

PERRY CITY COUNCIL
MEETING PERRY CITY OFFICES
September 14, 2023

7:01 PM

OFFICIALS PRESENT: Mayor Kevin Jeppsen presided and conducted the meeting. Council Member Nathan Tueller, Council Member Blake Ostler, Council Member Toby Wright, Council Member Dave Walker, and Council Member Ashley Young.

OFFICIALS ABSENT:

CITY STAFF PRESENT: Robert Barnhill, City Administrator
Bill Morris, City Attorney
Scott Hancey, Chief of Police
Zach Allen, Public Works Director
Shanna Johnson, City Recorder

OTHERS PRESENT:

ON-LINE: Nelson Phillips (BENJ)

ITEM 1: CALL TO ORDER

Mayor Jeppsen welcomed everyone and called the City Council meeting to order.

ITEM 2: PROCEDURAL ISSUES

A. Conflict of Interest Declaration

None

ITEM 3: ACTION ITEMS (Roll Call Vote)

A. Resolution 2023-21 Lodge Lease Agreement

Mayor Jeppsen opened the floor for questions from the Council regarding this resolution. Council Member Wright asked about the rent amount going up 3% each year. Mr. Barnhill responded that the previous lease was 3% and The Lodge tenants will not agree to a higher percentage. Mr. Morris also responded that an annual increase was typical for a commercial lease. Mr. Barnhill explained that this was a five-year contract then it will go to a monthly contract. He said the tenants wanted to reduce their rental area so the city will build a wall between their area and ours. Mayor Jeppsen asked if the tenant will have more than one access to their space and Mr. Barnhill replied they would.

MOTION: Council Member Wright made a motion to approve Resolution 2023-21 Lodge Lease Agreement. Council Member Tueller seconded the motion.

ROLL CALL: Council Member Young, Yes
Council Member Walker, Yes
Council Member Ostler, Yes

Council Member Wright, Yes
Council Member Tueller, Yes

Motion Approved. 5 Yes, 0 No

ITEM 4: DISCUSSION ITEMS

A. City Hall Open House

Mayor Jeppsen mentioned that there were several things they needed to discuss in preparation for the new City Hall. He suggested they pick a date for the open house and discussed the best options. Council Wright recommended they have the dignitary luncheon and open house on the same day. Council Member Walker said he could get the piano player on Tuesday, October 10, in the evening. They decided to have the open house on that date from 6:00 p.m. to 8:00 p.m.

Council Member Walker said there were 37 submissions of art sent to him in the artwork competition. Of those submissions 14 pieces were selected to display at the open house and in The Lodge. He said these pieces of artwork will be framed. He asked Mr. Morris if he would have a (hold harmless) liability release agreement for the artist to sign. He said he wanted to have a plaque under the pictures with the artist's name and to explain the artwork or other. Ms. Johnson mentioned they could have cards printed to go in the corner of the picture to avoid additional holes in the wall and they can use Command Strips to hang the artwork. Mayor Jeppsen asked what the artist expectation was for their artwork to be displayed and Council Member Walker responded that he told them that are expectation would be to display the art for a year and then we would evaluate whether to keep the art up after that time period.

Council Member Young asked about touring the police department area. Chief Hancey requested they hang a serene type of picture in the police department area.

Council Member Walker said that Gary Case offered to paint a 6x12 art mural at mostly his cost. Mr. Case said he thought the cost would be around \$2k and wondered if the City Council would consider having him do it. Council Member Walker said he thought the main lobby wall would be able to hold a framed picture of this size. He said Mr. Case had in mind to paint a picture that depicts Perry City with the mountains in the background. He said he could ask Mr. Case to send them a photo or example of the scene he will paint. Mayor Jeppsen and City Council all agreed to requesting an example and will entertain this idea. Mayor Jeppsen mentioned that another craftsman built a 4x6 wooden flag piece of art that they will need to decide where it will be displayed. Chief Hancey commented that he would like the wooden flag in his office or in the police department area.

Council Member Tueller said the dignitary luncheon will offer a few entrée options and cost around \$9.50 per person. He noted that he needs to get a head count to reserve the caterer. He said they will also need to decide on the time for the caterers. Ms. Johnson mentioned that the chairs they have ordered will not be shipped in time and so they will rent chairs for this event. Council Member Young asked if they will be in charge of the clean-up after the luncheon for preparation of the open house that night. Council Member Ostler asked for feedback on the invitation and press release draft he sent the Council and administration. He requested that they give him quotes to add to his press release.

Council Member Walker asked if they wanted to offer a formal tour or just a mingle at the open house. Ms. Johnson suggested giving a card to the attendees with a map for a self-guided tour of the building. Council Member Walker suggested they make signs to explain the different rooms or departments area and Mr. Barnhill said he could have these signs made. They discussed the proposed tour route and will use the south door as the main entrance for the event.

Council Member Tueller mentioned the sign out front was more visible, and Mr. Barnhill said that we will need to work on it after they were done with this project and moved into the building. Council Member Wright said he had a Perry City sticker for this sign that they may use temporarily. Mayor Jeppsen said they do have a file of usable graphics and logos for the signs.

ITEM 5: MINUTES & COUNCIL/MAYOR REPORTS (INCLUDING COUNCIL ASSIGNMENTS)

B. Approval of Consent Items

- August 01, 2023 City Council Work session Minutes
- August 01, 2023 City Council Meeting Minutes
- August 24, 2023 City Council Meeting Minutes

MOTION: Council Member Walker made a motion to approve the consent items as listed. Council Member Wright seconded the motion.

All in Favor

B. Mayor's Reports

Mayor Jeppsen said he did not have anything else to report.

C. Council Reports

Council Member Walker noted that he, Council Member Ostler, and Mr. Barnhill met with Rob Terry, of the State Land Use Ombudsman office. He said Mr. Terry gave training on how to modify the city code to have quality development in the community. He noted that they will work to bring some of the ideas into our city code. He reported the second meeting for the Mountain View bike park committee will be on October 27.

Council Member Ostler said he appreciates the work done at The Lodge for Service Day. He mentioned they had about 40 volunteers to pull weeds and the work went fast. Public Works Director, Zach Allen said they are trying to get more bark to cover the other areas to look nice for the open house.

Council Member Wright also said the same about appreciating the volunteers who helped at Service Day.

Chief Hancey explained the sad news of another (fatal) accident on the 2700 South and Highway 89.

D. Staff Comments

Zach Allen said thanks to the helpers on Service Day and that it took about 30 minutes to pull the weeds and then they and Public Works could spread the bark. He also thanked Brigham City for opening the Green Waste Department up to get bark and helping them make it all happen.

E. Planning Commission Report

None.

ITEM 6: EXECUTIVE SESSION

MOTION: Council Member Tueller made a motion to close the public session and open the executive session to discuss the purchase, exchange, lease, or sale of real property. Council Member Wright seconded the motion.

Executive Session opened at 8:00 p.m.

ROLL CALL: Council Member Wright, Yes
Council Member Tueller, Yes
Council Member Ostler, Yes
Council Member Walker, Yes
Council Member Young, Yes

Motion Approved. 5 Yes, 0 No.

MOTION: Council Member Tueller made a motion at 8:22 p.m. to close the executive session and move back into the public meeting. Council Member Wright seconded the motion.

ROLL CALL: Council Member Wright, Yes
Council Member Tueller, Yes
Council Member Ostler, Yes
Council Member Walker, Yes
Council Member Young, Yes

Motion Approved. 5 Yes, 0 No.

ITEM 7: ADJOURNMENT

MOTION: Council Member Walker proposed to adjourn the meeting.

Motion Approved. All Council Members were in favor.

The meeting adjourned at 8:22 p.m.

Shanna Johnson, City Recorder

Kevin Jeppsen, Mayor

Anita Nicholas, Deputy Recorder