

OFFICIALS PRESENT: Mayor Kevin Jeppsen presided and conducted the meeting. Andrew Watkins, Nathan Tueller, Esther Montgomery, James Taylor and Toby Wright.

CITY STAFF PRESENT: Shanna Johnson, Chief Deputy Recorder
Robert Barnhill, City Planner
Craig Hall, City Attorney
Scott Hancey, Chief of Police

OTHERS PRESENT: Todd Meyers, Paul Heywood, Holly Robb, Michelle Drago, Carson Hansen, Cameron Hansen, Klay Reeder, Carl Galbraith, Jacob Whitaker, Jackson Burnell, Ryan Firth, David Ahlstrom, and Wayndon Veater

ITEM 1: CALL TO ORDER

Mayor Jeppsen called the City Council meeting to order.

A. INVOCATION

Council Member Taylor offered the invocation.

B. PLEDGE OF ALLEGIANCE

Council Member Montgomery led the audience in the Pledge of Allegiance.

Mayor Jeppsen recognized the Scout in attendance.

C. REVIEW AND ADOPT THE AGENDA

MOTION: Council Member Montgomery made a motion to approve the agenda. Council Member Taylor seconded the motion.

ROLL CALL: Council Member Wright, Yes Council Member Taylor, Yes
Council Member Tueller, Yes Council Member Watkins, Yes
Council Member Montgomery, Yes

Motion Approved. 5 Yes, 0 No.

ITEM 2: PROCEDURAL ISSUES

A. CONFLICT OF INTEREST DECLARATION

None.

B. PASS OUT WARRANTS TO COUNCIL MEMBERS (AND POSSIBLE DISCUSSION)

Shanna Johnson passed out the warrants.

C. BUSINESS LICENSE(S)

- **Empathic Care Counseling LLC**
Robert Barnhill reviewed this application for a business license. He stated this is a home based business and will have no visiting clientele at their home.

- **Copperside Electric LLC**

Robert Barnhill reviewed this application for a business license. He stated this is a home based business and will have no visiting clientele at their home.

MOTION: Council Member Taylor made a motion to approve the Business License for Empathic Care Counseling LLC and Copperville Electric LLC. Council Member Tueller seconded the motion.

ROLL CALL: Council Member Wright, Yes Council Member Taylor, Yes
Council Member Tueller, Yes Council Member Watkins, Yes
Council Member Montgomery, Yes

Motion Approved. 5 Yes, 0 No.

• **Maverik Gas Station at Pointe Perry**

Robert (Bob) Barnhill reviewed the business license application for a Maverik fuel center to be located in the Pointe Perry commercial zone (in the building formerly operated as LW's Truck Stop). He stated they applied using the new online process, which sends the application to pertinent agencies for review and approval. He advised that approval had not yet been obtained from the Health Department, but stated the council could grant approval of the license contingent upon obtaining that approval. Bob then reviewed at greater length the requests of the applicant, including signage size and height adjustments. The Council questioned if there were restrictions in regards to the request. Mr. Barnhill said he is currently reviewing CCRs (code, covenants, and restrictions) for the development and would report his findings. Bob then turned the time over to the applicant.

Holly Robb stated she is a representative for Maverik; she introduced her two fellow coworkers/representatives Todd Meyers and Paul Heywood. She expressed their excitement to begin this project and stated that they would be retaining all the LW Miller Employee's. She stated they are looking to be certified to sell liquor. She reviewed their trainings and policies for selling tobacco and liquor.

Paul Heywood reviewed the adjustments being made to building and floor plan. He reiterated his excitement for this project.

The Council and Mr. Heywood reviewed the planned adjustments for the floor plan, and discussed how long these changes would take. Mr. Heywood stated they were estimating 2 months for the interior renovations to be completed.

Todd Meyers expressed his gratitude for Perry City Staff and how incredible they have been through this process. He expounded on their desire to have their sign be larger for advertisement purposes.

MOTION: Council Member Taylor made a motion to approve the Business License for Maverik Gas Station at Pointe Perry with contingencies on approval from the Health Department. Council Member Wright seconded the motion.

ROLL CALL: Council Member Wright, Yes Council Member Taylor, Yes
Council Member Tueller, Yes Council Member Watkins, Yes
Council Member Montgomery, Yes

Motion Approved. 5 Yes, 0 No.

D. APPOINTMENTS –

- **Perry Flood Control Board**

Mayor Jeppsen presented the appointment of Paul Nelson to the Perry City Flood Control Board and requested the Council's support of this appointment.

MOTION: Council Member Wright made a motion to accept the appointment of Paul Nelson to the Perry City Flood Control Board. Council Member Montgomery seconded the motion.

ROLL CALL: Council Member Wright, Yes Council Member Taylor, Yes
Council Member Tueller, Yes Council Member Watkins, Yes
Council Member Montgomery, Yes

Motion Approved. 5 Yes, 0 No.

Mayor Jeppsen recognized additional Scouts that had entered the meeting.

ITEM 3: PUBLIC HEARING AND/ OR PUBLIC COMMENT

A. PUBLIC HEARING REGARDING RESOLUTION 19-02 DECLARING APPROXIMATELY 2.25 ACRES OF PARCEL #031550056 AS SURPLUS PROPERTY AND AUTHORIZING THE MAYOR TO EXECUTE A LAND EXCHANGE AGREEMENT WITH SITLA

Craig Hall explained that the City has been working for a few months on this Land Exchange to enhance the Three Mile Creek Gun Range. He stated if the Council approves this tonight they will be able to effectuate that trade with SITLA.

No public comment received.

PUBLIC COMMENTS

No public comment received.

ITEM 4: ACTION ITEMS

A. APPROVAL OF THE WARRANTS

The Council and Staff discussed and clarified the current warrants.

MOTION: Council Member Taylor made a motion to approve the warrants with additions discussed regarding the Police Department. Council Member Tueller seconded the motion.

ROLL CALL: Council Member Tueller, Yes Council Member Watkins, Yes
Council Member Wright, Yes Council Member Taylor, Yes
Council Member Montgomery, Yes

Motion Approved. 5 Yes, 0 No

B. RESOLUTION 19-01 DECLARING SURPLUS PROPERTY AND AUTHORIZING THE SALE OF .57 ACRES AT APPROXIMATELY 2450 S 972 W IN PERRY

Craig Hall stated that the City was approached by Brandon Hansen to purchase this City owned property. He stated the sale does not include the water rights that are attached to this property.

MOTION: Council Member Wright made a motion to approve Resolution 19-01 declaring surplus property and authorizing the sale of .57 acres. Council Member Tueller seconded the motion.

ROLL CALL: Council Member Tueller, Yes Council Member Watkins, Yes
 Council Member Wright, Yes Council Member Taylor, Yes
 Council Member Montgomery, Yes

Motion Approved. 5 Yes, 0 No

C. RESOLUTION 19-02 DECLARING APPROXIMATELY 2.25 ACRES OF PARCEL #031550056 AS SURPLUS PROPERTY AND AUTHORIZING THE MAYOR TO EXECUTE A LAND EXCHANGE AGREEMENT WITH SITLA

Council Member Taylor inquired if the Mayor was happy with the terms of this Land Exchange.

Mayor Jeppsen affirmed he was.

MOTION: Council Member Tueller made a motion to approve Resolution 19-02. Council Member Wright seconded the motion.

ROLL CALL: Council Member Tueller, Yes Council Member Watkins, Yes
 Council Member Wright, Yes Council Member Taylor, Yes
 Council Member Montgomery, Yes

Motion Approved. 5 Yes, 0 No

D. MOTION ADDRESSING A RATE INCREASE FROM ANYTIME FITNESS, PART OF THE CITY EMPLOYEE WELLNESS PROGRAM

Shanna Johnson stated that the City has an agreement with Anytime Fitness to allow for a membership discount for City Employees. She stated Anytime Fitness has increased their rates therefore the City needs to decide if they are going to keep the portion the City pays towards the discount the same, at \$10, or raise it to \$20 so that the City Employee's pay the same for their membership.

The Council agreed to cover the full rate increase.

MOTION: Council Member Taylor made a motion to approve the City covering the rate increase (of \$20) from Anytime Fitness. Council Member Watkins seconded the motion.

ROLL CALL: Council Member Tueller, Yes Council Member Watkins, Yes
 Council Member Wright, Yes Council Member Taylor, Yes
 Council Member Montgomery, Yes

Motion Approved. 5 Yes, 0 No

ITEM 5: MINUTES & COUNCIL/MAYOR REPORTS

A. APPROVAL OF CONSENT ITEMS

- **January 10, 2019 City Council Meeting Minutes**
Tabled.

B. MAYOR'S REPORT

Mayor Jeppsen reported that the Police Department is currently interviewing for two new police officers to replace officers who have moved or are moving to different cities.

Mayor Jeppsen discussed further his thoughts on the SITLA Land Exchange and his goals in regards to the land moving forward.

C. COUNCIL REPORTS

Council Member Montgomery stated the landfill vouchers are ready to be utilized by the public. She encouraged everyone to remind their neighbors they can apply online for these vouchers.

Robert Barnhill stated that people can also come and get them at the City Offices.

Mayor Jeppsen stated they are still working with Brigham City for a Green Waste Disposal deal.

David Ahlstrom stated he was not happy with the maintenance of property across from him (being sold to Brandon Hansen) when the City owned the property and inquired if this property would be better maintained now that it is going to be privately owned. The council indicated that the property would need to comply with city code.

Council Member Tueller updated the Council on the current planning of projects and budget of the Sewer Board for 2019 (especially in regards to monitoring business sewage use).

D. STAFF COMMENTS

Chief Scott Hancey reviewed the process of hiring two new officers. He stated they have offered to one candidate who accepted, and were expecting a response to another offer tomorrow. He stated each officer is a veteran officer with around 5 years of experience. He discussed budget adjustments, which will need to take place next year because of hiring these two veteran officers.

Council Member Watkins asked how many officers the City has and if the current number of officers was necessary. Chief Hancey advised with Perry's current population the Police Department needs at least seven officers to have coverage 24 hours a day, 7 days a week. He explained having more than seven is much better for coverage and morale.

Shanna Johnson agreed that the Police Department needs seven officers in order to allow for time off and still provide coverage.

Robert Barnhill reminded that it is almost time to plan for the 4th of July Celebration.

Council Member Tueller advised putting together recommendations for a citizen to chair the 4th of July Celebration committee.

Shanna Johnson reminded the Council that it is almost time to start planning the Fiscal Year 2019-2020 Budget and stated that budget work session would begin in March.

The Council and Staff discussed the manner in which they would like to approach the City Budget Sessions this year.

Craig Hall stated the State Legislature is starting up and recommended the Mayor and Council Member Tueller start attending the Legislative Policy Committee meeting when possible. He reviewed the proposed bills which will directly affect Perry City.

E. PLANNING COMMISSION REPORT

Commissioner Michelle Drago stated the Commission had no new items to make the Council aware of, other than they need more Planning Commission Members.

ITEM 7: EXECUTIVE SESSION

None Required.

ITEM 8: ADJOURNMENT

MOTION: Council Member Wright made a motion to adjourn the City Council Meeting.

Motion Approved. All Council Members were in favor.

The meeting adjourned at 8:18 PM.

Susan Obray, City Recorder

Kevin Jeppsen, Mayor

Shanna Johnson, Chief Deputy Recorder