



Ferron City Council Meeting Agenda 10-11-2018  
Council Chambers – Ferron City Hall  
20 East Main Street, Ferron Utah  
Phone - (435) 384-2350 Fax - (435) 384-2557 Web -  
ferroncity.org

Present:

Mayor Adele Justice  
Council Brad Richman  
Council Member Joe Trenerly

Council Member Randy Fox  
Council Member Wendy Price

Others Present:

Shala Hunsaker, Recorder  
Tami Bennett, Treasurer  
JD Seely

Rick Price, Maintenance  
Sid Swasey, Maintenance  
Maurice Anderson

Sherie Swasey  
Kathy Jenkins

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

Mayor Justice Welcomes everyone and calls the meeting to order at 7:00 P.M. The Roll Call noted the following:

**Present:** Council Member Fox, Council Member Trenerly, Council Member Richman, Council Member Price.

**Absent:** Council Member Mead.

Mayor Justice informs the Council that though we discussed the Audit last city council meeting, we forgot to approve the audit.

**Council Member Fox moves add the approval of the audit to tonight's agenda. The motion is seconded by Council Member Trenerly. The Motion passes unanimously.**

**CONSENT AGENDA**

2. APPROVAL OF MINUTES DATED SEPTEMBER 19, 2018

3. BOARD OF EQUALIZATION REQUESTS

**Council Member Fox makes a motion to approve the Consent Agenda. The Motion is seconded by Council Member Richman. The Motion passes with Council Members Fox, Richman, Price and Trenerly all voting aye.**

**GENERAL BUSINESS / DISCUSSION ITEMS**

4. ITEMS PULLED FROM THE CONSENT AGENDA

**Council Member Fox moves to approve the 2017-2018 fiscal year Audit. The motion is seconded by Council Member Richman. The Motion passes with Council Members Fox, Richman, Price, and Trenerly all voting aye.**

5. PUBLIC COMMENTS

No Public comments were made at this time.

6. KATHY JENKINS- DISCUSSION OF THE FENCE BEING PUT UP AT 60 EAST MAIN

Discussion about the fence that was approved for Kathy Jenkin's property last city council meeting. Kathy Jenkins requests a chain link fence with vinyl slabs placed in it for added privacy as well as a buffer for her property from garbage and debris that may blow into her property from the wind. Council Member Fox asks about the exact

property line, how long the fence needs to be, and who did the survey. Council Member Trenergy suggests barbwire fencing, like the fence at the fairgrounds. The Council talks that it should be 50/50 cost. Kathy said if the council provides the fence, she will provide the vinyl. Kathy states that she is fine with whatever will work, as long as it will work. Mayor Justice asks if we have the materials to put up a net fence and suggests looking at a cost share for something else more costly. Council Member Trenergy states that he will get an estimate. Short discussion on putting up the fence before the ground freezes. Council Member Fox states he thinks it will be at least another month before the ground freezes. Mayor Justice states that the fence will be put up as soon as the maintenance department could possibly do it. Kathy said she plans on being here next month to see where we are on the project.

7. CLIFFORD SNOW- DISCUSSION OF VETERANS MEMORIAL

Clifford is not present tonight.

8. SHERIE SWASEY- DISCUSSION OF JR LIVESTOCK AND BELT BUCKLE DONATION

Discussion about a belt buckle for the Stock Show

**Council Member Fox makes a motion to give the JR Livestock 175\$ for a Belt Buckle. The motion is seconded by Council Member Trenergy. The Motion passes with Council Members Fox, Richman, Price, and Trenergy unanimously voting aye.**

Sherie Swasey makes a request for more power outlets to be added to the sheep barn to improve the power at the building. Council Member Fox states that he is in charge of that building, and has discussed this with Carl that outlets be added. Mayor Justice states that as long as it is in the budget, there shouldn't be a problem. The council comments that we have the Best Stock Show in the State. Council Member Fox states we wish we had more amenities in the town for people attending the Stock Show. The Mayor thanks all of them for their hard work that Sherie and Sid Swasey do for the Stock Show.

9. APPOINT J.D. SEELY TO THE PLANNING AND ZONING COMMISSION

**Council Member Fox moves to approve JD Seely to the planning commission. The motion is seconded by Council Member Price. The Motion passes with Council Members Fox, Richman, Price and Trenergy voting aye.**

10. PEACH DAYS PHOTO CONTEST

Mayor Justice comments that the first photo contest was a little bit of a flop, but we still had some great entries. The Mayor states she would like to pick 2 pictures from 2 different events. After a short discussion the following is decided: Motorcycle is 1<sup>st</sup> place, Bull is 2<sup>nd</sup>, four wheeler is 3<sup>rd</sup>.

We will contact them and let them get their prize.

11. DISCUSSION OF FAIRGROUNDS METAL BUILDING

Mayor Justice states that the council talked about a committee last time for finding a solution for the Fairground metal building. A committee hasn't been formed yet. Mayor asks for any suggestions. Mayor asks Sherie to be on the committee. Tami Bennet suggests asking one of the dance people like Becky or Angelina. The Mayor informs that we are going to keep it on the agenda until something happens. Council Member Fox states that it's good to talk about it to start with.

12. DISCUSSION OF UPCOMING FALL CELEBRATIONS- HALLOWEEN FESTIVAL

Mayor informs the council that the City will be partnering with The Pitchforth Haunted Yards for the Halloween Festival. Council Member Price suggests adding a barn dance. Council Member Fox volunteers for the Hay Rides and will pull a trailer while driving his tractor. Council Member Price states that she will ask the Youth City Council if they will help with the festival, but they are not sure they will be available to.

13. DISCUSSION OF MILSITE GOLF COURSE

Preliminary discussion about leasing the Golf Course to a company called Great Life Utah. The Mayor gives a summary of her conversation with Great Life Utah. Their objective is to combine golf with fitness. It is a monthly pass instead of yearly pass. They talked about finding a location in the City to put up a fitness center. Almost a 2-good-2-be-true offer. They are sending more information and as soon as the Mayor gets that she will email it to the council. They would take full responsibility of the day to day operations, maintenance and management of the course. Ferron City would be in charge of repairs. The Mayor informed Great Life of the deficit, and they said that they could absorb that and it didn't matter at this time. Great life stated that the fees would stay similar to what the fees currently are. They try not to displace workers. This model has been very successful other parts of the united states and they would be sending a proposal. No commitments have been made. Mayor informs that Great Life Utah stated they like our location because it is a state park. Mayor states that the Council don't have to consider it, but wanted them to be aware. Council Member Price asks about the benefits this would bring to the City. Mayor answers that she believes it would be very beneficial to those who stay at the State Park and city as a whole. Mayor Justice states that Great Life is aware of the Dam situation. Richman discusses possible locations for the fitness center. Mayor States how we want to be prepared. Kathy Jenkins asks that we investigate other golf courses that have had this company come in. JD Seely, talks about how his daughter worked for vivint and has worked with this company; It's not a start up company, it is a big, well ran company. They wouldn't even blink at a 200,000 deficit. They want to promote happiness and health. Mayor Justice states that Great Life Utah gave both options of buy and lease, but the problem is we lease the property from BLM. She stresses that we want no rumors that we are doing it, just looking at preliminary options. The more heads we have in it, the more we can think of options and solutions for the Golf Course. Mayor talks about how she has asked help with our golf course before with no success. This seems too good to be true, but something to look at.

The Fire Pit restaurant is closing after next week for the winter, but would like to be back next year.

**RESOLUTIONS**

14. RESOLUTION 2018-7, A RESOLUTION OF FERRON CITY ADOPTING THE EMERY COUNTY PRE-DISASTER HAZARD MITIGATION PLAN 2018

**Council Member Richman moves to pass Resolution 2018-7. The Motion is seconded by Council Member Trenergy. The Motion passes with Council Members Fox, Richman, Price and Trenergy all voting aye in a Roll Call Vote.**

**ORDINANCES**

15. ORDINANCE 2018-4 AN ORDINANCE TO AMEND THE PLANNING AND ZONING COMMISSION BY CHANGING THE NUMBER OF MEMBERS ON THE COMMISSION, THE COMPENSATION AND THE TERMS

**Council Member Richman Moves to approve Ordinance 2018-4. Council Member Price seconds the Motion. The motion passes with Council Members Fox, Richman, Price and Trenergy all voting aye in a Roll Call Vote.**

JD Seely states that he doesn't wish to be paid. Mayor Justice suggests writing a letter to state that he doesn't want to receive compensation while serving on the Planning Commission.

Kathy Jenkins asks about training of those on planning and zoning. Mayor Justice states that there are several training events that are given to the members of the Planning Commission.

## REPORTS

### 16. MAYOR AND COUNCIL REPORTS

Council Member Trenerly talks about his events at Peach Days since he didn't attend the last meeting and that he felt the events went really well. He states a thank you to the volunteers who helped with these events. Trenerly suggests a possibility for more straw as they had a hard time finding enough. Council Member Fox states there are only a few places to get straw as only a few people can make small bails. They discuss using Oat hay is a possibility next year so they can still use it as feed.

Short discussion about sidewalks that need repair. Council Member Trenerly states that one by stake center is in need and one located by the Bennett's house. Trenerly also states that we need an entry into the Pavilion at Mayors Park. Council Member Fox talks about the approach on Canyon Road into Jeremy Larsen's property. Mayor states that she has spoken with Jeremy and Jacob Sharp to come to a solution. Council Member Fox discusses an issue at the sink hole at 200 West and 200 North. Mayor asks Council Member Trenerly to check into that. He states that he thought they were going to re-tar that.

Council Member Richman states that he went to the Rec board meeting but was just a spectator until they approve it through Commission meeting. Shala sent the letter on Tuesday and he should be approved at the next Commissioner meeting to be on the board. Richman states that the Rec Board is looking to purchase a press for the ball fields, would it be a possibility to them to lease the one Ferron City Golf Course has?

Council Member Fox discusses the dog problems that we have had lately and the legality of the situation. Gail Jensen from the Sheriff department went and investigated one of the dog bites and stated it had to be quarantined for 10 days. They had to pay the keep and any fines to the city. Mayor says to let them know that the dog needs to be licensed and kenneled immediately. Council Member Fox talks about following up on the animal control issues. Mayor states that we need to follow the ordinance to the letter. The dog pound should not be releasing any dogs without notifying Ferron City and insuring the dog is licensed. Mayor reads the ordinance; she says let them know that the dog needs to be licensed immediately and kenneled, if that doesn't happen contact the attorney. She reads "It is unlawful for any person to own and possess a vicious dog within the City except as stated in subsection C." When a prosecution of this offense happens, a dog may not be redeemed. The court may order Animal Control to put the dog to death to protect the citizens. Penalty is a class C misdemeanor, if the dog is deemed viscous, fee should be paid within 48 hrs. If that doesn't happen like it is supposed to be followed, get the attorney involved. Mayor states again that by all means, on any dog issue, we need to follow the ordinance and protect the citizens. Mayor states that if the Sheriff department releases any dogs, maybe they should pay the fee. Discussion on how to stop a dog from attacking you.

Short discussion about the cemetery burials. There has been one in Molen and 3 burials in the Ferron City Cemetery in the past couple weeks. Council Member Fox states that we should make sure to receive payment and that the Mortuary is responsible. The Mayor states that they are pretty good about that. Short discussion about burial fees.

Mayor Justice states that there has been an issue with building inspector for Justin Snow wanting to use Sunrise Engineering instead of the City Building Inspector. Mayor asks that Council Member Richman talk to Ronny Bloomer, the Chair of the planning commission, to decide what to do. Council Member Richman states that he has talked to Ronny briefly and he said he doesn't see a problem with Justin using Sun Rise Engineering, but that he definitely needs to pay the full building permit. The Mayor states that the Building Permit Fee is not our money, that is what pays the inspector. Mayor you have to use our building inspector. Mayor states that nowhere in the contract or ordinance does it state someone has to use the cities building inspector. She states that maybe we need to amend the contract. She states she feels it is important that we talk to Trenton, the building inspector and ask him.

Council Member Fox informs the council about a citizen putting a roof and not having a permit. He states that we need to notify the building inspector. Tami states that he inspects, he is not the code enforcer. Shala will get them a letter and it will be handed to them. Kathy Jenkins states that it is Craig Neilson that owns the house, Jolene Winn's brother. Quick discussion about fines for starting building without a permit Building permit. They state to meet with building inspector and maybe clarify in the ordinance. Council Member Richman asks that if we have a building inspector for the city, shouldn't we use them? The Mayor states that nowhere does it state inclusivity in his contract. Council Member Richman says that he will get with Trenton and Ronny and ask him. She reads that in the ordinance it is a Class C Misdemeanor to start construction before having a building permit.

Kathy Jenkins asked to make sure that vehicles are moved to blocking street before snow falls. Mayor Justice informs that Tami does remind people to move their trailers before the snow fall in the city newsletter.

We all overlooked a major fee jump in a proposal for the roll off dumpsters. The fees jumped from \$480 to \$1700. We have enough in the budget to go to the end of the year, but then we will need to look at raising garbage rates for next fiscal year.

Mayor Justice discusses there is an initiative to work from home. There will be a series of meetings to try and pass the message along that these opportunities are available. Mayor set up a meeting with Jordan Leonard. This could be the best Economic development for our city for people to work from home. Have people contact Mayor Justice or Jordan Leonard for more information

City Council Meeting will be moved to Wednesday the 14<sup>th</sup> because the Mayor will be out of the country the week before. That meeting will also be a Public Hearing to open the budget.

Short Discussion about the City Employee Christmas Party. It will be held on Tuesday, the 6<sup>th</sup> of December.

## 17. MAINTENANCE AND GOLF COURSE REPORTS

Sid Swasey states that there have been several burials. He also states that there was a call that there was a leak at City Hall. Sid checked out that the window was cracked open a little bit. No damage happened

Rick Price informs that he has been getting snow plow ready and winterizing the equipment. Good idea to have those plows ready to go.

JD Seely talks about buying a water hookup from Main Street Market. The Mayor and Tami state that they are looking into that. Mayor expresses to JD and Maurice how great their property is looking and thanks them cleaning up the property. It looks so very nice. Maurice states it's a facelift. Look into it and try to get an answer asap

about the water connection.

18. (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

No need at this time

19. BUDGET REPORT

Short discussion of budget problems. We will look to fix these problems at the public hearing next council meeting.

20. APPROVAL AND PAYMENT OF WARRANTS

**Council Member Trenerly moves to approve the payments and warrants. The motion is Seconded by Council Member Fox. The motion passes with Council Members Fox, Richman, Price and Trenerly voting aye in a rollcall vote.**

21. ADJOURNMENT

**Motion to adjourn by Council Member Trenerly. Motion Seconded by Council Member Richman. The Motion passes unanimously.**

ATTEST:

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Mayor Justice

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Shala Hunsaker  
Ferron City Recorder