

**PRIEST RIVER CITY COUNCIL
TUESDAY, SEPTEMBER 2, 2025 – 5:30 PM
PRIEST RIVER CITY HALL, 552 HIGH STREET**

SPECIAL MEETING

1. PLEDGE OF ALLEGIANCE

2. ROLL CALL

3. PUBLIC HEARING CONTINUATION FROM AUGUST 4, 2025

To consider the following Planning and Zoning application:

The applicant, JBest3 Cubed, is requesting to subdivide their 5.04-acre property with a Conditional Use Permit into a Planned Unit Development named Bews Acres, consisting of thirteen (13) lots. Nine (9) of which will be Duplex lots ranging in size from 6,000.040sf up to 9801.07sf. One (1) 40,989.13sf. lot will have two (2) 8-plex buildings with associated parking, one (1) 15,257.97sf lot will have a mini storage facility for the residents, one (1) 10,659.36sf lot will be a park, and the last lot containing 29,404.96sf will be open space for the residents to enjoy.

The property is generally located at the corner of Highway 57 and Durango Lane, Priest River, ID, and more specifically described as:

Lot 2 Block 1 Two Rivers Subdivision

A. Subdivision, Conditional Use Permit, and Planned Unit Development Decision – ACTION ITEM

4. CONSENT AGENDA

A. Previous Minutes – CCPH 08/18/25 – ACTION ITEM

B. Payables – ACTION ITEM

C. Resolution 25-041 – AJ's Café – Real Property Lease – Propane Tank Site – ACTION ITEM

D. Resolution 25-042 – Innovia Foundation – Equinox Foundation Program FY25 – Grant Agreement – City Park Playground Improvement Project – ACTION ITEM

5. ANNOUNCEMENTS/APPOINTMENTS

A. Lead Treatment Plant Operator Cory Coleman – 10 Years of Service

B. City Clerk/Treasurer Laurel Thomas – 20 Years of Service

6. UPDATES

A. Parks & Tree Commission

B. Law Enforcement

C. Public Works

D. Project Updates

E. Building & Zoning

7. BUSINESS

A. Bonner Park West – Potential Acquisition from Bonner County and Preliminary Assessment – ACTION ITEM

8. PUBLIC COMMENT PERIOD

Citizens wishing to participate in the public comment period are required to sign in at the beginning of the meeting, acknowledging the guidelines as adopted by the city.

EXECUTIVE SESSION

Under 74-206 1 (b) Personnel, (c) Property Acquisition, or (f) Pending Litigation

RECONVENE

ADJOURN