

Francis City Council Meeting
Thursday, June 13th, 2019 7:00 p.m.
Francis City Office
2319 So. Spring Hollow Rd.
Francis, Utah 84036

Attending: Mayor Byron Ames, Councilmembers Trilby Cox, Matt Crittenden, Jeremie Forman, Shana Fryer. City Engineer Scott Kettle, City Planner Ryan Robinson, and City Recorder Suzanne Gillett

Others Attending: Pete Gillwald, Collette Madsen, Elaine Robb, Renee Atkinson, Jane Wilford

1. Welcome & Call to Order— The Mayor welcomed all in attendance and asked Councilmember Cox to lead everyone in the Pledge of Allegiance.

The Mayor shared three thoughts not related to each other, but he shared them because they intellectually moved him, they were all from Winston Churchill. The first one is, you cannot reason with a tiger when your head is in its mouth. Second one is, those who never change their minds never change anything, and last is when youth departs may wisdom prove enough.

2. Public Comment---Rene Atkinson wanted to know why she was not put on the agenda. She also stated that she was hit today, and she wants to know when the city is going to make the traffic past her house slow down.

Collette Madsen wanted to know what ordinance let them move away from the general plan and annex Stewart Ranch in with the one-acre annexation instead of following the general plan at two-acre annexation. She feels that they really need to stick to the general plan, and we need to keep it rural like the general plan states.

Elaine Robb would like to second everything that Collette said. People came here because what the valley had to offer and now that is slipping away. She doesn't understand why the younger people on the council are ok with things, don't they want their kids to be able to live here. She stated that none of the concerns stated were addressed. She also feels that nobody listens to them and that is why people have quit coming, because no one listens.

3. Public Hearings---None

4. Discussion, Updates and Approval on Potential Action Items

A. Lighting Discussion---The Mayor informed everyone that they had discussed this in the last meeting, and he has asked Planner Robinson to review what had been discussed and follow up on some of the items discussed. He reviewed with everyone the items that he worked on and explained what changes had been made. He stated that the council can do what they would like with this.

One item was on approving the lighting sections by chapter. Another was on the Ag lighting definitions and Special Events lighting. He also wanted to know if they wanted hour limits on the Special Events lighting.

The Mayor feels that events that are temporary in nature could lead to other issues on the lighting. Councilmember Cox feels that the way it reads, it should be fine.

Councilmember Forman asked about the arena lighting. The Mayor read what the code said. Councilmember Forman questioned the permitting, he does not like any part of this, and he would take it away completely. He feels that we are complicating something that doesn't need to be.

Planner Robinson said they could add something to this on curfew on the arena. Councilmember Forman feels there needs to be some exemption on the city property and that the arena should not be a lighting issue.

The Mayor's goal is to come up with something Councilmember Forman can live with.

Engineer Kettle suggested figuring out whether you want to allow neon lit signs or not.

Collette Madsen feels that neon signs cause problems for the neighbors.

Councilmember Forman said the lit sign at the High School is very bright, especially at night.

The Mayor would like to spend some more time going through this. Councilmember Cox agrees with that. Councilmember Forman said he does not even like streetlights, and he feels like we are over complicating things. The Mayor feels we need to have a more pleasing lighting situation.

The Mayor will work with Councilmember Forman on this and figure something out. Councilmember Cox feels that if we have the goal not be lit up like Las Vegas then we are on the right track.

Councilmember Cox moved to table the lighting for further review. Councilmember Crittenden seconded the motion. The Mayor and Councilmembers Cox, Crittenden, Forman and Fryer all voted in favor, motion passed.

B. Authority to sign Annexation for Stewart Ranch---The Mayor asked the council for approval to sign the Development Agreement.

Councilmember Fryer informed council that she is not in agreement with some of the items in the agreement. So, no he would not have her permission.

The Mayor asked if he could explain the items that she questioned. Councilmember Fryer agreed. The Mayor explained to everyone what was meant by her concerns on the items that she addressed.

The Mayor asked for any other comments or questions on the agreement. There were none.

Councilmember Cox moved to give the Mayor authority to sign the Stewart Ranch Annexation Agreement. The Mayor and Councilmembers Cox, Crittenden and Forman voted aye, and Councilmember Fryer voted nay. Motion passed.

C. Approve Amended Budget for 2018-2019---The Mayor asked council to look over the amended budget and see if they had any questions.

Councilmember Fryer thanked Suzanne for all her hard work on the budget.

The Mayor asked Suzanne if there was anything she wanted to explain. She responded by saying that all the items that were amended were highlighted with explanations next to them.

Councilmember Cox asked about the General Sales Tax, it was explained why it was amended.

Councilmember Forman asked about the CDBG Grant and he was informed that it was carried over.

Councilmember Forman moved to approve the amended budget for fiscal year 2018-2019. Councilmember Fryer seconded the motion. The Mayor and Councilmembers Cox, Crittenden, Forman and Fryer all voted in favor, motion passed.

D. Approve Budget for 2019-2020---Council took a few minutes to look over the budget and clarify some questions that they had on which the new budget figures were. The Mayor pointed out that there have been some fluctuations in some areas and why they could be there. He also explained how extra money has been put away for capital projects and why and where some of that has come from.

The Mayor explained that on salaries for the staff, planner and public works, we end up spending less than what's budgeted which is good, it ends up being carried over to capital projects. But, all the other cities around them are paying more. One of his concerns is Ryan's moving on to greener pastures because of salaries. He feels we need to be looking hard at what we pay since we are competing with neighboring cities.

Councilmember Forman said his stance always has been and always will be that your people are your greatest asset. If you treat them that way they will stay. One thing we can't afford to have is people who don't understand or do their job well because we can't hire them because of the pay. If we can pay more, we are more likely to be able to recruit and maintain the employees we have if we have the ability. One of our main priorities should be taking care of our employees.

The Mayor agreed completely and as we balance things; he would air on the side of paying staff more. They are always going to be under paid compared to the private sector. He gave some examples of the planner applicants. If the employees are qualified for the job, then we need to do what we can to reward them. Again, he feels that if we have money being transferred to capital projects then maybe we should use some of that to reward our employees. He would propose we could hire a new planner at a little higher range than offered and give a raise to all the other employees and take a step to recognize those that have been around a little while longer as well.

Councilmember Forman feels that if we can make it work and not over stretch us, then that should be a main priority.

Councilmember Crittenden wanted to make sure that in next years budget that we are taking care of our people. He agrees with Jeremie, if you are taking care of your people, they will take care of you. He is all for it.

The Mayor brought up the City Attorney fees and we are at the three-year mark, so he feels we need to pay a little more on the hourly rate. What he makes is less than the market rate and we have been below the budget in fees and he would like to propose a \$25 rate increase per hour.

Councilmember Cox feels that the rate we shop around for employees and keeping everyone up to speed we probably should pay a little more to keep them.

Council reviewed the rates on all the general ledger accounts and where adjustments may or may not happen. And where they may want to spend a little more money. The Mayor discussed water options that are being offered to the city, so we can adjust that in the water fund.

Also, council had talked about money for the So. Summit Bike Team and the Kamas Valley Youth Council and possibly the Summit County Fair.

Council wanted to know who from the County Fair usually came and asked and they were told Tom Snyder. The Mayor said that he wants people coming and talking with them.

Councilmember Cox wanted to understand how the County Fair worked and who the money went to. Councilmember Forman explained to her how it all worked. Councilmember Cox was good with it then.

There was a discussion on the school clubs and how and when people approach the council about sponsoring them.

Councilmember Cox wondered about the dollar amounts and some things have an even amount and salaries are rounded to the pennies. Suzanne explained why things were the way they were.

The Mayor brought up raising the Mayor salary in three years when he is not in so that you get more qualified people willing to do the job. He doesn't want the raise when he is in, but they need to in the next few years. Councilmember Crittenden said that he agreed there needs to be something there. He does not mean to slight the work of the council by saying that. He just means the Mayor is more all the time work. He proposes in the budgets going forward to make that change, but not while he is Mayor.

Planner Robinson said that the committee recommended \$90,000 for the Restaurant Grant and the council usually approves that. So, it was decided that change be put in the budget as it could be amended if need be.

There was some discussion on what annexation fees the city may receive and what may need to be amended at the end of next year.

Councilmember Cox asked about the Frontier Days expenses and there was a brief discussion on those expenses and the new ticket program and how all of that would work and what those fees would be. There was also a brief discussion on the ticket fees and collection of those fees.

The Mayor asked about the original worksheet we worked on and why the amounts were so different now. Suzanne explained how the fiscal year is in July so half of there revenue and expenses are in two different fiscal years.

The Mayor discussed revenues vs expenses and why there is a difference in the Frontier Days budget. He would like Frontier Days to be on the positive side of things. Suzanne explained again that with the fiscal year that way it is it makes the Frontier Days budget hard to differentiate years. There was discussion on the sponsorships and how and when they are paid out and what is required.

Page seven in the water budget discussed. Engineer Kettle explained that the expense is more than the income and maybe we need to start looking at water fees as it has been in the negative the last couple of years.

There was a brief discussion on the certified tax rates and the Mayor informed council that he and Brad have talked about this and the city really needs to do something as the rates have not been changed forever and the city needs to be able to keep up on things. Suzanne explained that she had asked the County Auditor how often other cities change their tax rates and he informed her that normally every 7 to 8 years. Francis has not raised their tax rate for years and years and we need to look at doing that.

Councilmember Forman wanted to know what we needed to do to have some sort of plan in place. He doesn't want the city councils down the road to end up in the same type of situation that they did with all the sewer and water issues they have had over the past few years. The city needs to keep up on things instead of waiting so long to make changes on fees and then everyone being mad, we should continually be making changes gradually. We should be looking at things at least every 5 years.

The Mayor wanted to know if the council had any other questions on the budget.

Councilmember Cox made the motion to approve the budget for 2019-2020 as per the changes discussed tonight. Councilman Forman seconded the motion. The Mayor and all Councilmembers voted aye; motion passed.

E. Frontier Days Celebration Discussion---The Mayor and Councilmember Cox had a meeting with the Lions Club tonight before this meeting. They talked about a wrist band for the kid's activities and how much to charge and who received how much of the money. It was decided about a quarter of the fee will go back to the Lions Club. They were all in agreement, but the train ride is only for one ride, so after that the Lions Club will charge the extra amount for another ride and they will also charge on their own for Monday rides. It will be \$6.00 for the wristband on Saturday and the Lions Club will receive \$1.50 of that. They also talked about having their concession and ticket booth in the normal spot.

Queen contest has happened and resulted with some positive detail tweaks to our rules.

Councilmember Cox is 99% complete on the Light Parade application, the only question she has is when you want the applications due by. Line up 7:30 p.m. to 8:00 p.m. with no application deadline.

Mayor spoke with the Director of Mountain Town Music and they were excited to work with us.

Rod Maxfield will fill in wherever we need him. Councilmember Fryer said she told him to get with the Mayor.

5. Council Business

A. Council Reports---Councilmember Cox asked about Summit Haven Phase 2. Since it's not happening, she wondered what was going on with it.

B. Planner Reports---Planner Robinson explained that next week Gene Atkinson is going before the Planning Commission. Then they are discussing Conditional Use and finishing their discussion on Multi-Family housing.

C. Engineer Reports---Engineer Kettle explained that the parks going to be busy starting next week. The Mayor said we need to put garbage cans up there.

D. Mayor Reports---The Mayor would like to hire the new planner and would like the council's blessings on doing so. He explained to the council how many people we interviewed and who he felt the best candidate was and why they were chosen. He had the council's blessings to hire the planner.

E. Report and Approval of Bills Paid---*Councilmember Cox made a motion to approve the bills. Councilmember Fryer seconded the motion. The Mayor and Councilmembers Cox Fryer, Forman and Crittenden all voted in favor, motion passed.*

F. Approval of Minutes from May 9th, and May 16th, 2019 ---Councilmember Cox made a motion to approve the minutes of May 9th, and May 16th, 2019. Mayor Ames seconded the motion. The Mayor and all Councilmembers voted in favor; motion passed.

6. Meeting Adjourned---Councilmember Cox motioned to adjourn ,everyone seconded.

The content of the minutes is not intended, nor are they submitted, as a verbatim transcription of the meeting. These minutes are a brief overview of what occurred at the meeting.

Minutes accepted as to form this 11th, day of July 2019.

Mayor Byron Ames

City Recorder Suzanne Gillett