



Idaho Department of Commerce • Economic Development Division

# Idaho Joint Land Use Study

## Policy Committee Workshop Summary

### Gowen Field/Orchard Training Area

May 20, 2009 • 1 p.m.

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#### Introduction and Background

The Idaho Joint Land Use Study (JLUS) is a joint venture planning effort between the military, the Idaho Department of Commerce and area stakeholders. It involves identifying strategies and developing recommendations to encourage compatible land use planning around military installations, airfields, ranges and military-controlled airspace in southwestern Idaho. It is an 18-month process that will be complete in Fall 2009.

Two study areas are included: Idaho National Guard at Gowen Field/Orchard Training Area (OTA) and the Mountain Home Air Force Base (AFB) and Range Complex. Each area is guided by two committees of city, county, Air Force, Idaho National Guard and other stakeholders.

- The JLUS Technical Working Group identifies technical issues to assist in development and evaluation of JLUS strategies and tools.
- The JLUS Policy Committee guides development of the study, approves policy recommendations, approves draft and final reports, and monitors implementation of policies.

**This document summarizes the fourth workshop of the JLUS Policy Committee for the Gowen Field/Orchard Training Area.** The workshop was held at the Idaho Department of Commerce in Boise on May 20, 2009. Summaries of other workshops, including the Fall 2008 and January 2009 committee workshop, the May 2009 workshop for the Gowen Field/OTA Technical Working Group and both Mountain Home committees, are available separately.

Prepared by: RBCI  
For: Idaho Department of Commerce



## **Workshop Objectives & Format**

### **The purpose of the May 2009 workshop was to:**

- Provide a study update
- Provide an overview of sections 1-4 of the study
- Discuss a time table for reviewing the study
- Discuss results of landowner and public workshops

Committee members received an agenda and were seated at tables. Maps displayed in the conference room showed the study area, including land ownership, military training areas, land use and groundwater areas of concern. A PowerPoint presentation was provided.

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## **Attendance**

- BC Alan Gayhart, Idaho Army National Guard
- Col. Bernie Kelly, Idaho National Guard
- Steve C. Swanson, Landowner
- Sally Goodell, Ada County Highway District
- Kate Langford, Idaho Department of Lands
- Bill Richey, Governor's Special Assistant for Military Affairs
- Rosey Thomas, BLM
- Ross Borden, director of Intergovernmental Affairs
- Gary Kuwabara, Office of Economic Adjustment
- Greg Seibert, Idaho Department of Commerce
- Gloria Mabbutt, Idaho Department of Commerce
- Rick Rust, Matrix
- Jon Vlaming, Matrix
- Rick Solander, OEA
- Fred Tilman, Ada County Commissioner
- Chereen Langrill, RBCI

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## **Workshop Highlights**

### **Welcome and introductions**

- Rick Rust, Matrix Design Group, introduced Gloria Mabbutt, Idaho Department of Commerce, Jon Vlaming from Matrix, and Gary Kuwabara from the Office of Economic Adjustment.
- Rick explained the meeting agenda and summarized Tuesday's public workshop.

### **Review of JLUS document**

Rick explained that the meeting goal was to review chapters 1-4 and discuss the type of input needed from the technical committee. In general:

- The group should consider the level of detail provided in the study.
- No additional studies were conducted as a part of the JLUS. All data came from existing documents.
- Yellow text boxes in the draft document will indicate questions for the committee.
- The goal is consensus.
- JLUS will result in a "to-do" list for every jurisdiction. Additional public hearings will be needed before JLUS can be implemented.

- Landowners are represented on technical committee.

Rick then reviewed each section of the JLUS document and highlighted items for discussion or input:

**Section One: Introduction/Broad Picture**

Section one covers the study boundaries and basic information about the JLUS process.

**Section Two: Study Area Profile**

Section two defines the areas included in the study and highlights profiles and trends from the areas.

**Section Three: Compatibility Issues**

Section three lists compatibility issues identified by the committees.

- Need committee’s feedback on missing issues. If problem isn’t identified, JLUS document won’t have a solution.

**Section Four: Existing Plans and Programs**

This section identifies tools already in place through agencies on the local and statewide level that address compatibility issues.

- This section will suggest modifications if needed.
- “Deficiencies” is a term in this chapter; just means areas that could be modified. Sometimes timeline isn’t effective or geographic boundaries need to be modified.

**Section Five: Strategy**

This section will discuss recommendations and a strategy. Section Five should be ready for review in July.

- JLUS document will only include strategies that are locally supported. Document is a recommendation only.

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**Committee Discussion**

Rick reviewed the 25 strategies that will be included in Section 5 of the draft JLUS document. Committee members were encouraged to ask questions and give comments. Notable comments and follow-up discussion are summarized here.

**Who will pay for future studies? How will we provide staff to address future issues that springboard from this study? Will there be a sensitivity to the current economic situation (regarding deadlines and timelines) if future action is needed?**

The timeline can always be adjusted. An “ongoing” column in the study’s timeline is intended to allow action items to shift forward when needed.

**How was information distributed about public meetings? Land owner said he didn’t see any public notification and didn’t think many people attended the workshops.**

There were property owner mailings, press releases and an article in the Idaho Business Review. They plan to follow this same approach for the next meeting.

A one-mile radius of the installations isn't far enough because the population is low within that radius. Outreach should include landowners within a five-mile radius for the next meetings.

Low public turnout is also common in other states.

Meeting participant said staff members poll people who attend ACHD meetings and most often people attended because they saw a sandwich board posted at an intersection.

**OEA is considering a future plan that would allow implementation assistance. The coordinating committee could be funded by an OEA grant.**

**Are you aware of what is happening with Idaho Power?**

We are aware of the project, and Matrix is looking into it.

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### **Action Items and Next Steps**

- There will be a 30-day review for the JLUS document with a public workshop for comment. Committees will review the Q&As from the public.
- Committee members are available for another meeting in August. Monday, Tuesday and Wednesday are best.
- First four chapters will be circulated in late June or early July.
- Section 5 will be circulated the first week of July.
- Contact Gloria or Greg with questions.
- Summaries are public record, but will not include names.

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### **Administrative Information**

- The workshop PowerPoint will be placed on the study Web site: [www.landusecompatibility.com](http://www.landusecompatibility.com). The site will be a major communication tool as the study progresses.
- Contact Gloria Mabbutt, Idaho Department of Commerce, with any questions or concerns. Call (208) 334-2650 ext. 2139 or e-mail [gloria.mabbutt@community.idaho.gov](mailto:gloria.mabbutt@community.idaho.gov).