

Tropic Town Council Meeting

Minutes of the Tropic Town Board Meeting
Held Thursday, January 23, 2020 at 6:00 p.m. in the Tropic Town Heritage Center

PRESENT: Mayor WaLon Brinkerhoff **BOARD MEMBERS:** Lisa Johnson, Gene Anderson, Marie Pollock and Michael Ahlstrom. Marie Niemann – Tropic Town Clerk & Dayne Shakespear – Tropic Town Treasurer.

OTHERS: Brett Chynoweth, Bob Sudweeks, Mike Hansen, Kaden Figgins, Falyn Owens, Gayle Pollock, Kevin Poe, Seth Poe, Mike Taylor, Austin LeFevre, Lisa Halton

CALL TO ORDER: Mayor WaLon Brinkerhoff

PRAYER: Mike Ahlstrom

PLEDGE: Mike Hansen

VISION STATEMENT: Lisa Johnson

APPROVAL OF MINTUES: A motion was made by Lisa Johnson to approve the minutes of the Tropic Town Board Meeting held November 14, 2019. Second by Mike Ahlstrom. Voting was unanimous with Council persons Lisa, Gene, Marie and Mike voting “aye”. Mayor abstained.

APPROVAL OF THE AGENDA: A motion was made by Gene Anderson to approve the agenda. Second by Mike Ahlstrom. Voting was unanimous with Council persons Lisa, Gene, Marie and Mike voting “aye”. Mayor abstained.

APPOINTMENT & OATH OF OFFICE

The Oath of Office was administered to Gene Anderson, Marie Pollock and Michael Ahlstrom by Town Clerk Marie Niemann.

THE COMMUNITY

Falyn Owens ~ Travel Council 2019 Report: The past five years there has been a substantial growth in visitation; but we are a experiencing slow down. Transient Room Tax revenue is up; due to the implementation of Tax compliance throughout the County.

Marketing and Advertising: The new 2020 campaign is “Bryce and Beyond”, focusing on what if found beyond Bryce. Discussed the Cooperative Marketing programs which fund local tourism-related events and assists in advertising; an application is being submitted from Tropic Town for Main Street banners advertising Mule Days, 4th of July, Pioneer Days, etc. as well can Welcome to Tropic.

Enterprise Zone: Enterprise zones are areas created by the Utah Governor Office of Economic Development to encourage economic growth and development in specified areas by providing tax breaks to development projects within these boundaries. Garfield County Economic Development Planner Kaden Figgins reported this program is being revised and a new program will be taking its place, in which \$200,000 will be given to each County; which will organize a committee to decide how to disperse the funds throughout their communities.

Council Member Gene Anderson addressed the need to promote trades and professions outside the “tourist” industry; these services include Electricians, Plumping, Carpentry, etc. Gene encourage Kaden to include in the County’s Economic Plan the development of these type of jobs.

BVHS Marquee: Funding is being solicited from businesses, communities and fundraisers to purchase a new marquee. The marquee is not only used for school announcements, BV communities have access to its use. A motion was made by Gene Anderson to donate \$1,500 toward the marquee, with an additional \$500 contingent on the budget. Second by Mike Ahlstrom. Voting was unanimous with Council persons Lisa, Gene, Marie and Mike voting “aye”. Mayor abstained.

General Plan: Mike Hansen reported the changes and corrections had been made that was recommended during the public hearings that had been held. The final document was complete, which included photos, maps, etc. A motion was made by Gene Anderson to adopt the General Plan for the Town of Tropic. Second by Lisa Johnson. Voting was unanimous with Council persons Lisa, Gene, Marie and Mike voting “aye”. Mayor abstained.

Cannabis Hemp Ordinance #2020-2: A motion was made by Mike Ahlstrom to adopt Cannabis Ordinance 2020-2. Second by Marie Pollock . Voting was unanimous with Council persons Lisa, Gene, Marie and Mike voting “aye”. Mayor abstained.

Glamping Ordinance #2020-3: A motion was made by Mike Ahlstrom to adopt Glamping Ordinance 2020-3. Second by Lisa Johnson. Voting was unanimous with Council persons Lisa, Gene, Marie and Mike voting “aye”. Mayor abstained.

Business Licensing: Garfield County has drafted a new business license ordinance which requires businesses to provide proof of paid taxes. As reported by Falyn, revenue increased because a crackdown on those businesses who have not and are not paying their TRT (Transient Room Tax) taxes. Tropic Town would like to implement this into receiving a Town’s business license. Kaden had been asked to assist the Town in this. Once the County attorney has finished the final review, Kaden will begin reviewing the Town’s ordinance.

The issuance of the 2020 business license was placed on hold until the Mayor and Council could review and discuss the implementing of the County’s TRT proof of paid. A number of renewal applications have been received and are awaiting the Council’s approval. Mayor Brinkerhoff directed that the licenses be renewed, accompanied with a note addressing the need of proof of taxes.

PLANNING COMMISSION

Seth Poe: Home Business License application has been reviewed by the planning commission and was found to be in compliance with Town code. “That Oughta Hold Welding” will be traveling welding business; all welding projects will be at patron’s location; no projects will be brought to the home. A motion was made by Mike Ahlstrom to approve a business license for Seth Poe. Second by Lisa Johnson. Regarding business licensing, Garfield County has drafted a new business license ordinance which will require businesses to provide proof of paid taxes. As reported by Falyn, revenue increased because a crackdown on those businesses who have not and are not paying their TRT (Transient Room Tax) taxes. Tropic Town would like to implement this into receiving a Town’s business license. Kaden had been asked to assist the Town in this. Once the County attorney has finished the final review, Kaden will begin reviewing the Town’s ordinance.

Family Time Vacation Rentals: A letter was received in October from Rob and Joanne Brannon regarding their move to Washington DC and their desire to continue with their “Under the Rim Guest House” vacation rental, but would also like to rent their home out as well. Lisa Halton from “Family Time Vacation Rentals” was in attendance to discuss the requirement of the owner/manager living within 15 minutes; finding it difficult to comply.

The Council discussed why the regulation and understood the task at hand. With “Family Time Vacation Rentals” located out of Parowan managing the property, it was noted that “Under the Rim Guest House” is not in compliance as well. A motion was made by Mike Ahlstrom to deny the application until they could come into compliance. Second by Lisa Johnson. Voting was unanimous with Council persons Lisa, Gene, Marie and Mike voting “aye”. Mayor abstained.

Additional Public Comments:

Austin LeFevre asked for a few minutes to discuss a B&B Business license. Marie reported she had not listed this on the agenda, because no formal application was submitted and no recommendation was given to the Town Council for approval.

Bryce Point B&B: The grandson of Lamar and Ethel LeFevre, Austin LeFevre, attended planning commission seeking information on reapplying for a Bed & Breakfast business license. Gene reported the concern the Planning Commission had was allowing a “B&B Inn” in a residential zone; the difference being five-(5) rooms vs. seven-(7) rooms; a “B&B Inn” is not compliant for residential zoning. Mr. LeFevre reported he has read and analyzed the ordinance and found no reason why he isn’t able to have an “Inn”. A motion was made by Gene Anderson to table the discussion and readdress the discussion in planning commission. Second by Lisa Johnson. Voting was unanimous with Council persons Lisa, Gene, Marie and Mike voting “aye”. Mayor abstained.

FINANCIAL/WARRANTS

Financial statements for November and December 2019 were presented. After review and finding all to be in order, a motion was made by Gene Anderson to approve the warrants. Second by Lisa Johnson - Voting was unanimous with Council persons Lisa, Gene, Marie and Mike voting “aye”. Mayor abstained.

Enterprise Zone Ordinance: Dayne reviewed the ordinance and the tax credit program, benefits and capital investments. A motion was made by Gene Anderson to adopt the Enterprise Zone Ordinance. Second by Lisa Johnson. Voting was unanimous with Council persons Lisa, Gene, Marie and Mike voting “aye”. Mayor abstained.

CULINARY/SEWER

Water/Sewer Rates: A rate increase to water and sewer rates occurred in April 2019. In discussing the rate increase, it was suggested that a yearly increase be assessed rather than a large rate hike every two or three years. Gene Anderson proposed that this be implemented with the increase of \$2.00. Mayor Brinkerhoff and the other Council Members were in favor, but did not agree on the amount of \$2.00; taking into consideration of those on a fix income and seasonal workers, adjusting the increase to \$1.50. A motion was made by Gene Anderson to implement the increase in February’s billing. Second by Lisa Johnson. Voting was unanimous with Council persons Lisa, Gene, Marie and Mike voting “aye”. Mayor abstained.

ROADS/STREETS

Garfield County Cooperative Marketing Fund: Garfield County office of Tourism utilized fund generated by the Transient Room tax to increase visitation to all communities throughout the county. There are two types of funding, one for advertising/marketing and the other for event sponsoring; Tropic submitted the marketing application to purchase Main Street Banners.

PARKS/RECREATION: No Report

HERITAGE CENTER: No Report

ANIMAL CONTROL: No Report

EMPLOYEE REPORT

In reviewing the park/heritage center reservation calendar, scheduling the inflatables for the 4th of July celebration was sought and received. Also, the County Fair Committee will be holding its first Fair meeting on January 29 at the “Big Fish” in Panguitch. Town Clerk Marie Niemann has been the representative from Tropic; the Committee has felt additional help is needed from each community be involved. Mayor Brinkerhoff asked Council Member Marie Pollock to also represent the Town; the names of Marie Barton and Patricia Shakespear were also mentioned to assist.

MAYOR’S REPORT

The following departments were assigned to the Town Council Members:

Mayor Brinkerhoff:

- *Water/Sewer & Irrigation Water
- *Roads/Streets
- *Maintenance Yard/Equipment
- *Employees

Lisa Johnson:

- *Animal Control
- *Business Licensing
- *Heritage Center
- *Town Fleet

Gene Anderson ~ Mayor Pro Tempore

- *Town Park
- *Planning Commission Liaison
- *Code Enforcement
- *Senior Citizen/Community Center

Marie Pollock:

- *Beautification
- *Fire Department
- *Town Celebrations/Events

Michael Ahlstrom

- *Baseball Complex

Mayor Brinkerhoff called for a vote to assign a Council Member “Mayor Pro Tempore”. A paper ballot vote was taken; Town Clerk tallied and read the results ~ Gene Anderson was voted in at Mayor Tempore

ADJOURN

A motion was made by Gene Anderson to adjourn – Second by Marie Pollock. Voting was unanimous with Council persons Lisa, Gene, Marie and Mike voting “aye”. Mayor abstained.

Approved this 13th day February 2020
Marie H Niemann – Tropic Town Clerk