 and adoption of Amended Bingham County Ordinance 2024-5- Requested by Gwen Inskeep- County Surveyor. {ACTION ITEM}
- 2:30 p.m. Executive Session pursuant to Idaho Code Section 74-206(1)(f), to communicate with Legal Counsel regarding pending/imminently-likely claims {ACTION ITEM}

“Potato Capital”

Meeting Date: October 29, 2024
Meeting Time: 2:00 pm



REQUEST FOR MEETING WITH BINGHAM COUNTY COMMISSIONERS FORM

The Board of County Commissioner's hold meetings various days throughout the week, which are coordinated with the Commission Clerk. Per Idaho Code §74-204(1), the Board cannot hold a meeting without less than 48 hours' notice and posting on the Commission Agenda. Any person(s) needing special accommodations should contact the Lindsey Dalley, Commission Clerk, at (208)785-3013.

Date: October 25, 2024

Name: Tiffany Olsen

Email: tolsen@binghamid.gov

Phone Number: 208-782-3177

Address: 490 N Maple Street, Suite A

1. What is the topic of discussion that you wish the Board to have?

Discussion and Decision on Prior Approval for payment of REDI's Annual Membership Dues
(ACTION ITEM)

2. Approximately how much time will you need for this agenda item? 10 minutes

3. Will you be requesting that the Board make a decision? Yes

4. Have all supporting documents been included with this form? If not, please note that your meeting may not be scheduled until all necessary documentation has been provided to the Commission Clerk.

Prior Approval, Invoice and Letter from REDI are included with this request. Planning & Development has this annual payment included in the budget under the line item of *Economic Development*. The membership dues have been in this amount since at least 2020.

5. Please provide the name and contact information of the individuals that you would like to be invited to the meeting. (Include name, telephone number and email address if known)

Tiffany Olsen

Please hand deliver or email this completed form, along with all supporting documents to Lindsey Dalley at Ldalley@binghamid.gov, at least 24 hours prior to your scheduled meeting time.



**REGIONAL ECONOMIC
DEVELOPMENT FOR EASTERN
IDAHO**

Mailing Address: PO Box 51564
Idaho Falls, ID 83405
+1 2085222014
www.rediconnects.org



INVOICE

BILL TO
Bingham County
Attn: Tiffany Olsen
490 N. Maple, Suite A
Blackfoot, ID 83221

INVOICE 609
DATE 10/01/2024
TERMS Net 30
DUE DATE 10/31/2024

DESCRIPTION	AMOUNT
Yearly Membership Dues - Oct. 2024 through Sept. 2025	10,000.00

On behalf of REDI's Board of Directors, Thank You, for your support. Everything we accomplish is made possible by our business, civic, and community partners that invest annually in our work.

BALANCE DUE

\$10,000.00

Please do not hesitate to contact
Teresa McKnight, CEO of REDI,
at (208) 522-2014 or at
tmcknight@rediconnects.org
if you have questions regarding this invoice or your partnership with
REDI.



MAILING ADDRESS
PO Box 51564
Idaho Falls, Idaho 83405

PHYSICAL ADDRESS
901 Pier View Drive, Suite 204
Idaho Falls, Idaho 83402

OFFICE: 208.522.2014

TOLL FREE: 1-877-355-0484

www.rediconnects.org

info@rediconnects.org

October 1, 2024

Bingham County
Attn: Tiffany Olsen
490 N. Maple, Suite A
Blackfoot, ID 83221

Dear Tiffany:

Thank you for supporting Regional Economic Development for Eastern Idaho. Over the last 12 months, we have been thrilled to see regional leaders work in partnership with REDI to enhance our region's competitive position. Thank you!

In 2023, we have assisted more than 83 regional companies and responded to 31 RFPs/RFIs – of which we had 4 wins, 5 projects still in process, and 22 projects pulled due to the lack of large sites/acreage or existing buildings required, and/or we lost the project to competing surrounding states. As the CEO of REDI, I am thrilled to see the progress made to date, and I pledge to you REDI will continue to build upon this great work as we enter into a unique opportunity – a 2024 national marketing campaign with Livability (<https://livability.com/eastern-idaho/>).

Working together strengthens Eastern Idaho's position as a global leader and secures the economic strength of our region. Building a diverse and sustainable regional economy requires the involvement, and the investment, of both the public and private sector. REDI is fully committed to our Investors and the economic growth and viability of our region. Why? Because the strength and viability of our region supports and strengthens our regional businesses, universities, and communities.

In 2023, with your support, REDI:

- **Held Quarterly and Annual meetings** to brief Investors on the business scene at the community, regional, state, and national levels, as well as reporting on REDI's accomplishments and successes to date.
- REDI's "What's Up in Eastern Idaho!" Fourth Annual Conference was held on October 20, 2023. Invited local and national speakers presented on hot topics affecting our region – and our nation.
- REDI's **Eastern Idaho Entrepreneurship and Incubation Alliance (EI2)** continues to meet monthly, and together, this group works in partnership to enhance and increase entrepreneurship and start-up activities in Eastern Idaho.
- REDI continues to meet monthly with **Economic Development Directors** across our region – working together to remove community division lines and position Eastern Idaho as a region with "Business Friendly Communities" in support of business relocation or other relocations for employment opportunities.
- REDI's "Eastern Idaho Roots Program" continues to recruit new talent to the region to fill open positions, and REDI's "Trailing Spouse Program" continues to support regional employers in





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October 1, 2024

Page 2

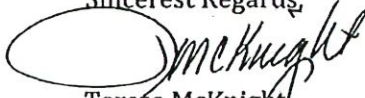
filling open positions. Through this new program, REDI forwards resumes of spouses and/or partners moving to our region – who are seeking employment opportunities - due to their spouse or partner accepting a position in Eastern Idaho.

- **Elevate Idaho** continues to mentor and support entrepreneurs and researchers pursuing more than \$4 billion dollars in federal funding under the SBIR/STTR program. Our work has resulted in more than 21 funded projects in 2023 - a substantial increase in the number of applicants pursuing federal funding across Eastern Idaho and the State of Idaho. Through this program, new companies are developed and high-tech jobs created – a powerful economic engine for our region – and our state. In years past, Idaho has ranked last in the Rocky States with only 3 to 7 funded grants per year under this program.
- REDI also held several events throughout 2023: 1) **Eastern Idaho Economic Summit**; 2) **Eastern Idaho Workforce Connector**; 3) and an **Eastern Idaho Patent & Trademark/Tech Summit**. Due to the volatility of the housing market and unstable interest rates, we postponed our Housing Symposium until the housing market, and interest rates, begin to show signs of stabilization.
- Lastly, we send out monthly **Economic Dashboards**, a report that is only emailed to REDI Investors. The data represents clear indicators that show Eastern Idaho has bounced back quickly from the pandemic and showcases how our region continues to experience positive growth. These dashboards also allow us to track the data, and quickly react and redirect resources, as needed.
- REDI also continues to send out other reports, articles, and data affecting our region to REDI Investors only.

As an investor and member of REDI, you receive calendar invitations to attend REDI's Quarterly Advisory Board meetings. We hope you will attend and participate in these meetings. We want to hear from you, and we feel you will find the information presented informative and valuable.

The work we do would not be possible without your continued support. You believe in our mission, and you understand that by supporting our work, you are supporting the economic stability, growth, and vitality of our region. REDI's work continues to well position and market the strengths of our region in a very competitive global economy. Again, thank you for your support! Please do not hesitate to reach out to us if we can be of assistance to you in any way.

Sincerest Regards,


Teresa McKnight
Chief Executive Officer

Attachment (1)

Cc: File





Meeting Date: October 29, 2024
Meeting Time: 2:30 PM

REQUEST FOR MEETING WITH BINGHAM COUNTY COMMISSIONERS FORM

The Board of County Commissioner's hold meetings various days throughout the week, which are coordinated with the Commission Clerk. Per Idaho Code §74-204(1), the Board cannot hold a meeting without less than 48 hours' notice and posting on the Commission Agenda. Any person(s) needing special accommodations should contact the Lindsey Dalley, Commission Clerk, at (208)785-3013.

Name: Gwen Inskip

Email: ginskeep@binghamid.gov

Phone Number: 208-782-3172

Address: 501 N Maple St. Blackfoot ID

1. What is the topic of discussion that you wish the Board to have?

Ordinance No. 2024-05 legal description correction to include ^athe vacated portion of N 760 W per Ordinance No. 2022-10.

2. Approximately how much time will you need for this agenda item?

10-15 minutes

3. Will you be requesting that the Board make a decision?

Yes

4. Have all supporting documents been included with this form? If not, please note that your meeting may not be scheduled until all necessary documentation has been provided to the Commission Clerk.

Yes

5. Please provide the name and contact information of the individuals that you would like to be invited to the meeting. (Include name, telephone number and email address if known)

Tiffany Olsen – (208) 782-3179

Ryan Jolley – (208) 782-3100

Chris Street – (208) 785-2977, cstreet@hleinc.com

Please hand deliver or email this completed form, along with all supporting documents to Lindsey Dalley at Ldalley@binghamid.gov, at least 24 hours prior to your scheduled meeting time.

Instrument # 763319

BINGHAM COUNTY

7-1-2024

03:07:08 PM

No. of Pages: 1

Recorded for : BINGHAM COUNTY COMMISSIONERS

PAMELA W. ECKHARDT

Fee: 0.00

Ex-Officio Recorder Deputy

**BINGHAM COUNTY
ORDINANCE 2024-05**

AN ORDINANCE AMENDING THE GENERAL BINGHAM COUNTY ZONING ORDINANCE 2012-08 AND ACCOMPANYING ZONING MAP BY CHANGING THE ZONING USE DISTRICT OF THE BELOW-DESCRIBED REAL PROPERTY FROM ITS PRESENT CLASSIFICATION AS "C1" LIGHT COMMERCIAL AND "R" RESIDENTIAL TO ALL "R" RESIDENTIAL.

BE IT ORDAINED by the Board of County Commissioners of Bingham County, Idaho, as follows:

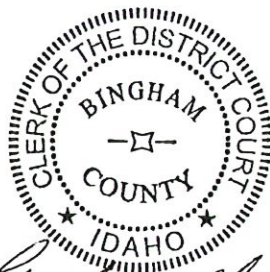
Lot 2, Block A, Grimmett Addition to the Townsite of Moreland, Bingham County, Idaho, as shown on the recorded plat thereof.

Section 2: This Ordinance shall become effective upon its publication in the manner required by law.

Passed and Approved by the Board of County Commissioners, County of Bingham, State of Idaho, at a Public Hearing held on the 17th day of June 2024.

Signed this 1 day of July 2024

ATTEST:



Pamela Eckhardt
Bingham County Clerk

**BOARD OF COUNTY COMMISSIONERS
BINGHAM COUNTY, IDAHO**

Whitney Marwaring, Chairman

Mark R. Bair, Commissioner

Eric Jackson, Commissioner

MURKWOOD SUBDIVISION
A REPLAT OF LOT 2, BLOCK A, OF THE GRIMMETT'S ADDITION
TO THE MORELAND TOWNSITE PLAT
SECTION 26, T. 2 S., R. 34 E.B.M.
BINGHAM COUNTY, IDAHO

RECORDER'S CERTIFICATE

OWNER'S DEDICATION

Know all men by these present that the undersigned owner of the land described as:

Lot 2, Block A, of the Grimmitt's Addition to the Moreland Townsite Plat and a portion of vacated Second West (N. 760 W) Section 26, Township 2 South, Range 34 East, B.M. Bingham County, Idaho described as:

Commencing at the Northwest corner of Section 26; Thence, S 89°38'25" E 1991.09 feet to the E-W 1/64 corner on the North line of Section 26, point also being the centerline of County Road Second West (N. 760 W); Thence, along said centerline S 0°34'33" W 49.41 feet, Thence, S 89°25'27" E 25.00' to the intersection of the Eastern Right of Way of County Road Second West (N. 760 W); and Southerly Right of Way of Parks Road (W. 200 N.), being the Point of Beginning; Thence, along said Southerly Right of Way S 89°38' 25" E 306.85 feet to a the NE corner of said Lot 2 Block A; Thence, S 00° 34' 07" W 283.34 feet to the SE corner of said Lot 2 Block A; Thence, N 89° 38' 14" W 306.89 feet to the Westerly Right of Way of County Road Second West (N. 760 W); Thence, along said Right of Way N 00° 34' 33" E 283.32 feet to the Point of Beginning.

Parcel contains 2.00 acres more or less.

Have caused the same to be subdivided into lots and block; and do hereby warrant and save the county of Bingham harmless from any existing easements or encumbrances. It is the intention of the owner to include all of the interests described in the boundary description in the plat. The location and dimensions of the lots and block are to be as shown on the accompanying map. The easements shown, are not, dedicated to the public, but the right to use said easements is hereby perpetually reserved to the public for public utilities, roadway slopes and drainage or for any other use designated on the plat and no structures other than those for such utility purposes are to be erected within the lines of said easements. The individual lots described in this plat will not be served by any water system common to one (1) or more of the lots, but will be served by individual wells. In compliance with the disclosure requirements of Idaho code 31-2805(2), irrigation water will be provided by opened ditches. The Lots shown on this plat fall within the Peoples Canal Co. and will have surface water rights accessed by Peoples Canal and Irrigation Co.

In witness whereof I as the owner do hereunto set my hand.

MATHEW B. CAGLE

CORRIE L. CAGLE

TREASURERS CERTIFICATE

I, the undersigned County Treasurer in and for the County of BINGHAM, State of Idaho, per the requirements of Idaho Code 50-1308, do hereby certify that all county property taxes due for the property included in this project are current.

County Treasurer _____ Date _____

CERTIFICATE OF APPROVAL

Sanitary Restictions as required by Idaho Code Title 50, Chapter 13 have been satisfied. Sanitary restrictions may be reimposed, in accordance with Section 50-1326, Idaho Code, by the issuance of a certificate of disapproval.

Health District Signature _____ Date _____

ZONING APPROVAL

The accompanying subdivision plat was reviewed and approved by the planning and zoning commission of the County of Bingham, Idaho, this _____ day of _____, 2024

Zoning Administrator _____

COUNTY APPROVAL

This plat was duly accepted and approved by the Board of County Commissioners, Bingham County, Idaho resolution adopted this _____ day of _____, 2024

Chairman County Commissioners _____

ACKNOWLEDGMENT

STATE OF IDAHO _____
 COUNTY OF _____

On this _____ day of _____, 2024, before me a Notary Public, in and for said State, personally appeared Matthew B. Cagle and Corrie L. Cagle, known or identified to me to be the signers of the Owner's Dedication and acknowledged to me that they signed said dedication freely and voluntarily for the purposes therein mentioned.

Notary Public _____

Residing in _____

My commission expires: _____

COUNTY SURVEYOR'S APPROVAL

I certify that I have examined this plat and find that it complies with Section 50-1305 of the Idaho Code.

Professional Land Surveyor _____ Date _____
 Idaho License No. 18258

SURVEYORS NARRATIVE

The purpose of this survey is to create two, 1 acre, parcels from Lot 2, Block A of Grimmitt's Addition to the Moreland Townsite and vacated portion of Second West (N. 760 W). The exterior boundary of Lot 2 was established from found centerline monuments in 130 N and 200 N. Along with a proportionate measurement at the intersection of 760 W and 200 N being the E-W 1/64 Corner (NW Corner of NE1/4NE1/4NW1/4)

The basis of bearings for this survey is N 89°38'25" W between the N 1/4 corner and NW corner of Section 26.

SURVEY REFERENCES

Deed Inst. No. 429297, 570038, 501776, 630042, 664516, 746910

Grimmitt's Addition to the Moreland Townsite
 CP&F Inst. No. 389092, 590521, 672119

SURVEYOR'S CERTIFICATE

I, Chris G. Street, a registered Professional Land Surveyor in the State of Idaho, do hereby certify that a survey was made under my direction of the land described in the accompanying boundary description and that the plat upon which this certification appears was made under my direction. I further certify that the accompanying map correctly depicts the division of land as marked upon the ground and that the partition provision of the statutes of the State of Idaho have been complied with.



Chris G. Street License No. 12224 Date _____

MURKWOOD SUBDIVISION
 SEC. 26, T. 2 S., R. 34 E.B.M.
 BINGHAM COUNTY, IDAHO

SHEET NO. **2**
 OF **2** SHEETS

CIVIL & STRUCTURAL ENGINEERING
 MATERIALS TESTING & LAND SURVEYING
 101 S. Park Avenue, Idaho Falls, ID 83402, (208) 524-0212
 800 W. Judicial Street, Blackfoot, ID 83221, (208) 785-2977



NO.	DATE	DESCRIPTION
1	2023.11.18	PRELIMINARY PLAT
2	2024.01.24	FINAL PLAT

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2024-01-24 11:18 AM 84813-C:\Users\mhc\OneDrive\Documents\Projects\2023\2023-11-18 Murkwood Subdivision Prelim Plat.dwg



FOR: Adam Stewart

Job No. 23-118

DATE: October 25, 2024

BY: CGS

Murkwood Subdivision Boundary

Lot 2, Block A, of the Grimmett's Addition to the Moreland Townsite Plat and a portion of vacated Second West (N. 760 W) Section 26, Township 2 South, Range 34 East, B.M. Bingham County, Idaho described as:

Commencing at the Northwest corner of Section 26; Thence, S 89°38'25" E 1991.09 feet to the E-W 1/64 corner on the North line of Section 26, point also being the centerline of County Road Second West (N. 760 W.); Thence, along said centerline S 0°34'33" W 49.41 feet; Thence, S 89°25'27" E 25.00' to the intersection of the Easterly Right of Way of County Road Second West (N. 760 W.) and Southerly Right of Way of Parks Road (W. 200 N.), being the Point of Beginning; Thence, along said Southerly Right of Way S 89° 38' 25" E 306.85 feet to the NE corner of said Lot 2 Block A; Thence, S 00° 34' 07" W 283.34 feet to the SE corner of said Lot 2 Block A; Thence, N 89° 38' 14" W 306.89 feet to the Westerly Right of Way of County Road Second West (N. 760 W.); Thence, along said Right of Way N 00° 34' 33" E 283.32 feet to the Point of Beginning. Parcel contains 2.00 acres more or less.



**BINGHAM COUNTY
AMENDED ORDINANCE 2024-05**

AN ORDINANCE AMENDING THE GENERAL BINGHAM COUNTY ZONING ORDINANCE 2012-08 AND ACCOMPANYING ZONING MAP BY CHANGING THE ZONING USE DISTRICT OF THE BELOW-DESCRIBED REAL PROPERTY FROM ITS PRESENT CLASSIFICATION AS "C1" LIGHT COMMERCIAL AND "R" RESIDENTIAL TO ALL "R" RESIDENTIAL.

BE IT ORDAINED by the Board of County Commissioners of Bingham County, Idaho, as follows:

Lot 2, Block A, Grimmert's Addition to the Moreland Townsite Plat and a portion of vacated Second West (N. 760 W) Section 26, Township 2 South, Range 34 East, B.M. Bingham County, Idaho described as:

Commencing at the Northwest corner of Section 26; Thence, S 89°38'25" E 1991.09 feet to the E-W 1/64 corner on the North line of Section 26, point also being the centerline of County Road Second West (N. 760 W.); Thence, along said centerline S 0°34'33" W 49.41 feet; Thence, S 89°25'27" E 25.00' to the intersection of the Easterly Right of Way of County Road Second West (N. 760 W.) and Southerly Right of Way of Parks Road (W. 200 N.), being the Point of Beginning; Thence, along said Southerly Right of Way S 89°38' 25" E 306.85 feet to the NE corner of said Lot 2 Block A; Thence, S 00° 34' 07" W 283.34 feet to the SE corner of said Lot 2 Block A; Thence, N 89° 38' 14" W 306.89 feet to the Westerly Right of Way of County Road Second West (N. 760 W.); Thence, along said Right of Way N 00° 34' 33" E 283.32 feet to the Point of Beginning. Parcel contains 2.00 acres more or less.

Section 2: This Ordinance shall become effective upon its publication in the manner required by law.

Passed and Approved by the Board of County Commissioners, County of Bingham, State of Idaho, at a Public Hearing held on the 17th day of June 2024.

Signed this 29th day of October 2024

**BOARD OF COUNTY COMMISSIONERS
BINGHAM COUNTY, IDAHO**

ATTEST:

Whitney Manwaring, Chairman

Pamela Eckhardt
Bingham County Clerk

Eric Jackson, Commissioner

Drew Jensen, Commissioner



Meeting Date: October 29, 2024
Meeting Time: 2:30 pm

REQUEST FOR EXECUTIVE SESSION WITH BINGHAM COUNTY COMMISSIONERS

The Board of Commissioners must not consider any subject without forty-eight (48) hour notice.

Name: Tiffany G. Olsen

Email: tolsen@binghamid.gov

Date: 10/25/2024

Phone Number: (208) 782-3177

Address: 490 N. Maple, Suite A

Please mark one of the following options to explain what the Executive Session is regarding:

- Consider personnel matters [Idaho Code § 74-206(1)(a) & (b).
- Deliberate regarding an acquisition of an interest in real property [Idaho Code § 74-206 (1)(c).
- Consider records that are exempt from public disclosure [Idaho Code § 74-206 (1)(d).
- Consider preliminary negotiations involving matters of trade or commerce in which this governing body is in competition with another governing body [Idaho Code § 74-206 (1)(e).
- Communicate with legal counsel regarding pending/imminently-likely litigation [Idaho Code § 74-206 (1)(f).
- Communicate with risk manager/insurer regarding pending/imminently-likely claims [Idaho Code § 74-206 (1)(i)].

Please give a brief explanation of the issue you wish to bring before the Board. Status of Lease Agreement and project development with GeoBitmine LLC

Approximately how long will you need for this Executive Session? 30-60 minutes

Who would you like invited to the meeting? Ryan, Tiffany, Chase, Gwen, Addie Jo, Dusty, and Troy