

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

CITY STAFF PRESENT: Shanna Johnson, Chief Deputy Recorder  
Robert Barnhill, City Planner

OTHERS PRESENT: None.

**ITEM 1: CALL TO ORDER**

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

**ITEM 2: DISCUSSION ITEMS**

**A. Fiscal Year 2019 (FY2019) Project Review**

The Council opened the discussion on the current status of the FY2019 projects.

The Council discussed and clarified the 1200 West Grant and options of the use of the State funds awarded for this project.

The Council discussed the Utah Outdoor Recreation grant options for the City parks (playgrounds, water fountains, Outdoor Recreation Center, trails, etc.)

Shanna Johnson reviewed the funds spent thus far on the City Welcome Sign project, which is one of the Tourism Grant projects. The Council discussed and reviewed what was left to do on this project and the approximate remaining costs.

The Council discussed the Council of Government (COG) Grant for the Corridor Preservation by Walmart and the current status of this project.

The Council reviewed the East side Corridor Preservation for a second Egress in Suncrest Subdivision, it was established an appraisal is currently being worked on and the landowner will be contacted in regards to the second egress for the subdivision at Canyon View Drive.

**B. Gun Range Projects**

The Council discussed the Sitla Exchange, it was established the City is waiting for the DNR to get more information regarding this project. They reviewed the Grants for the Short Range Pistol, Parking, etc. to further upgrade the Gun Range. They discussed the concrete slab for the storage building on the Gun Range and the donated work from Whitaker Construction. The Council discussed and reviewed ways to help elevate and get funding for the Gun Range, and the importance of controlling the land the Gun Range is located on to aide with these.

The Council discussed the option of a road/trail from Willard Bay to the Gun Range and Bird Refuge.

**C. Recreation and Trails Projects**

The Council reviewed the County's desire for the City to adopt the Trails Master Plan.

Mayor Jeppsen introduced the idea of using an old ATV trail that would connect from Powder Mountain to Franklin, Idaho as an option for a trail/road. The Council agreed this trail would be worth looking into.

Shanna Johnson reviewed with the Council the importance of introducing outdoor recreation in the area and the financial benefit that would be for the community. The Council discussed the options of increasing public outdoor recreation and public safety in the area.

**D. City Department and Building Projects**

Shanna Johnson reviewed the projects from both the Police Department (body armor update, vehicle and equipment updates, etc.) and the Public Works Department (restroom updates, signage, road projects, vehicle updates, etc.).

The Council discussed the updating of the new City Logo and using it throughout all city departments.

Shanna Johnson reviewed with the Council the city building restroom upgrade project. They reviewed the cleaning contract and the incredible improvement that has been for the city building. They discussed and reviewed options of how to better maintain, update, and improve the current City Hall building.

The Council reviewed how to better maintain the current roads, parks, and problem areas in the City.

**E. New City Hall Discussion**

Robert Barnhill reviewed and discussed with the Council the research which has been done up to this point for a new city hall building (See Attached documents from Architects). Council Member Watkins discussed the information received thus far from the approached architects. They also reviewed the information they have gained thus far from Council Member Watkins and Bob Barnhill visiting similar sized city hall buildings, and the advice those cities had on the pros and cons of their buildings (storage, office size, security, building size, conference room, restrooms, electricity, windows, location, etc.).

The Council discussed and clarified the aspects from the visited city buildings they would like to incorporate in the new city building. They discussed a certain location for this new city building and the appropriate way to approach the current landowner of part of that location.

**F. City Website Update Discussion**

Shanna Johnson presented the current state of the City Website update. The Council discussed changes they would like to be made to the website's design and content. The

Council especially discussed hiring a professional photographer for the pictures on the website.

**G. City Cemetery Option Discussion**

The Council discussed the option of having a City Cemetery and if it would be plausible and beneficial for Perry. They discussed the best locations available in the City. The Council decided to research this matter further to gain a better perspective on this option for the City.

**H. Pointe Perry Update Discussion**

The Council discussed the current status of Pointe Perry. Council Member Tueller stated a broker has been hired for this project and inquired about an update regarding the sale of this commercial land. Mayor Jeppsen reviewed the next steps in moving forward with this project with the Council. The Council discussed what businesses they would like to see here in Perry and the process it takes to bring them to this area. The Council discussed the wetland portions of Pointe Perry and how to approach development around these areas.

**I. Mass Transit Tax Discussion**

The Council discussed and clarified the current status of the Mass Transit Tax and that it must be used for the purpose of the tax passage. It was established that the UTA would like the corridor even if the Front Runner is not brought through the property. Mr. Barnhill stated the UTA expressed to him that they could still use the corridor for transportation purposes. The Council discussed and clarified the intentions of the UTA and if those are in the best interest of the City. Shanna Johnson discussed with the Council the importance of establishing the Tax Increment in the 1100 south commercial area, so that the City will be ready for the commercial area to develop.

**J. City Priority List**

The Mayor and Council outlined the following list of priorities for moving forward:

1. Land for City Building
2. Gun Range Improvements
3. Point Perry
  - a. Business promotion and wetland readiness
4. 1100 S CDA Commercial Area
  - a. Establishing Tax Increment for the area
5. City Branding and Beautification
6. Mass Transit Tax Follow-up
7. Completion of General Plan
8. Updating Code to Foster General Plan
9. Park Grants

**K. Staffing Status Report-Chief of Police**

Shanna Johnson reviewed with the Council that they had 22 applicants apply for the Chief of Police Position. She stated they will be interviewing 11 of the applicants and are hoping to make an offer by the end of November. This will give time for training (if needed) in December and the new Chief of Police will officially start in January. The Council discussed and clarified how they would like to proceed with the rest of the interviewing process.

**ITEM 3: EXECUTIVE SESSION**

None required.

**ITEM 4: ADJOURNMENT**

Council Member Wright motioned to close the work session. All Council Members were in favor.

The Meeting adjourned at 11:59AM

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Susan Obray, City Recorder

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Kevin Jeppsen, Mayor

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Shanna Johnson, Chief Deputy Recorder