

**MINUTES OF THE HUNTSVILLE TOWN COUNCIL MEETING**

**Thursday, June 16<sup>th</sup>, 2016**

**7:00 p.m.**

**Huntsville Town Hall**

**Town Council:** Mayor James A. Truett  
Council Member Doug Allen  
Council Member Bill Wangsgard  
Council Member Bill White  
Clerk/Recorder, Gail Ahlstrom

**Excused:** Council Member Mike Engstrom

**Citizens:** Artie Powell                      Andrea Dangerfield                      Jake Dangerfield  
Lt. Jason Talbot                      Zane B. Froerer                      Samuel Babcock  
Spencer Froerer                      James K. Green                      Emily Thompson  
Kyle Thompson

Mayor Truett called the meeting to order and welcomed all in attendance. There was a quorum present tonight.

The pledge was led by Andrea Dangerfield.

Opening Ceremony was led by CM Wangsgard.

Citizen Comments:

Lt. Talbot reported that RAGNAR will begin tomorrow, the runners will come into Town using First Street, they will head west to 6800 E. and then head out of town using 500 S. The race starts at 7:00 am. The Sheriff's Department is bringing up their MOB-COM vehicle for RAGNAR as well as on the 4<sup>th</sup> of July. Mayor Truett said Lost and Found and any medical emergencies will be located in the MOB-COM vehicle. Lt. Talbot stated that the valley is getting busy and the Deputies are doing the best they can. They are writing a lot of parking citations. There needs to be a grand plan to fix the parking problems, instead of pushing them from one place to the next. Lt. Talbot stated that they are ready for the fourth; he will have two guys on 4 wheelers in the parade, and three supervisors during the celebration as well. He has had a couple of meetings with Rex Harris in regards to the traffic and parking. AL&L have been contacted and informed about shut downs on First Street, so everyone should know the plan. Traffic will come onto First Street and routed out on 7700 E. during the parade. First Street will open back up after the parade.

**\*Mayor Truett:**

Discussion and/or action on Swearing in of Enforcement Officer: (See Attachment #1)

**Mayor Truett made a motion to appoint Andrea Dangerfield as the Town’s Parking Enforcement and Compliance Officer.** CM Allen seconded. All votes aye. Motion passed.

<b>Roll Call:</b>	Mayor Truett	Yea	CM White	Yea
	CM Allen	Yea	CM Engstrom	Excused
	CM Wangsgard	Yea		

Gail Ahlstrom read the Oath of Office to Andrea to swear her into office. “I do solemnly affirm that I will support, obey, and defend the Constitution of the United States and the Constitution of this State, and that I will discharge the duties of my Office with fidelity.”

Mayor Truett said Andrea will not be replacing the Deputies, she will be assisting them. The ticket books won’t be ready until Tuesday; the badge will be ready by Friday. Andrea was advised to let the deputies know when she is on and off duty.

Discussion and/or action on proposed Resolution 2016-06-16: to allow electronic meetings:

(See Attachment #2) Mayor Truett explained the proposed resolution. This resolution will allow the Council to attend meetings via the telephone or facetime. There needs to be one member of the Council at the Town Hall in order to hold a meeting, the meeting needs to be posted as usual. **CM White made a motion to adopt the proposed Resolution 2016-06-16: Huntsville Town’s Electronic Board Meeting Policies and Procedures, as presented.** CM Wangsgard seconded. All votes aye. Motion passed.

<b>Roll Call:</b>	Mayor Truett	Yea	CM White	Yea
	CM Allen	Yea	CM Engstrom	Excused
	CM Wangsgard	Yea		

Selection of Grand Marshalls for the 4<sup>th</sup> of July Parade:

CM Allen stated that there have been Grand Marshal’s in the past that haven’t lived inside the Town boundaries, but they have always been involved with the Town. CM Allen said Halver Bailey, and Jim Poulter have been Grand Marshal’s and they live outside of Town. CM Allen reported that he, Mayor Truett, and CM Engstrom went to pay Ralph and Helen Hansen’s a special visit last night and asked them to be the Grand Marshall’s for this year’s parade. They seemed quite happy to have been asked. They have lived in Huntsville their entire lives.

**\*Council Member Wangsgard:**

Department Reports:

CM Wangsgard reported that yesterday he went on the tour of Weber Basin Water; they went to Summit County, Rock Port, and Echo reservoirs, where water is gathered to feed to other communities. CM Wangsgard said it was interesting and amazing to see.

CM Wangsgard asked about the “No Dogs Allowed” signs in the park. Someone has taken down the signs. If everyone picked up after their dogs this wouldn’t be a problem. The Council agreed that the signs are still needed.

CM Wangsgard reported that in the playground area there are a couple of trees with large branches hanging over the toys that need to be taken out. He spoke with Lewis Tree Service Will Lewis said it would cost \$500 to remove the limb, it will require a lift. There is another tree right next to it that has three large dead branches in it as well. CM Wangsgard was will call Kenton and get a bid from him.

CM Wangsgard mentioned that there was a leak in the new town sheds over the office area. CM Wangsgard had Junior Shup come look at the roof. He said the people who put the roof on put it on wrong. There is a vent going through the roof, it wasn’t screwed down properly, and it was not caulked. Junior fixed the roof on the spot at no charge. CM Wangsgard took him to the water treatment plant to look at the roof. The shingles are curling and a lot of them are missing. The treatment plant needs to be re-roofed; Junior gave a bid of \$8,000. CM Wangsgard thinks Junior is the best roofer he has ever worked with and does a fantastic job. This project should be added to the Capital Project Fund. The Town requires three bids if the job is over \$2,000. CM Wangsgard will take care of this.

CM Wangsgard reported that the tractor used to clean the ice sheet is also used to cut weeds and mow the lawns with in the summer needs some major repairs that could be really expensive. Jake mentioned that whoever is driving it is feathering the clutch and wearing out the clutch. Steve Tasker looked at the tractor and he adjusted the clutch and it seems to be working fine for now. Whoever is running the tractor during the winter needs to be trained on how to operate the tractor correctly.

**\*Council Member White:**

Discussion and/or action on Ogden Valley’s Unified Park Special Service Area:

CM White said he had a meeting with the Huntsville Irrigation Company, they protested the Town’s Change Application, he explained what the town is doing and CM White feels that they will back off the protest.

CM White said there is a group called “The Friends of the Parks” who are pushing for a unified park district throughout the valley, heading this group is Marlin Jensen and Steve Waldrup and other community leaders from the other communities in the valley. The way the parks are working right now is that each park district is maintaining their own parks with about \$30,000 per year. Each park district has a small area of taxing authority to help support their parks. All of the parks, especially Huntsville’s park, are being used by everyone in the valley and the canyon, but the residents of Huntsville are paying for it. So, they want to create a unified park district that would assess a mill levy to all residents who lives within the valley. Huntsville’s taxable value of its real estate is \$56M for the entire town, the entire valley wide taxable value of real property is \$2.25B. If the three parks unified, the new park district could collect taxes on that much property. So, everyone in the valley would pay the same amount to maintain the three parks, as the local residents of Huntsville, Eden, and Liberty are currently paying.

Instead of having \$30,000 a year to maintain the park, the park taxes would increase by at least double, with no increase to the citizens of Huntsville. Everyone who is currently not paying to use the parks will now be paying their share.

CM White said the Town Council is supportive of the concept, but the devil is in the details. The Town Council wants to make sure Huntsville maintains control over our park, what events takes place, and that the Town keeps the money from fundraisers. Eden and Liberty want the same thing. They want autonomous control of their park, but want taxing authority throughout the valley, to generate enough money to maintain the parks. The Friends of the Parks committee is asking from the Town Council a public show of support of the concept such as passing a motion showing support of the unified park district concept, subject to a final document that will ensure autonomous control of our park. This will help them promote the concept at the 4<sup>th</sup> of July celebrations and in the local newspaper.

Mayor Truett said when he first heard about this he was real hesitant, but the increase of revenue is very appealing. This will be a great way to generate more revenue for all of the parks. Each park will have its own committee and then there will be an overseeing board. The idea is that each park will maintain control over their own parks, what events will take place, and keep the money brought in through fundraisers. The second homes will be taxed at a higher rate. Everyone uses the park, but only a fraction of the residents are paying a tax for them.

This will make things fair. The taxing boundary will go from the bottom of the canyon to the county lines, basically encompassing the entire valley. Artie Powell said the other issue to be concerned about will be how the finances will be divided up. CM White remarked that right now the discussing has been that the revenue will be split between the three parks evenly.

There is still a lot of work to be done on this. Right now they are concerned that the concept is sound and that people will want to investigate the idea further. All three park districts are concerned about total control of their park. No one wants an over-arching board dictating what they can and can't do with their parks. The board will consist of at least two members from each community, who will represent their park. Huntsville will join last, this will be an advantageous position, because we will be able to see the creation of the district and read the documentation before the Town makes a final decision as to whether to join or not. If the Town joins, it has the potential of doubling or even tripling the revenue for the park. Mayor Truett said all the fundraising will be in addition to this. CM Allen stated that if this works it will provide money to create a new park by the Trappers loop intersection. CM White commented on the additional park; they are talking about imposing an impact fee of \$1,000 per new home built, so when the ski resorts start building condos, the money from the impact fees will go towards building the new park. CM White didn't believe that the Unified Park District would be funding the creation of a new park. CM Wangsgard remarked that he really likes the idea of uniting the valley, when the three communities work together it gives the valley residents more control on what happens in the valley and will be a positive impact for all three communities.

**CM White made a motion that the Huntsville Town Council supports the concept of creating a Unified Ogden Valley Park District, that ensures the cost of maintaining the valley parks as paid for by all property owners within the valley, provided that Huntsville Town retains control over all aspects of the operation of its park, and that the tax revenues are divided equitably among the three parks. CM Wangsgard seconded.**

Zane Froerer commented that it sounds like the Town is asking for both, asking for money from everyone but want complete control. This doesn't make sense to him. Zane's concern is that if the County becomes the taxing entity then they would have some control. Zane said there was discussion about a fourth park but the motion is to divide the money between three parks. CM White said it's true that in the future the Unified Park Board could expand its mission to create new parks or do other things with the money but, the point that the Town Council will be willing to enter is that there is three parks involved and the money will be split three ways. If there are addition parks they will be paid for by the impact fees from new homes being built and new tax base generated, not to build new parks with the money we have now. CM White stated that Huntsville is not going to share the oversight of our park with county officials. We are talking about an operating agreement that would govern this body, that would be signed off by the County Commissioners, that would guarantee that Huntsville, Eden, and Liberty maintain control of their parks and that there should be an opt out provision. Right now all they want to know is if the Huntsville Town Council is in support of the concept.

CM White stated that the basic concept is that the parks are being paid for by a small group of citizens, which will now be paid for by everyone using them, is a good idea. Whether or not this ends up being a fair plan, whether the Town maintains control, and that the county doesn't meddles in our affairs is an open question. The Council will be very cautious about this; we need to protect the town and its park. There was a call on the vote. All votes aye. Motion passed.

<b>Roll Call:</b>	Mayor Truett	Yea	CM White	Yea
	CM Allen	Yea	CM Engstrom	Excused
	CM Wangsgard	Yea		

**\*Council Member Allen:**

Department Reports:

CM Allen reported that he finally got the building permit for the shed at the cemetery today.

CM Allen said he got two bids for the paving he has planned. He plans to meet with two more contractors next week and ask them to bid on the project but he wants to do it backwards. CM Allen will tell them how much money the town has and will ask them what they can do for that price.

CM Allen asked about a septic tank issue above the Town's spring. CM Allen said he was at the water plant last week and noticed people driving in and out of the dirt road leading up the south bench. He talked to one of the workers and asked him what he was doing. The reply was that he was building a bathroom up on the mountain.

This alarmed CM Allen because the Town's Source Protection Plan covers this area. CM Allen said he called Brian Cowan at the Health Department and asked him about it. CM Allen told Brian he didn't think these people got a permit for a septic tank, and it is close to the Town's spring. Brian said he would check into this. CM Allen didn't hear back so he called Brian again and left another message. CM Allen got the impression from the health department employees that they did issue a permit and now realize that they shouldn't have. CM Allen is more than a little concerned about this. CM White mentioned that he called Brian as well, and got no response. CM Allen suggested that the Town might have to take legal action and should contact Attorney Bill Morris about this. CM Allen said the county has screwed up and doesn't know what to do. CM White said when he called the county they told him they did issue them a septic permit. CM White told them they didn't have a building permit and they didn't know that. They were going to look into this, but have not yet called him back. This septic tank is within feet of the sink holes that drain into the spring. It is right in the middle of the Town's Source Protection Plan. There is no building permit on file. There is a water connection on this property that hasn't been approved as well. The Town has recorded its Source Protection Plan with the County.

The problem with the county is that the health department doesn't know what the building department is doing. The Town has had to deal with two touchy situations because the health department issued a permit before a building permit was issued. Artie mentioned that ordinary citizens can't get explanations from the health department. Artie thinks it's time for the Council to meet with the County Commissioners and tell them they need to take control of the health department, they aren't doing their jobs. Clerks in their office are granting variances without doing a review process. CM Allen would like to talk to Attorney Bill Morris about writing a cease and desist letter telling them they are in the Town's Source Protection Plan and they need to stop with the installation of the septic tank. CM White will contact Bill.

#### Council Presentations:

Mayor Truett stated that he worked with Gail this week, and three certified letters were mailed out regarding the new nuisance ordinance and unmaintained yards. The property owners were informed that it's a Class B misdemeanor if they don't mow their yards; we also included a list of four local lawn care providers. All three property owners live in California and probably don't know they are in violation of the Town ordinances. Yards that are being used for agricultural purposes will be exempt.

Mayor Truett reported that he and CM Engstrom met with Kerry Wangsgard yesterday. Kerry wants to be annexed his storage shed property into the town; his property is by the American Legion on Hwy 39. Kerry would like to add additional buildings. The PC will need to create a new zone for storage sheds. CM White said there is a home just east of the storage sheds. CM White remarked that this was discussed before, he is strongly opposed to this, it is a terrible idea, and this will do nothing but bother the neighbors. The County isn't allowing Kerry to build additional storage sheds because it would completely block an existing home. Kerry wants to annex into Town so the Town will allow the additions and create a mess for the existing home owners.

CM White stressed that he is 100% opposed to this; the town will gain nothing from this annexation. Kerry did mention that the county is trying to force him into installing a rod iron fence around his property, which he should do anyway. The Town does have existing storage sheds on First Street that are grandfathered in, but the Town doesn't want any more, they are no longer allowed.

Approval of Town Council Minutes for meeting held May 5<sup>th</sup>, 2016:

CM Wangsgard made a motion to approve the minutes of the Town Council meeting held May 5<sup>th</sup>, 2016, as prepared. CM Allen seconded. All votes aye. Minutes were approved.

Approval of Work Session Minutes for meeting June 2<sup>nd</sup>, held, 2016:

Mayor Truett made a motion to approve the Work Session minutes for meeting held June 2<sup>nd</sup>, as prepared. CM Wangsgard seconded. CM White abstained from the vote. Minutes were approved.

Approval of Town Council Minutes for meeting held June 2<sup>nd</sup>, 2016:

CM Allen made a motion to approve the minutes of the Town Council meeting held June 2<sup>nd</sup>, 2016, as prepared. CM Wangsgard seconded. All votes aye. Minutes were approved.

Approval of Bills for May, 2016:

CM Wangsgard made a motion to approve the bills for May, 2016, as prepared. CM White seconded. All votes aye. Motion passed. Bills were approved.

Mayor Truett mentioned that all items on the agenda have been addressed. CM White made a motion to adjourn. CM Wangsgard seconded. All votes aye.

**Meeting adjourned at 8:20 p.m.**

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Gail Ahlstrom, Clerk/Recorder

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James A. Truett, Mayor