

**CITY OF BURLEY**  
**ADMINISTRATIVE COMMITTEE MEETING**  
**January 20, 2021**  
**12:00pm**  
**CITY COUNCIL CONFERENCE ROOM**

Attendance

Dave Waldron  
Mayor Steve Ormond  
Jacob Johnson ETS  
Curtis Bennet ETS  
Jon Anderson  
Carol Anderson  
Casey Andersen  
Bryan Reiter  
Mark Mitton  
John Craner

MINUTES

1. Discussion of leasing Broadband to ETS

It was stated that the City has a great broadband system, but to maintain the system it needs to be updated regularly. It was stated that if the City leases the broadband out to a company then they can serve the community and in serving the community they will be able to generate revenue that will help to maintain the system. ETS would like the opportunity to run and maintain this broadband leasing it from the City of Burley.

There was a lengthy discussion about the legal aspects of this venture. Also discussed was the need for small rural areas to have access to the speed of internet and the cost that is found in major cities. ETS feels that they can fill this need in this area.

The discussion covered education and other government agencies in the area benefiting from this type of service. It was stated that this service could help

bridge some communication with these entities and help foster better working relationships.

Many aspects of the leasing agreement were discussed. The length of time was discussed and in having a project that would be mutually beneficial to both ETS and the City of Burley. ETS stated that they would like to be in Burley, and they would hire people from Burley to help with the company service people in this area. IF ETS were able to lease the broadband they would build in Burley, like other companies coming to Burley. This could lead to other companies also coming to Burley because of the service that would be provided by ETS.

There was a discussion about competition. It was stated that City Attorney would look at the leasing agreement and determine if an RFP would be required.

There was a sense of urgency with getting the lease agreement in place. The broadband is at its peak performance and to maintain that, it would be imperative to keep on top of the ever-changing environment with technology.

## 2. Nielsen Farm Property Development

It was stated that the City owns property off 100 South and Hiland. All the property that is located around the City property is starting to develop. The Church of Jesus Christ of Latter-Day Saints bought 10 acres of land and they want sewer and water. LeRoy Funk also wanted to develop his property there. Mr. Funk wanted to know what it would cost to develop the property and put in sewer and water. During this discussion Mr. Funk stated that he had some property off 250 south about the same size parcel as what the City owns on 100 South. Mr. Funk wanted to know if the City would swap parcels with him.

The committee talked about the benefits of swapping property. It was discussed that the City lot would be valued higher and to make the trade even, the City would give less acreage to Mr. Funk. The City would retain about six acres and this property would be used for a future fire station and park. The land would be developed into homes, with Mr. Funk's property that surrounds this property there would-be room for approximately 900 homes. Mr.

Waldron had created a preliminary master plan for 300 acres south of Pleasant View Cemetery that he shared with the committee. The plan showed where the sewer lines could run, streets, homes and the possible site for the park and fire station. Committee Members felt that this would be a good swap and felt that this should go before the City Council.

Meeting adjourned at 1:31 PM.