These Minutes have been approved by the Board of Commissioners and are the official record relating to the conduct or administration of the District's business, as reflected herein.

REGULAR MEETING OF THE BOARD OF COMMISSIONERS
OF HIGHWAY DISTRICT NO. 4
March 11, 2026

PRESENT: Commissioners Rick Youngblood, Matt Newton, and Justin Bollinger, Director Bruce Bayne, District Engineer Chris Hopper, Senior Engineer Mike Kaes, Superintendent Lee Weymouth, Attorney Jay Kiiha, and Secretary Angela Harrold.

GUESTS: Tre Davis (online), Crystal Craig from the City of Nampa, Carl Anderson, Tyler Bosier, Joe Grubiak, Steve Burton and Connor Gray.

Chairman Youngblood called the meeting to order at 9 a.m.

Pledge of Allegiance.

REVIEW AND APPROVE AGENDA INCLUDING AMENDMENTS

Secretary Harrold presented the Board with the agenda as posted on March 5, 2026.
Commissioner Newton made a MOTION TO APPROVE THE REVISED AGENDA. Commissioner Bollinger SECONDED the motion. The motion passed unanimously.

PUBLIC COMMENTS

Steve Burton (6915 Canyon Bend Ct, Star) mentioned the crash at the intersection of Blessinger Road and Purple Sage Road and requested the Staff review the construction signs for detours around all of the projects on Purple Sage Road.

NEW BUSINESS

1. *Preliminary Plat for Pheasant Heights Subdivision – Emmett Road*: Senior Assistant Engineer Riccio presented the preliminary plat for Pheasant Heights Subdivision to the Board for review. The Subdivision is located on Emmett Road, between 9th Avenue and Willis Road. The property fronts Emmett Road and, though it is a principal arterial, Emmett Road is its only access. Senior Assistant Engineer Riccio provided the Board with a brief history of the development when it was considered by the City of Middleton to present. The preliminary plat consists of 30 residential lots and two commercial lots. According to the traffic impact study, there are two intersections that will fall below acceptable levels of service. The intersection of Hartley Road and Willis Road, with or without the development of Pheasant Heights Subdivision, the intersection will significantly exceed the capacity. The District contacted the City of Middleton, and the City has identified this intersection for a future roundabout. However, the Subdivision causes a measurable impact at the intersection of Emmett Road and Highway 44 and would require a stop light. Senior Assistant Engineer Riccio provided two options for the

Board to consider; require the developer to install the traffic light at the Emmett Road and Highway 44 intersection or to develop the residential portion of the subdivision with frontage improvements in the first phase and develop the commercial portion after a traffic signal is installed or install the traffic signal and the District would consider a latecomer's agreement to reimburse the developer for a portion of the expense.

Connor Gray (505 S. 7th Avenue, Caldwell) represents the applicant. Mr. Gray shared the history of the property through the City of Middleton. Mr. Gray explained that Pheasant Heights is the only subdivision currently being considered in the area, and even with a second development, the cost of the installation of a traffic light is cost prohibitive. Mr. Gray did not have any issues with the comments on the development but does not believe that a traffic light will be paid for by developers within the next 10 years.

Tyler Bosier (2933 E Snake River, Nampa) described the length of the process for the zoning and development of this property. The developers have met all the requirements and have reduced the number of lots from 150 residential lots to 30 homes. This development is increasingly expensive with less return. The applicants did not want any commercial lots, but both the City and County have the area adjoining Emmett Road planned for commercial. Additionally, Mr. Bosier asked if the existing homes located on Emmett Road paid their fair share or just the development that reduces the level of service responsible for the intersection improvements, which did not seem fair to him.

Director Bayne explained that this is the first time the Pheasant Heights Subdivision would be considered by the Board, so the lengthy process by other agencies has no determination on the District's process. Adding, that the development should be within city limits of Middleton and does not understand why they would not be annexed.

Senior Assistant Engineer stated that the traffic from 147 residential homes only generated 1,400 trips per day but the current subdivision plan with commercial lots increased daily trips to 3,650 trips per day.

Connor Gray explained that the applicant would prefer a residential only development but in 2019 the frontage property was zoned commercial by both the City and the County.

The Board discussed the options within the Staff Report and the development's proportionate share of the traffic signal at Emmett Road and Highway 44.
Commissioner Newton made a MOTION TO TABLE THE DECISION ON THE PRELIMINARY PLAT OF PHEASANT HEIGHTS SUBDIVISION UNTIL MARCH 25, 2026 AND REQUESTED THE DISTRICT STAFF LOOK AT OTHER OPTIONS THAT WOULD ALLOW THIS DEVELOPMENT TO MOVE FORWARD. Commissioner Bollinger SECONDED the motion. The motion passed unanimously.

At 10:10 a.m., Tre Davis (online), Crystal Craig from the City of Nampa, Carl Anderson, Tyler Bogier, Joe Grubiak and Connor Gray excused themselves.

CONSENT AGENDA

The consent agenda included the Board Minutes from February 25, 2026, Payroll through March 7, 2026 and Accounts Payable through March 9, 2026. **Commissioner Newton made a MOTION TO APPROVE THE CONSENT AGENDA AS PRESENTED. Commissioner Bollinger SECONDED the motion. The motion passed unanimously.**

MAINTENANCE SUPERINTENDENT'S REPORT

Superintendent Weymouth reported the Road Crew will complete its work on Galloway Road next week.

The Roadside Crew has finished the pipe replacement on El Paso Road and are backfilling the pipe crossing on Roosevelt Avenue after the walls were set. Next, the Roadside Crew will begin its work on Marsing Road pipe replacements.

The Bridge Crew continues its work on the bridge at Purple Sage Road and Ember Road.

The Staff will be requesting the Board to surplus a 2017 Superior Broom that is no longer of use to the District. Superintendent Weymouth will bring it to the Board in a future meeting.

The District received the three dump trucks after the dump beds were installed.

LEGAL COUNSEL'S REPORT

No Legal Counsel Report.

ENGINEER'S REPORT

Engineer Hopper reported that the box culvert was installed on Middleton Road and Linden Road roundabout. The work on the canal should be finished next week. The project is generally on schedule.

The canal liner for the Phyllis Canal and the sidewalks on all four legs have been installed on the Farmway Road and Ustick Road roundabout project. The project is scheduled to be paved on April 6, 2026.

There is a workshop scheduled by Idaho Transportation Department for the Highway 44 PEL Study. There will be four months of stake-holder meetings before ITD begins the environmental portion of the Study.

Engineer Hopper and Director Bayne met with COMPASS and ITD about the North Canyon Beltway, the connection between Highway 16 and Interstate 84, using a Goodson Road or Galloway Road connection. Engineer Hopper provided a summary of this study but noted that the assumptions for development and traffic are inadequate and not realistic. Engineer Hopper volunteered the District to assist with the analysis of the alternatives so that the details of the

study can be reviewed before a choice for the connection is made.

Engineer Hopper and GIS Technician Nathan Nelson (arrived at 10:40 a.m.) reviewed the District's 2025 Intersection Crash Report with the Board. The Report included a corresponding map with the intersections identified. Director Bayne noted that the intersections with the most issues are on the State's highway system which makes it difficult for the District to correct those issues.

At 11 a.m., Chairman Youngblood called for a recess and GIS Technician Nelson excused himself. At 11:06 a.m., the meeting was reconvened.

DIRECTOR'S REPORT

Director Bayne reported that Senior Assistant Engineer Riccio gave an excellent presentation to the Development Impact Fee Advisory Committee (DIFAC) at Canyon County for both the CATS plan and the Mid-Star update. Both plans were approved and will move on to the Board of County Commissioners for review.

Director Bayne reviewed the following pictures with the Board:

- Pictures of the District's new 10-wheelers;
- Middleton and Linden roundabout project;
- The headwalls placed at the Roosevelt pipe replacement project;
- Farmway and Ustick roundabout project;
- The pipe replacement on El Paso Road;
- Well replacement in the District's yard;
- Galloway Road project;
- Purple Sage Road bridge project over Willow Creek;
- The voided concrete slabs that will be used for the Purple Sage Road bridge project over Willow Creek.

Director Bayne reported that the State Legislature is considering a bill that states if a city that is included within a county-wide highway district annexes into an adjoining highway district, that the single county-wide highway district's service area shall expand to include the annexed area of the city. If this passes, the District can move forward with the termination of the agreement with the City of Star.

Director Bayne explained that four years ago, the City of Nampa proposed an additional vehicle registration fee that would fund transportation in Canyon County. The City is looking to begin the process to get this on the ballot within Canyon County. Director Bayne reviewed the way the funds would be distributed to the transportation agencies with the county.

NEW BUSINESS

2. *Appoint Engineer Hopper as District Engineer Emeritus and Senior Assistant Mike Kaes as District Engineer*: **Commissioner Newton made a MOTION TO APPOINT**

CHRIS HOPPER AS DISTRICT ENGINEER EMERITUS AND TO APPOINT MIKE KAES AS DISTRICT ENGINEER. Commissioner Bollinger SECONDED the motion. The motion passed unanimously.

3. *Middleton and Linden Roundabout Temporary Traffic Controls*: Engineer Hopper reported that due to the City of Caldwell closing off through traffic in the area, the existing bypass no longer provides access to the traffic signals at Middleton Road and Highway 20/26 or Ward Lane and Highway 20/26. If the contractor is allowed to implement a hard closure, it may save three weeks on the project. Director Bayne stated that the District would request the closure to be delayed as long as possible to minimize the detour to Midland Boulevard and Highway 20/26. **Commissioner Bollinger made a MOTION TO ALLOW THE CONTRACTOR TO CLOSE MIDDLETON ROAD WITH A BARE MINIMUM CLOSURE. Commissioner Newton SECONDED the motion. The motion passed unanimously.**

4. *Middleton Road Bridges Feasibility Study*: HMH Engineering has finished its feasibility study for the bridges and widening proposed for Middleton Road between Sawtooth and Highway 44. The Board reviewed and discussed the options. **Commissioner Newton made a MOTION TO APPROVE THE SUBMITTAL OF THE MIDDLETON ROAD BRIDGE FEASIBLITY STUDY TO THE CITY OF MIDDLETON FOR REVIEW. Commissioner Bollinger SECONDED the motion. The motion passed unanimously.**

NEXT BOARD MEETING

Commissioner Bollinger made a MOTION TO CONFIRM THE MARCH 25TH, 2026 BOARD MEETING AT 9 A.M. Commissioner Newton SECONDED the motion. The motion passed unanimously.

Chairman Youngblood asked if there was any further business to be conducted by the Board. Hearing None, at 11:45 a.m., Chairman Youngblood adjourned the meeting.

Commissioner Rick Youngblood

Matt Newton

Commissioner Matthew Newton

Justin Bollinger

Commissioner Justin Bollinger

HIGHWAY DISTRICT No.4
15435 HIGHWAY 44
CALDWELL, IDAHO 83607

TELEPHONE 208.454.8135
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On-line Meeting Link	The Public can attend the District's Board meeting using the following link/information: Highway District No. 4 is inviting you to a scheduled Zoom meeting. Join Zoom Meeting https://us06web.zoom.us/j/86375718430?pwd=fbeOknasFZGcBm2pjXRIJbghCgHiTh.1 Meeting ID: 863 7571 8430 Passcode: 947100 Join instructions https://us06web.zoom.us/meetings/86375718430/invitations?signature=z_Lm8YNJIqS46EOZ-P0Dz35xvL_D_JUFWgCJ5mJ4vTM

AGENDA
BOARD OF COMMISSIONERS MEETING
HIGHWAY DISTRICT NO. 4

Date: March 11, 2026 **Time**: 9 a.m.
Location: District Conference Room

1) **CALL TO ORDER AND PLEDGE OF ALLEGIANCE**
2) **ROLL CALL**
3) **ACTION ITEM: REVIEW AND APPROVE AGENDA INCLUDING AMENDMENTS**
4) **AGENCY AND PUBLIC COMMENTS**
5) **CONSENT AGENDA**
   a) ACTION ITEM: Regular Meeting Minutes for February 25, 2026
   b) ACTION ITEM: Payroll through March 7, 2026 and Accounts Payable through March 9, 2026
6) **MAINTENANCE SUPERINTENDENT'S REPORT**
7) **LEGAL COUNSEL'S REPORT**
8) **ENGINEER'S REPORT**
   a) 2025 Intersection Crash Report
9) **DIRECTOR'S REPORT**
10) **UNFINISHED BUSINESS**
11) **NEW BUSINESS**
   a) ACTION ITEM: Appoint Chris Hopper as District Engineer Emeritus
   b) ACTION ITEM: Appoint Michael Kaes as District Engineer
   c) ACTION ITEM: Preliminary Plat for Pheasant Heights Subdivision – Emmett Road
   d) ACTION ITEM: Middleton & Linden Roundabout Temporary Traffic Controls

e) ACTION ITEM: Middleton Road Bridges Feasibility Study

NEXT BOARD MEETING

f) ACTION ITEM: Confirm Date, Time and Location Certain: March 25, 2026 at 9 a.m.

12) ACTION ITEM: ADJOURNMENT

ATTEST:

_____ Date/Time Posted: _____

Angela J. Harrold, District Secretary

ACCOUNTS PAYABLE for 3/11/26

A-Z Farms	$	10,185.00
AFLAC	$	499.76
APA Benefits	$	392.60
Badger Daylighting	$	1,644.08
Blue Ocean Cleaning Services	$	700.00
Caldwell Peterbilt - Jackson Group	$	858.33
Cintas Corporation	$	553.34
Conmas Construction Supply	$	122.62
D&B Supply	$	2,442.80
Delta Dental	$	9,578.99
DNC Forest Products	$	304.06
Ecco Equipment Company	$	10,199.22
Fairbank Equipment	$	2,172.20
Franklin Building Supply	$	431.40
Hardin Sanitation	$	371.72
HMH Engineering	$	12,660.90
Hubble Homes	$	70,000.00
Idaho Materials & Construction	$	603,011.18
Idaho Power	$	2,262.71
Idaho Press Tribune	$	293.57
International Minute Press	$	156.81
Interwest Supply	$	351.00
Keller Associates	$	7,080.00
Kenworth	$	90.57
LHTAC	$	80.00
MOJO Joint Powers Board	$	940.00
Nampa Paving & Asphalt	$	250.90
Napa Auto Parts	$	111.02
Newman Signs	$	3,743.80
Norco	$	255.51
Nutrien Ag Solutions	$	37,623.40
Oldcastle Infrastructure	$	1,624.00
Overhead Door Company	$	287.50
Portapros	$	509.71
Reading Truck Shop 2	$	2,382.36
Redline Systems	$	12,958.33
Right of Way Specialists	$	4,960.00
River Rock Sand & Gravel	$	243,640.00
Rocky Mountain Steel	$	1,077.09
Sawtooth Technology	$	117.72
SelectHealth	$	61,676.10
Shannon & Wilson	$	25,454.38
Specialty Construction Supply	$	40,800.07
Standard Plumbing Supply	$	117.27
Suncore	$	3,669.00
Superior Paint & Glass	$	111.08
Syman	$	158.25
Tacoma Screw Products	$	844.91
United Heritage Vision Insurance	$	865.71
US Bank	$	10,647.19
US Bank Equipment Finance	$	811.26
Valley Wide Co-op	$	597.74
Verizon Wireless	$	724.23
Western States Equipment	$	2,044.93
White Cloud Communications	$	756.00
You Haul Concrete	$	1,025.00
	$	**1,197,227.32**

PAID February 2026 Commissioner Payroll and March 12, 2026 Payroll

Payroll	$	91,395.09
Commissioner Payroll	$	2,294.96
EFTPS (Electronic)	$	33,250.87
Idaho State Tax Commission	$	8,549.00
Nationwide Trust (Electronic)	$	7,672.51
PERSI (Electronic)	$	28,857.74
PERSI Choice (Electronic)	$	18,952.88
	$	**190,973.05**

	$	1,388,200.37