

Francis City Council Meeting
Thursday, July 8th, 2021, 6:00 p.m.

Francis City is inviting you to attend by following the link below or by calling: 1-301-715-8592
<https://us02web.zoom.us/j/81514938782?pwd=cTF6MUxCT0g4NmJLbWtuTmtrMjJCUT09>

Meeting: 815 1493 8782 Passcode: 453414

You can also comment by email to comments@francisutah.org

Council: Mayor Byron Ames via phone & zoom, Councilmembers Trilby Cox, Matt Crittenden, and Jeremie Forman

Excused: Councilmember Fryer

Staff: City Engineer Scott Kettle, City Recorder Suzanne Gillett, City Planner Katie Henneuse

Others Attending: Clayton and Suzanne Querry

1. Welcome, Call to Order, Pledge of Allegiance & Thought—The Mayor thanked everyone for coming, he apologized for being remote and explained why he was not here. Today is July 8th, 2021, he said he would need to duck out early and he has asked Jeremie to take over. He asked Trilby to lead in the Pledge of Allegiance and the thought. She shared a summer quote that she liked.

The Mayor jumped around on the agenda items as he could not be at the entire meeting, so we covered items he needed to be a part of first.

2. Consent Agenda

A. Approval of Bills Paid---Councilmember Cox asked about the \$1,000 iWorq's check and made sure we were done with iWorq's completely.

Councilmember Cox moved to approve the check register. Councilmember Crittenden seconded the motion, all voted in favor; motion passed. The Mayor and Councilmember Fryer were not present to vote.

B. Approval of Minutes from June 10th & 24th 2021--- *Councilmember Cox moved to approve the minutes from the June 10th and 24th City Council meetings. Councilmember Forman seconded the motion. Councilmembers Cox, Crittenden and Forman all voted in favor; motion passed. The Mayor and Councilmember Fryer were not present to vote.*

3. Public Comment---No public comment.

4. Public Hearings

A. Code Text Amendment---Subdivisions---Ordinance 2021-13---The Mayor said that he has read through the paperwork in detail, and he supports the revisions and amendments. He feels that they make sense.

Planner Henneuse explained that she sent out a text a week ago and asked if they needed to go through things page by page. All Councilmembers agreed that they did not need to go page by page. She then read and reviewed her staff report and the major changes with the code. (See staff report) Council brought up all the questions that they had.

Councilmember Forman asked about the utility easement. Engineer Kettle explained that most easements are 3 to 10 feet. It should not affect things too much.

Planner Henneuse wanted to close the double density loophole in the code, so that has been changed. She explained the Planning Commission reviewed this code over three meetings and she explained the process that they took. They unanimously agreed on the changes.

She suggests reviewing the updated code, provide comments, and approve the code text amendment, along with the associated Ordinance (No. 2021-13).

Planner Henneuse reviewed all of her power points with the Council. Planner Henneuse felt the Planning Commission should work out everything at the lower levels and then forward to City Council.

Councilmember Forman feels that there has been a lot of thought and work done.

Councilmember Cox has some consistency errors and grammatical errors. First, Title 17, Subdivisions we will need to add the two new chapters.

17.10.050 on page 10 you have a staff review team and should we hard code that, or as things fluctuate it gives more flexibility.

Engineer Kettle explained if you listed it then you had to do it, if not then you have more flexibility.

17.15.020 on page 16 concept plan application, there doesn't need to be a comma before and. She suspects when displayed it will update the header on the page.

17.35060 on page 40 she wanted to know on number 4 and number 6 boundary descriptions it says also, what is the meaning of that? Engineer Kettle said to just take out. Take out also in 4 & 6.

Councilmember Forman opened the Public Hearing and there were not comments. Public hearing was closed.

Councilmember Cox moved to approve Ordinance 2021-13, An Ordinance of the Francis City Council Amending Title 17 of the City Code Relating to Subdivisions, with the corrections as noted. Councilmember Crittenden seconded the motion. Roll call vote. Councilmembers Cox, Crittenden and Forman voted aye. The Mayor and Councilmember Fryer were not present. Motion passed.

B. Fee & Rate Amendment---Ordinance---2021-14---The Mayor has read through these fees as well and is in support of them. Planner Henneuse explained that there was not a staff report for this, there is however a worksheet. She explained that she has been looking at this since January and feels that changes need to be made. She explained what our current fees were and how far off from other cities we are. Our current fees are not covering the current costs.

Councilmember Crittenden feels the numbers proposed are good numbers.

Councilmember Cox asked for clarification on meeting rates. Planner Henneuse explained how that would work. She also asked about the cost demand and Planner Henneuse explained it.

Planner Henneuse explained the Commercial costs and feels that those need to be raised a little as well. She wants to attract businesses but keep it reasonable.

Councilmember Forman opened the meeting for public comment. There was none, the comment period was closed.

Councilmember Cox wanted to make sure everything on the spread sheet was also covered in the changes. She was told it was. Everything should match with the Ordinance.

Councilmember Cox motions to approve Francis City Ordinance 2021-14, an Ordinance Amending Fee Schedules and Policies for Construction, Building, Water, Sewer, Facility Rental, Planning, Sign Code, Business License, Beer and Liquor Licenses, Grama and Other Fees. Councilmember Crittenden seconded the motion. Roll call vote. Councilmembers Cox, Crittenden and Forman all voted aye. The Mayor and Councilmember Fryer were not present. Motion passed.

5. Discussion, Updates and Approval on Potential Action Items

A. Introduction of Kamas Valley Rodeo Royalty---Rescheduled

B. Community Renewable Energy Act ---The Mayor said that we agreed to be in a process for renewable energy and this was an agreement with them to proceed with the renewable energy act. They need to decide if they want to do a Resolution at the next meeting. This is a Governance Agreement that he will need to sign and the cost to Francis City is two payments. The first payment is due by July 31st this year for \$421.54 and the second payment by July 31st of next year for \$421.54. For a total of \$843.08 . He remains of the position that it is worth the \$843.08 to continue. Is there still an interest with the City Council Members.

Councilmember Cox has no objection. Councilmember Crittenden and Forman feel that it's at least worth finding out more information.

Councilmember Cox asked about the logistics of that, if our next meeting is on July 29th are we able to go in the office and make the commitment due to the date falling on Saturday. The Mayor will check into that.

The Mayor then explained the funding of \$1,000 that Councilman Forman had asked about was for the Community Cares. This was discussed in the last meeting to get that federal grant. Community Cares is something all cities in the County were participating in.

C. Resolution Agreement with Jeanea Kuczanski---Resolution 2021-07---The Mayor explained we had done this with one other resident and who that was. He also said there would be an amendment tonight that may help that. He explained that Jeanea would like permission to use the public utility easement.

Planner Henneuse explained there was a picture in drop box of what had been done. Jeana explained it was on the property when she purchased the property.

The Mayor said they would address this on a case-by-case basis. He is looking for feedback from Council getting their approval to sign an easement agreement. Council was all good with it.

Councilmember Forman moved to pass Resolution 2021-07 for the property at 398 River Bluffs Drive. Councilmember Cox seconded the motion. The Mayor and Councilmembers Cox, Forman and Crittenden all voted in favor, motion passed.

D. Rap Recreation Bond Ideas/Suggestions---Councilmember Cox supports an application for bike park and or additions and improvements to current park. Concrete, shade, park benches.

Both Councilmembers Forman and Crittenden agree with Councilmember Cox.

Engineer Kettle mentioned that the Mayor would like an electric car charging station.

Councilmember Crittenden asked about adding improvements to the concessions.

Council decided to focus on the Francis City grounds for this year, the playgrounds, and the concession areas.

Planner Henneuse explained this is a Bond and there is 8.8 million dollars to be divided out.

Councilmember Forman said sidewalks, upgrade to concessions.

Councilmember Cox explained that she sat in on a County Cog meeting and they were encouraging people to come in, especially people on the east side of the county.

E. Building Inspection---The Mayor explained we got an application from Cooper Wade, and he currently works for Park City. He explained why he wanted to come work for Francis and what he did for Park City.

The Mayor explained his Resume is attached and he reviewed it with the Council. One of the interesting things about Cooper is that he has expressed a willingness to help any way that he can. He wants to stick around forever.

The Mayor explained he talked with Cooper, and he explained that we had a need for a building inspector, and he is willing to work with the public works department. He is fully certified and eager to get more certifications. The public works department does sewer line inspections and move them to the building department. He has a Class A CDL so he could help plow in the winter. He thinks there is enough work between inspections and public works. The amount of pay would be \$41.00 an hour and that is what he would need to work for Francis City and that is in line with other communities. It is in the budget that Suzanne has set. It is in the very high end of the budget, but it is there.

He also talked with Luke about the situation and the pay and Luke didn't have any issues at all with that. He explained that he is working with us on a contract basis currently.

The Mayor proposes that we offer him a full-time position in building inspections and fill in with public works.

Council all liked the idea.

The Mayor moved that the Council authorizes him to hire Cooper Wade. Councilmember Forman seconded the motion. The Mayor and Councilmembers Cox, Crittenden, and Forman all voted in favor; motion passed. Councilmember Fryer was not present.

F. Frontier Days Concession---The Mayor explained that Bob sent Council a menu of items that would be offered. Bob Murphey explained he was getting his ducks in a row, but he opened a can of worms. He explained he sent them all an email. He explained it was going to be busier than in the past. He would like approvals on the menu price changes. He explained what those were. There is only .50 to \$1.00 difference in pricing.

Bob explained that he had a three-hour meeting with the Forman's and the cost on most everything has increased substantially. He feels that he knows how to get the vendors to give him better deals.

Councilmember Forman wanted to know if the cost increase matched the actual cost increase in the foods.

Bob said the goal is still to be able to feed families plus make a little. He will give them the cost break downs at the end of the rodeo. He explained he can get deals through Sysco as well. The other big thing is hours of operation. He wanted input from the Council of what those hours would be.

Councilmember Forman asked about the Thursday night concert and if they wanted concessions open for that.

Bob explained he hadn't heard about Thursday night. Councilmember Forman apologized for not letting him know.

Councilmember Crittenden asked about adding ice creams for the movie night.

Councilmember Cox asked if we wanted to open concessions and what do you want available.

Bob explained his thoughts on what he could do. He asked what the hours Thursday night were. He was told probably 2 hours show time. Maybe an hour before and ½ hour after. Sunday 8:00 a.m. to 11:00 a.m.... Friday is 7:30 p.m. to 11:00 p.m. Bob would like a liaison to work with. Councilmember Cox said she would be his liaison. Bob feels 3 hours is a real maximum for a volunteer. He explained his email. Bob at first thought of a food truck, but maybe next year.

Councilmember Forman stated in the past the Council has been against food trucks because the concessions are the biggest money producing product.

Councilmember Cox said this is the one time of the year you can get some community service.

Councilmember Crittenden asked about the upgrading of equipment and Bob explained that was taken care of.

Council thanked Bob for coming.

Councilmember Forman has started to line up things and has a couple of sponsors that he needs to get with.

Suzanne shared that the rodeo tickets have arrived.

Councilmember Forman informed Council that the Bren Hill Concert will be 7:00 p.m. to 9 p.m. in the arena.

Councilmember Cox is putting together a flyer. She will have something ready for the Kamas Parade. She wanted to know what they wanted to do for the Kamas Parade. Frisbees or slap wristbands were brought up.

6. Council Business

A. Council Reports---Councilmember Cox said the bridge looks good.

B. Planner Reports--- Planner Henneuse explained to Council that Tifton Hills and Circle T buyers have both backed out of their purchases.

C. Engineer Reports---Engineer Kettle explained that they could not put the arch sign back over the bridge due to the chevron pipeline, and MC Contractors is putting in the water line. Frontier Acres had a pre-construction meeting, and they are getting going.

Councilmember Forman asked if he had started on the RFP for Woodland Hills Mutual Water, and he was told yes.

D. Mayor Reports---None

7. Meeting Adjourned---*Councilmember Cox motioned to adjourn. Councilmember Forman seconded the motion. All voted in favor; meeting adjourned.*

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 the ____day of July 2021.

Mayor Byron Ames

City Recorder Suzanne Gillett