

Minutes of Fairview City Council Meeting, Tuesday, January 24, 2017

Minutes of Fairview City Council Meeting held on Tuesday, January 24, 2017, at 7:30 p.m. at 85 South State Street, City of Fairview, County of Sanpete, State of Utah.

Mayor Pro-Tempore Bawb Nielsen called the meeting to order at 7:31 p.m. Mayor Jeff Cox was delayed and a few minutes late. Council Members present were Bawb Nielsen, Cliff Wheeler, Casey Anderson, KaeLyn Sorensen, and Bob St. Jacques. City Employees present were Dave Taylor, Justin Jackson. City Recorder Jan Anderson was excused, Alyson Lee Planning Commission Chair took minutes. Citizens present were James Tilsan, Roman and Erma Lee Aaron, Matt Sorensen, Bryan Spencer, Hillary Smith, Cliff Keller, Kristin Grasteit, and Debbie Nielsen.

Councilman Bawb Nielsen offered the invocation and led the Pledge of Allegiance.

APPROVAL OF MINUTES:

Councilman Casey Anderson moved **to approve the minutes from December 15, 2016.** Councilman Cliff Wheeler seconded the motion. Motion carried in favor of.

PUBLIC APPEARANCES/APPEARANCES/COMMUNICATIONS:

North Bend Entertainers Update. Hillary Smith and Brian Spencer came and thank the City Council for letting them use the dance hall. They presented a check for the full amount of their proceeds from their plays in July and December. They had a question regarding placing a banner across State Street. How far in advance do they need to let the City know to have it put up. It was stated that the City employees hold staff meeting on Monday mornings and that is a good time to bring the banner in, and they need to give the City a few days before they want it put up. The longer the banner is up the quicker it is destroyed.

Kristin Grasteit, Chair of Miss Fairview. Other cities in the surrounding area informed her that there are some holes in the contract that people may wiggle through. She brought a revised contract for approval. She has moved a few things around or reworded the contract; but additions are in highlight. You don't know what your contract is missing until someone tries to do (or not do) something to find a loophole in the contract. Usually, the girls sign the contract before the pageant, this year perhaps the night of the pageant. There was specific discussion about Miss Fairview progressing on to other pageants and perhaps winning another title—it is in all the other surrounding city contracts that they can't hold more than one title. There are places where our contract needs to be more specific

She would also like some advice on using the dance hall. It is so appreciated. She is wondering how much cleaning they need to do as users of the building, since there is already so much mess in the building when they get there. Do they need to clean everything that other users leave? Mayor Jeff Cox said that a part-time cleaning employee could go and clean the building before pageant time.

Voting on the change in contract can't take place at this point in the meeting because it was not on the agenda.

REPORT/ACTION ITEMS – BOARDS/COMMITTEES/STAFF/OFFICERS:

Planning Commission

Planning Commission Chair and Co-Chair Approval. The entire Planning Commission has volunteered to come back for 2017. They nominated Mike Jarman for Chair and Kyle Durrant as co-chair and would like the City Council's approval. Councilman Bob

St. Jacques moved **to approve the recommendation for Chair Mike Jarman and Co-Chair Kyle Durrant**. Councilwoman KaeLyn Sorensen seconded the motion. The voting was unanimous in favor of.

Discussion to Permit the Planning Commission to Change the Zoning Ordinance to Allow Cargo or Shipping Containers and/or Reefer Trailer in the City. The current ordinance states that the City does not allow shipping containers. Should they be allowed? Perhaps amending the ordinance so that the containers aren't such an eyesore? The Planning Commission is seeking permission to discuss the issue. Councilwoman Kaelyn Sorensen thinks they need to be in the backyard where they can't be seen, rather than in the front or the side. Councilman Bawb Nielsen suggests they meet setback requirements. Mayor Jeff Cox suggests skirting if it is up on wheels. People are using them like a shed. Councilman Casey Anderson said that if people are using them that we need to open this as a discussion, what would be allowed and where/under what circumstances. It was stated that it is worth the Planning Commission discussing it. There is the option of leaving it as it is, where no trailers or containers are allowed as an out-building-like structure. Allowing it has the potential for a lot of abuse. The City itself has one container within city limits, down by the fairgrounds. Councilman Bob St. Jacques moved **to allow the Planning Commission the discuss the containers**. Councilman Bawb Nielsen seconded the motion. The voting went as follows: For-- Bawb Nielsen, Casey Anderson, and Bob St. Jacques; Against-- KaeLyn Sorensen and Cliff Wheeler.

Police Department. There were three people who applied for the part-time police officer opening (16-hours per week). Two came for an interview and both interviewed well. The decision was to have both them work on a part-time basis working shorter hours or every other weekend. It will make it easier to get coverage seven days-per-week. One works at the prison, one works in Utah County. Both live locally here in Fairview. As soon as they can both be trained, one is already certified, they'll begin working as officers. It will take a little time.

Discussion /Approval to Purchase Radar Speed Signs. Mt. Pleasant City has some speed signs like the one sitting up by the school. The difference is that ours is on a trailer, and theirs are permanently mounted. Our laws don't allow the cameras that take photos of license plates, the signs will help with our trouble spots like by the elementary school. We're waiting for a study that Jeff Greenwell is doing. If the City puts a sign on the state highway, they fund it 50 percent. There is no grant money to cover the cost and won't be any until next fiscal year at soonest. The City has money in the highway funds to cover this. Councilman Bob St. Jacques moved to **approve the purchasing of two new speed signs**. Councilman Bawb Nielsen seconded the motion. The voting was unanimous in favor of.

Power Department

Update on Breaker Switch. A notice was put out for bid to install the breaker switch, and only three bids were received. One they had no confidence in; two others had a big difference in bid price. The bid went to Wasatch Electric. In the spring when the weather clears, they'll begin working on it.

The laminated pole they've been waiting on for a year showed up, they'll work on it in spring.

Discussion and Update on Substation. City Employee Greg Sorenson along with Mike Aime had an idea to talk to Wasatch Electric about saving money. They referred them to ECI Electric. They are sending down a guy tomorrow to give suggestions about going in the right

direction with the one-liner they have. They need to discuss how to feed the town on two feeders. If one feeder went down and there was a problem they could use feeders to shut down less of the town, make outages smaller while they work on it. Codell Electrical Supply said it could be \$8,000-\$50,000 depending on what the City wants. They could do computer modeling and show what would happen if switches and fuses and line extensions were placed anywhere throughout the City. Note: The substation will be ready to begin this spring. It was stated that even if the City can't afford to do the two circuits right now, running two of them up right now so that when we get to that point it will be ready is the suggestion of City Employees Greg Sorensen and Garrett Sorensen. It is going to be costly to get to the point where there are two feeders rather than just the one line. Perhaps this should be the next step after the substation is completed. He is worried that we keep getting so far and farther behind on the technology that there may come a day where we have to upgrade, and we're going to be millions and millions of dollars to bring the system into current technology. Mayor Jeff Cox said this might be the right time for the load study, since we're going to have to bond for the substation anyway. A basic, generic load study will cost as little as \$4000-\$8000; deciding where to put switches and things like that is more expensive. The guy coming tomorrow is going to look at the entire system and give a better idea what they think a study will cost. We'll have a number by next council meeting. Mayor Jeff Cox wants to make sure that this study doesn't slow the process of getting the new substation. Next council meeting will be a public meeting for the funding of the new substation. We're probably going to have to bond to get the substation in. We need council approval to do the research to get the funding numbers ready for the public hearing next month. Councilman Casey Anderson would like more research so there's a much firmer idea about how much money will be needed, before asking the public to bond. Greg Sorenson says that a load study will provide an estimate rather than a firm, hard number anyway. He thinks that any bids for a substation will be firm bids, but the load study will only provide for estimates and guesses that lead to a range of how much it will cost to upgrade the system. There's no way we can split the City without a good load study. That will tell us how to divide up the power so that the load is evenly distributed. If the City puts off the public hearing one more month, the substation might not be online before school starts again. Councilman Casey Anderson doesn't want to bond two or three times in the next few years. Once you get the bond you go through the bid process, and putting it back a month jeopardizes putting it in before the end of summer. If the transformers aren't moved by the end of September, then Greg Sorensen thinks we'll wait another year before the project goes forward. The council members think that, regardless of the tight timeline, more information is needed before they are ready for a public meeting. Bonding for this project is totally new information for the council members, and they haven't even had time to digest that, let alone feel prepared for a public hearing next month.

Mayor Jeff Cox is asking for the Council to give them the time to do the research, to do the load study, and to get some hard numbers before next month. City Employee Dave Taylor thinks that if it is delayed even one month, it means the project won't go through this year. Councilman Casey Anderson would like to use money set aside for electrical projects, and not bond for the entire project amount. But he doesn't want to bond and have to bond again. If unable to have a number for the cost of the substation by the February date, there will not be a public hearing. Councilman Casey Anderson moved **to pursue load study, investigate**

funding, and propose a \$20,000 cap on the load study. Councilman Bob St. Jacques seconded the motion. The voting was unanimous in favor of.

Approval for New Web Design. This issue was tabled from last meeting for further study. Nate Palmer put a proposal together with a complete revamp of the site to make it more user friendly. The bid is \$1490, and if he hosts it, it will be \$300/year to host it and \$20 for domain registry. If he maintains it, it will be \$100/month. Up until now, the City website has been run (or not run) by volunteers. Councilman Casey Anderson moved to accept the bid, hosting, an domain registry: Councilwoman KaeLyn Sorensen seconded the motion, and the voting was unanimous in favor of.

Cemetery discussion. It has been difficult trying to keep the cemetery green. There have been major issues with sprinklers, and trouble with having adequate pressure. The City has been working with the irrigation company and have come up with a solution that they think will fix it. A six-inch line ties into the irrigation company's fifteen-inch line ties in at 300 North 500 East by Robert Garlick's house. It's a six-inch line that goes down to 200 West and then turns into a four-inch line and goes to the cemetery. If the pond is halfway empty or lower, the sprinklers won't work. When they shut the system off, it causes havoc over at the cemetery. It is the last to get water and the first to lose it and there is only enough pressure to run about three heads at a time. The irrigation company is going to allow the City to put in some valves so that the Cemetery stays on even when the City is off. There will be a pressure pump installed at the base of the hill that will maintain 70 pounds of pressure throughout the Cemetery. Also, with all of the silt that hits out there, the City needs to install a scrubber. Silt ruins the heads, which cost \$500 a piece. The scrubber will get the silt out of the line before it gets up there, preserving the heads. In-order to do the valves, the City will need to move where they tie into the 15-inch line about 40 feet. The City will need to provide the trench and the elbow. The City's cost is about \$5,000. The booster pump and parts is about \$7,000, the scrubber is \$2,000. And there are about \$7,500 in sprinkler heads that need to be replaced. The total is \$21,500, hoping this will completely fix all the problems out there. Sod won't take, and City is re-sodding certain graves every year. The City has enough Cottonwood-Gooseberry shares that we can keep three heads running 24/7, if they don't shut the system off. Councilman Casey Anderson wanted to discuss why the irrigation company didn't feel more responsibility to give us good pressure at the cemetery; the discussion was that the City is no different than any other Cottonwood-Gooseberry customer. It was agreed that the City would manage their water usage so that the City is not running the pond completely dry. The money for this project would have to come out of City funds including "the electrical fund." Councilman Bawb Nielsen moved to approve **the water project at the Cemetery**. Councilman Cliff Wheeler seconded the motion. The voting was unanimous in favor of.

Inventory Discussion. Tabled it for another time.

July 24th Celebration Dates. Councilwoman Kaelyn Sorenson stated that the rodeo will be Friday, the 21st of July, the derby will be Saturday the 22nd. Mayor Jeff Cox stated he suggests that the parade and the derby be held on the same day and not split them up. Councilwoman Kaelyn Sorensen has tried calling other cities to see what they're doing because people like to go from one parade to another.

Financial Update. Mayor Jeff Cox stated that there have been some budget changes, the City didn't plan on. A public hearing will need to be held next month regardless of the power,

because the budget needs to be adjusted. One item that need to be adjusted is the cemetery project because it was not included in the budget. It will need to be decided where the funds will come from before next month.

Discussion and Approval of Three-Party Electronic Sign to be Placed on Property of CentraCom's Main Office. A new electronic sign will be put up in the front of the main office of CentraCom for Centracom ads along with community events. Because it will be used for community purposes, Centracom would like the City to help pay for the sign. There are no hard numbers tonight. The sign will be put up in the Spring. Mayor Jeff Cox likes the idea of the sign because Centracom does so much for the community. Councilwoman KaeLyn Sorensen thinks it will be a good way to communicate with the community. Councilwoman KaeLyn Sorensen moved **to support Centracom, but would like a firm number.** Councilman Bob St. Jacques seconded the motion. The voting was unanimous in favor of.

COUNCIL REPORTS:

Mayor Jeff Cox – General City Business Update. Councilman Cliff Wheeler moved **to approve the amended Miss Fairview Royalty contract as presented.** Councilman KaeLyn Sorensen seconded the motion. The voting was unanimous in favor of.

The salter in the smaller of the two plows is collapsing. The welds that attach it have broken and rusted so that it is collapsing. It is so rusted out there is nothing left to weld to. The City has taken this one truck out of service for right now. Without the salt in it there is not enough weight to use it as a plow. This can come out of the road fund budget. City Employee Dave Taylor has been looking in state and city surplus for a replacement. This can't be put off until next month or next year. A salter/sander would cost around \$5000; the state surplus would be the cheapest way to find one, if we can. Councilman Bob St. Jacques moved **and gave permission to go up to \$20,000 to fix or replace this vehicle.** Councilman Cliff Wheeler seconded the motion. The voting was unanimous in favor of.

Things at the sewer plant are going good. The new pump that was ordered was put into service today, the City now has a running pump and a backup pump. One pump is dedicated to each side, and one pump acts as a backup for both sides. It is running better now than it has in almost the whole time it has been operating. They are trying to improve filter function so that when a usage spikes in spring and summer they will have plenty of filter capacity.

Councilman Bawb Nielsen. He enjoyed visiting with the employees at the sewer plant and seeing everything getting back on track after not having been run properly. Employee Justin Jackson agrees that in the future it might be a good idea to get a commuter car to run samples rather than using a large pickup truck. Mayor Jeff Cox said Scott Durrant is keeping an eye out for a smaller truck that will serve that sort of purpose.

Councilman Nielsen has had citizens ask what their responsibility is for clearing sidewalks. Is there any citizen responsibility? City employee Greg Sorenson said the news reported recently that it is the citizens' responsibility; our City doesn't have an ordinance in place that addresses citizens clearing the sidewalks in front of their homes. If the City is supposed to clear the sidewalks, the City may become liable if someone slips and falls, so the consensus is that citizens should be responsible for clearing the sidewalks on each side of State Street. Citizens were discussing that the plowing throws the snow and slush onto sidewalks, which then freezes, and with all the snow we've received it is now frozen and impossible to clear. City Employee Dave Taylor received a call from a citizen wondering if the City would

move the snow that is piling up on the intersections. Mayor Jeff Cox said they'll discuss it in the Monday meeting, and Councilman Casey Anderson mentioned that some fire hydrants are being buried—sometimes by citizens, but sometimes by hired companies. Perhaps the City needs to put a blurb in the Focus saying that if you're pushing snow, you can't push it to obscure a fire hydrant.

Councilman Cliff Wheeler asked how many graves the City has dug this winter? At least one every week, six in the last two weeks. He thanked them for doing that because it isn't an easy task.

Councilman Casey Anderson stated that if there is going to be a work meeting before a budget meeting, it needs to get on people's calendars. The Council discussed potential dates—the preliminary budget must be approved in May and ratified in June. Tuesday was the day of the week with the fewest conflicts. March 21 at 8:00 was scheduled for the work meeting so they could get the budget in hand.

Councilwoman Kaelyn Sorenson stated that Dave Fullmer called and would like to add another event on the 24th. He wants to add a live radio talk show, like what Spring City does. He would like to do one probably at the dance hall. He is wondering what the City Council would think of that. Mayor Jeff Cox said, if it doesn't conflict with North Bend Entertainers or other scheduled events, he doesn't have any problems with it.

She also thanked the City employees for everything they do—plowing first thing in the morning, and all the other things that keep the City running smoothly.

Councilman Bob St. Jacques stated that the Sanpete County Messenger article talks about the county planning commission wanting cities to address buffer zones, and the article has a list of things they would like each city to submit before April.

APPROVAL OF VOUCHERS:

Councilman Casey Anderson asked if the City refunds last-minute dance hall cancellations? Do we keep any of the deposit at all? If the date is being held in reserve, and no one else can schedule it, he's wondering if a same-day or same-week cancelation should not get a full refund?

What's a per diem for fire school? This was the first year they paid the firefighters a token amount for attending fire school. Councilman Bawb Nielsen moved to approve the vouchers from December 15, 2016 to January 20, 2017. Councilman Cliff Wheeler seconded the motion. The voting was unanimous in favor of.

EXECUTIVE SESSION TO DISCUSS A PERSONNEL MATTER:

Councilman Bob St. Jacques moved **to go into executive session at 9:47 p.m.** Councilman Cliff Wheeler seconded the motion. The voting was unanimous in favor of.

The City Council reconvened into regular session at 10:10 p.m. No further business was conducted.

ADJOURNED:

Councilman Bob St. Jacques moved **to adjourn the meeting at 10:11 p.m.** Councilman Bob Nielsen seconded the motion, and the voting was unanimous in favor of.

City Recorder

Date

Minutes of Executive Session of Fairview City Council Tuesday, January 24, 2017

Minutes of executive session held on Tuesday, January 24, 2017, at 9:47 p.m. in the council room of the Fairview City Hall, 85 South State, Sanpete County, State of Utah.

Present were Mayor Jeff Cox along with Council Members Bawb Nielsen, Cliff Wheeler, Casey Anderson, Kaelyn Sorensen, and Bob St. Jacques.

I, Mayor Cox do swear that the purpose of the executive session was to discuss a personnel matter.

Mayor Jeff Cox

City Recorder

Date