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CITY OF HAUSER

11837 N. Hauser Lake Road, Hauser, Idaho 83854

HAUSER CITY COUNCIL

MINUTES
(ZOOM Meeting & Public Attendance)

COUNCIL and EXECUTIVE SESSION – 10/13/26, 6:30 p.m.

1. **CALL TO ORDER:** 6:38 p.m.

2. **PLEDGE OF ALLEGIANCE:** Council Member Pomykala

3. **ROLL CALL – Council:** Hoerner, zoom; Pomykala, present; Finley, present; Duchesne, present
Staff: Mihara, present; Wheeler, zoom; Espe, present; Sauter, present; Fondahn-Baker, present

4. **AMENDMENTS TO THE AGENDA, DECLARATION OF CONFLICT, EX-PARTE CONTACTS:** Per the Mayor, Council Member Duchesne was granted permission to speak under 7A, in addition to his regular section 9. In addition, the Mayor entertained a request from the Treasurer that he move his section 8 to section 10A. Council Member Finley moved to relocate the Treasurer's section 8 to section 10A. Council Member Pomykala seconded the motion. Roll call: Hoerner, aye; Pomykala, aye; Finley, aye; Duchesne, aye. Motion carried.

5. **MINUTES**
ACTION ITEM:
. ***Minutes of September 8, 2026 – 6:30 p.m.:*** Council Member Duchesne moved to approve the September 8, 2026 Minutes. Council Member Pomykala seconded the motion. Roll call: Hoerner, aye; Pomykala, aye; Finley, aye; Duchesne, aye. Motion carried.

6. **MAYOR, Bill Ray**
ACTION ITEM:
. ***New Computer for Council Member Pomykala:*** Council Member Pomykala needs a new computer. Council agreed on a new laptop that is comparable in model and price to theirs. Council Member Finley moved to accept a new laptop for Council Member Pomykala that is comparable in price and model. Council Member Pomykala seconded the motion. Roll call: Hoerner, aye; Pomykala, aye; Finley, aye; Duchesne, aye. Motion carried.
. ***COLA Increase for Staff:*** Mayor Ray proposed the standard 3% COLA wage increase for the Clerk and Deputy Clerk and prorate it from 10/1/26. Council member Finley moved to accept the COLA wage increase for the Clerks and make it effective 10/1/26. Council Member Duchesne seconded the motion. Roll call: Hoerner, aye; Pomykala, aye; Finley, aye; Duchesne, aye. Motion carried.

ACTION ITEM:

. ***Ms. Espe's Contract Revision for Approval:*** The Attorney, the Mayor, and Council reviewed Ms. Espe's contract proposal and Mayor Ray recommended that her contract be on-going until a 30-day notice is given. Council Member Hoerner moved to accept Ms. Espe's revised contract. Council Member Duchesne seconded the motion. Roll call: Hoerner, aye; Pomykala, aye; Finley, aye; Duchesne, aye. Motion carried.

7. REPORTS

. Cindy Espe, Code Enforcement

. ***Forest Management Report for City Properties:*** Ms. Espe has received calls from residents on Summit Loop/Hauser Lake Heights with complaints about trees on three city owned lots that have fallen, are diseased, and could be a fire hazard. She had a Forester come out and evaluate the area who gave options of not doing anything or have the City elect the Forest Management Plan. Ms. Espe said this Plan would not cost anything to the City for them to remove the hazardous trees and there would be no clear cutting. With the money left after what is taken to the lumber mills, the Forester will clean the underbrush and replant. She expressed there may not be enough money to do the entire property and if Council wants more information, she could ask Ken Carter, professional consultant with Forest Management, to attend the next meeting. She requested to have this listed as an action item at next month's meeting. Council Member Duchesne wants better definition of what trees would be removed and what liability would Hauser have? Attorney Mihara stated there could be a potential liability if the City is aware of an existing hazard and does not take action.

7A. Mark Duchesne

. ***Transparent Idaho Update:*** Wanted to provide Council an update on Transparent Idaho expressing he has been asking for a year and a half as to when financials will be done to submit to Transparent Idaho. After further research, he found a statute that states the City does not need an audit to be compliant and was hoping to move forward with the process. Duchesne referred to comments made by others in past meetings suggesting The City of Hauser takes a 3% total tax increase every year, but the numbers in our budget and the tax rates show otherwise. Duchesne elaborated and updated the Council on his current understanding of the city's taxing authority and the impact of non-compliance with the State's Transparent Idaho requirements. Mayor Ray interjected that the years considered non-compliant will be submitted within the next two weeks. Treasurer Wheeler explained that the auditors had seven or eight years of catching up with the audits. He believes last year's financials are due by 12/1/26 and everything will be up to date within two weeks. He suggested a call with Council Member Duchesne to the County to clear up any misunderstanding regarding the property tax revenue.

8. TREASURER, Lee Wheeler [MOVED TO 10A]

9. COUNCIL MEMBERS & STAFF

. Jeff Hoerner, Public Works – Streets & Roads

ACTION ITEM

. ***Mayor's Salary:*** The Mayor is currently receiving $300/month and has not received a wage increase since 2007. Council Member Duchesne said it is our responsibility to make sure he is paid correctly and reasonably and noted the importance of also being fair to the taxpayers with the decision on agreeing to an increase amount. He presented a spreadsheet to Council showing Hauser as the second

smallest city compared to other cities up to $4M annual budgets, with an average Mayor's salary of $400/month for the position of Mayor. Pay is based on the fair market value and scope of responsibility; therefore, he feels $400 is acceptable. Council Member Pomykala agreed with an increase, but questioned how many small cities aren't current in updating mayor salaries? Attorney Mihara advised that the Mayor and Council salaries are set by City Ordinance 152, claiming we must hold a public hearing before it takes effect because we have to change Hauser City Code, submit a new Ordinance, and have it published in the local newspaper. Council Member Finley stated that Ms. Espe's increase, staff increase, and now the Mayor's increase can be comparable. Mihara suggested Council increases as well. Finley and Duchesne said they don't care about getting raises, but Pomykala disagreed, wanting an increase for Council. Mayor Ray suggested defining raises as a percentage of the City budget, but Duchesne thinks that creates the wrong incentive. The Mayor agreed upon having this discussion. Council Member Duchesne favors $450/month covering additional inflation between now and implementation and/or next actions and therefore moved to schedule a public hearing for Ordinance 152 to reflect a change in the Mayor's salary. Council Member Finley seconded the motion. Roll call: Hoerner, aye; Pomykala, aye; Finley, aye; Duchesne, aye. Motion carried.

. **Alice Pomykala, Land & Buildings**

ACTION ITEM:

. ***Repair Exterior Post:*** The first bid from PinPoint Landscaping was $540.50 (they also do the City's landscaping). The second quote from Stu Young was $475. She will ask about tax exemptions. After discussion, Council Member Finley moved to accept PinPoint Landscaping to repair City Hall's exterior post. Council Member Duchesne seconded the motion. Roll call: Hoerner, aye; Pomykala, aye; Finley, aye; Duchesne, aye. Motion carried.

ACTION ITEM:

. ***Garage Light Replacement:*** With only one bid submitted, Council Member Finley moved to accept River City Electric's quote of $555 to replace City Hall's exterior garage light. Council Member Duchesne seconded the motion. Roll call: Hoerner, aye; Pomykala, aye; Finley, aye; Duchesne, aye. Motion carried.

. **Daniel Finley, Special Projects:** No report.

. **Mark Duchesne, Council Member:** Feels it is a reasonable request to build sidewalks from the park to Hauser Lake Heights (off Rice Rd.) and knows it will be expensive, especially with engineering requirements to meet buffering and snow removal requirements. He stated he did not have enough research at this time and will further investigate, making a full report at a future meeting.

. **Kristin Sauter, City Clerk:** No report.

. **Laurie Fondahn-Baker, Deputy Clerk:** No report.

10. CITY ATTORNEY, Kinzo Mihara

. ***General Legal Update:*** Active month with lots of inquiries regarding staff issues and from outside Council; Squatters on First St. were evicted by non-emergency enforcement action with police intervention, County Sherriff, and our Mayor and Attorney's assistance; There were issues with law enforcement calls to the City. He explained that the Mayor did a public records request and the results were "extremely interesting" remarking most calls were traffic stops and a few "We need a cop to enforce the law" calls. Mihara will be attending an AI meeting in November. He will also not be attending December's council meeting.

10A. TREASURER, Lee Wheeler

ACTION ITEM:

. ***Treasurer Report – October, 2026:*** Cash balance at the end of September was at $850K; Profit/Loss refined the budget accurately; Building permits landed extremely well contrary to belief earlier in the year; Engineering/IT/Final audit were billed in September, with two reviews over budget. He wants to make sure billing is done in September for the audit. Council Member Duchesne moved to accept the October, 2026 Treasurer Report with disbursement. Council Member Finley seconded the motion. Roll call: Hoerner, aye; Pomykala, aye; Finley, aye; Duchesne, aye. Motion carried.

11. PUBLIC COMMENTS

- **Brad Remington:** First, he questioned why his contract with the City was terminated and second, offered his services to repair the exterior garage light and post at half the cost of what was bid. No discussion ensued.
- **Jeff Brodhead:** He and his wife recently bought property off Rice Rd. and is excited to get annexed from Kootenai County into the City of Hauser. The Mayor advised that he proceed with Ms. Espe at Planning and Zoning.

12. EXECUTIVE SESSION

ACTION ITEM:

. ***Executive Session – Discussion of Litigation Options Under Idaho Code 74-206(f):*** To communicate with legal counsel for the public agency to discuss the legal ramifications of and legal options or pending litigation, or controversies not yet being litigated but imminently likely to be litigated. The mere presence of legal counsel at an executive session does not satisfy this requirement.

Council Member Finley moved to go into Executive Session citing above Idaho Code 74-206(f) at 7:59 p.m. Council Member Duchesne seconded the motion. Roll call: Hoerner, aye; Pomykala, aye; Finley, aye; Duchesne, aye. Motion carried.

Council Member Finley moved to close the Executive Session at 8:05 p.m. Council Member Hoerner seconded the motion. Roll call: Hoerner, aye; Pomykala, aye; Finley, aye; Duchesne, aye. Motion carried.

Council readjourned at 8:16 p.m.

13. COUNCIL COMMENTS: Council Member Pomykala stated a correction that Pinpoint Landscaping does not snowplow and therefore, need to take bids and present them at next month's meeting.

14. ADJOURNMENT: 8:21 p.m.

Kristin Sauter, City Clerk

Bill Ray, Mayor