



Present:

Mayor Adele Justice Council Member Mead Council Member Richman
Council Member Price Council Member Trenerly

Also Present:

Brittany Yeates, Recorder Kathy Perkins Troy Winter
Jacqueline Wilde, Treasurer Grant Nelson Jacob Sharp
Rick Price, Maintenance

1. CALL TO ORDER, ROLL CALL, WELCOME & PLEDGE OF ALLEGIANCE

The Mayor called the meeting to order and welcomed everyone at 7:00 p.m.
Roll call showed that Council Members Richman, Price, Trenerly, and Mead were all present.
Council Member Fox was absent.
Council Member Mead lead the Pledge of Allegiance.

CONSENT AGENDA

2. APPROVAL OF MINUTES DATED SEPTEMBER 18, 2019

Council Member Mead made the motion to approve the minutes as written. The motion was seconded by Council Member Price. The motion passed unanimously.

GENERAL BUSINESS / DISCUSSION ITEMS

3. ITEMS PULLED FROM THE CONSENT AGENDA

4. PUBLIC COMMENT

Grant Nelson wanted to know how long the orange cones would be here. He believes they have become a hazard. The Mayor informed him that they were waiting to get the cross walks painted. They should be gone tomorrow.
Mr. Nelson also suggested that we put a comment in the newsletter about people wearing reflective clothing for safety when walking or riding.

5. DISCUSSION OF CVSSD BOND ELECTION – JACOB SHARP

Jacob Sharp referred to a power point presentation (included in October's packet).
The election ballots will be sent out soon. The ballot will have council member positions and the Castle Valley SSD 2019 bond on them. In 1977 they did a \$5 million bond, in 1981 a \$15 million bond, in 1994 a \$10 million bond, and in 2001 a \$12 million dollar bond. In 2009 the voters approved a \$12.5 million general obligation bond. The Service District utilizes that incrementally each year a million to a million and a half dollars at a time throughout the county, including here in Ferron in capital improvement projects. They've done almost \$18 million in culinary water improvements, over \$6 million in secondary water, \$12.5 million in sewer improvements, by far the most has been spent on streets-curb & gutter at over \$44 million, and also over \$8 million in drainage issues. That spans over forty plus years all throughout the District which is Elmo to Emery. A total of almost \$90 million of bonds. The bonds that were listed were over \$54 million in bonds and the Service District has been good at leveraging their money with things like the CIB. They've gotten almost \$35 million in grants.
In the last ten years, they did a \$12.5 million bond, the operation and maintenance tax

levy was raised to 0.001, bonds were sold in a series approximately \$1-1.5 million each year, repayment for each bond is six years except for the Ferron water treatment plant which is fifteen years, and an additional \$8.502 million in grant money was acquired and spent on projects.

The projected budget for the capital facilities plan for the next twenty years has over \$12 million in culinary water improvements, nearly \$12.5 million in secondary water, over \$15 million in sewer, over \$1 million in drainage, and nearly \$40 million for streets-curb & gutter.

Mr. Sharp then read off some of the ballot language, "PROPERTY TAX COST FOR THE BOND ISSUANCE: If the Bonds are issued as planned, an annual property tax to pay debt service on the bonds will be required over a period of 15 years in the estimated amount of \$50.23 per year on a residence with a value of \$120,000 and in the estimated amount of \$91.32 on a business property having the same value." \$120,000 is the number they got from the county assessor's office. That is the estimated average value of a normal home in the District.

He then goes on to explain some of the ballot language, 'HOWEVER, because prior general obligation bonds have been retired, no increase in taxes is expected as the tax impact on the prior bonds and the tax impact on the proposed bonds are estimated to be the same...' The State's Truth-in-Taxation laws required the inclusion of the property tax language mentioned. The increase mentioned in the language represents the debt service tax increase if the existing bonds were to be paid off entirely. It is not an increase of the existing debt service tax level but an extension of it. He said that the Service District will be sending out a voter brochure to hopefully explain all this to the voters.

The Mayor suggested to the rest of the Council to get the word out to the community that this is a good thing.

6. DISCUSSION OF CEMETERY ACTION PLAN

Council Member Fox was not there to present the plan.

7. DISCUSSION OF NEW WELCOME SIGNS FOR FERRON CITY – KATHY PERKINS

Kathy Perkins informed the council that the welcome sign is finished. It is gorgeous and heavy! It's at her place right now. She knows that there has been some concern over putting it on Grant Nelson's property as planned. The final cost on the one was \$450. Eldon Holmes donated his time to do this. It is metal and the silhouette of the rainmaker. It's eight-foot tall. It just needs to be put in the ground. There is only one done now. We'll get this one installed then work on the next one for the South side of Ferron.

The recorder will call Blue Stakes before having it installed.

The old sign was not able to be salvaged.

Ms. Perkins needs to submit her receipts to be reimbursed.

8. DISCUSSION OF NEW OFFICE HOURS

The Mayor mentioned how the office personnel would like to change the hours because the Recorder needs to leave on most Friday afternoons for family. She wants to try being open Monday through Thursday from 8:00 a.m. to 5:30 p.m. and then on Fridays closing at noon. It will be posted on the marquee and have the answering machine message to state the new hours. Also, there will be a number that can be called in case of emergencies.

The local mortuaries will need to be told about the change.

The new hours will take effect next week.

9. DISCUSSION OF PUBLIC USE OF PROPERTY

The Council had no new ideas of what to put in a policy to protect the employees and citizens, but they do agree that one needs to be written. The Mayor will try to have something written up for next time.

RESOLUTIONS / ORDINANCES

10. RESOLUTION 2019-6: A RESOLUTION REQUESTING ROCKY MOUNTAIN POWER TO RELOCATE A POWER POLE.

The Service District needs a power pole moved in order to do a retaining wall that is on Ferron's project list.

Council Member Richman made the motion to approve Resolution 2019-6. The motion was seconded by Council Member Mead. The motion carried in a roll call vote.

11. ORDINANCE 2019-2: AN ORDINANCE DEFINING LOW IMPACT BUSINESSES AND AMENDING PERMITTED USES IN ZONES RA-1 AND R1-10,000

The City recently had an issue with the seminary building near San Rafael Middle School being sold to a business. The current zoning would not allow them to actually do business at the address. This ordinance will allow low impact businesses to do business throughout the city.

The motion to adopt Ordinance 2019-2 was made by Council Member Richman. Council Member Trenergy seconded the motion. The motion carried in a roll call vote.

REPORTS

12. MAYOR AND COUNCIL REPORTS

Council Member Richman reported that at the Planning and Zoning meeting, it was discussed that some of the places in County that are a mess reflect poorly onto the City. The City doesn't have any way of getting those properties cleaned up. The Commission thought that maybe if the Council sent them a letter expressing concerns about those properties, it might have an effect.

The Mayor said she recently met with Jones & DeMille about doing a trail. She is super interested in putting a walking path or bike trail. She plans to do a survey to see what the citizens would like. She would personally like to see one go up to the golf course and around. Or perhaps to Clawson and back, maybe even Molen and back. It was suggested to get a citizen committee put together to push it forward and get grants. Last week in Price, they had a huge bike rally. There were people everywhere on their bikes. It was good for their community. High schools have bike clubs.

Troy Winter mentioned that Huntington had a plan to connect all the cities with a trail. They were going to use CIB money. He doesn't know what ever happened with that. Everyone thinks that a trail in Ferron would be utilized.

The Mayor also mentioned that at the League of Cities meetings, there was one about meetings running smooth. The bottom line was that if something doesn't fit in the five objectives, it didn't get put on the agenda. Their objectives were infrastructure, fiscal fitness, communication, public safety, and the sense of community. Not everything needs to come to the council meeting. We could just have the actual council member over that area take care of the issue. This could help the city actually get business done in a timelier manner.

She also talked with BLM again about the golf course. They have done nothing since she last talked to them. If anyone has ties with the BLM, she is asking them to please reach out to them. Council Member Richman will go to Public Land's meetings and see how they may help.

Jeff of Great Life has met with Monticello, Carbon, and Vernal and they all interested joining with Great Life.

The Mayor said that she is still working on Halloween celebration. We've had to makes changed to the plans because the elementary was pretty much doing what we were

planning. We will have soup, dinner, and a dance.

13. MAINTENANCE AND GOLF COURSE REPORTS

Rick Price reported that they are working on winterizing the bathrooms. They are waiting for a compressor so they can blow out the lines.

He also said that the animal control has been crazy. Molen road is the worst. The Mayor said that we send a letter to everyone on Molen to keep better track of their dogs.

14. (IF NEEDED), CONSIDERATION TO ENTER CLOSED SESSION TO DISCUSS THE CHARACTER, PROFESSIONAL COMPETENCE, OR PHYSICAL OR MENTAL HEALTH OF AN INDIVIDUAL, PENDING OR REASONABLE IMMINENT LITIGATION, AND THE PURCHASE, EXCHANGE, OR LEASE OF REAL PROPERTY, PURSUANT TO UTAH CODE SECTION 52-4-205

There was no need for a closed session.

15. BUDGET REPORT

The Recorder reported that there were no real changes. She did ask permission to balance the Peach Days budget.

16. APPROVAL AND PAYMENT OF WARRANTS

Council Member Trenergy made the motion to approve the payment of warrants. The motion was seconded by Council Member Price. The motion carried.

17. ADJOURNMENT

The motion to adjourn at 8:11 p.m. was made by Council Member Richman. Council Member Price seconded the motion.

ATTEST:

Mayor Adele Justice

Brittany Yeates
Ferron City Recorder