

MINUTES OF THE HUNTSVILLE TOWN COUNCIL MEETING

Thursday, May 4th, 2017

7:00 p.m.

Huntsville Town Hall

| Name | Title | Status |
|------------------|----------------|---------|
| James A. Truett | Mayor | Present |
| Doug Allen | Council Member | Present |
| Michael Engstrom | Council Member | Present |
| Bill Wangsgard | Council Member | Present |
| Bill White | Council Member | Present |
| Gail Ahlstrom | Clerk/Recorder | Present |
| William Morris | Legal Counsel | Present |

Citizens: Sgt. David MacInnes Isiah Smith Artie Powell
 Peter Benick Linda Laws Travis

1-Mayor Pro Tempe Allen called the meeting to order and welcomed all in attendance. There is a full quorum present.

2-The pledge was led by Boy Scout Isiah Smith.

3-Opening Ceremony was led by CM Wangsgard.

4-Public Comment:

There was none.

5. Eagle Scout Presentation: Isiah Smith:

Boy Scout Isiah Smith stated that he is with Troop 824. Isiah said with his Scout Master's held he would like to do some landscaping at the Town Hall. Isiah stated that he is grateful to be part of this Town. He has never seen it, but is sure it is beautiful. Scout Master Peter Benick passed out a drawing of the proposed landscaping. Isiah asked if the Council has any questions. Mayor Truett remarked that this means a lot to the Council, being willing to come to the Council and to have his entire presentation memorized is impressive. Scout Master Benick said they will need some dirt to help with the project. Isiah asked if the Mayor would sign his Eagle Scout Packet.

6-Motion to close Regular Council Meeting to hold Public Hearing:

CM White made a motion to close the regular Council meeting to hold the public hearing. CM Engstrom seconded. All votes aye. Motion passed.

ROLL: Sgt. David MacInnes Isiah Smith Artie Powell
 Peter Benick Linda Laws

7-Public Hearing on Project determined to be applied for in the CDBG Small Cities Program in Program Year 2017: Mayor Truett opened the second public hearing for the CDBG program. Mayor Truett stated that this hearing was called to allow all citizens to provide input concerning the project that was awarded under the 2017 Community Development Block Grant Program. Huntsville Town has amended its Capital Investment Plan and decided to apply for funds on behalf of the construction of the Nugget Well Pump House and the installation of a new electrical service for the Pump House in the SE bench area of the Ogden Valley. Mayor Truett introduced Gail Ahlstrom as the Project Manager for these projects. Mayor Truett explained that the application was successful in the regional rating and ranking process and Huntsville Town was awarded a multi-year grant of \$400,000.00. With this money the Town will construct the Nugget Well Pump House and install a new electrical service for the Pump House. Mayor Truett asked if there were any public comments, questions or concerns from the audience. Mayor Truett stated that there are copies of the Capital Investment Plan available if anyone would like a copy. There were no comments and the hearing was adjourned at 7:12 pm. Mayor Truett thanked Gail for the work she has done on the grants.

8-Motion to close the Public Hearing and re-convene to Regular Council Meeting:
 CM Wangsgard motioned to close the public hearing and re-convene to the regular Council meeting. CM Allen seconded. All votes aye. Motion passed.

Council Member Reports:

***Mayor Truett**

9-Discussion and/or action on Projects determined to be applied for in the CDBG Small Cities Program in Program Year 2017: Mayor Truett asked if there was any more discussion about the CDBG projects. **CM Engstrom motioned to approve the following projects: construction of the Nugget Well Pump House and the installation of a new electrical service for the Pump House as the projects determined to be applied for in the CDBG Small Cities Program in Program year 2017.** CM Allen seconded. All votes aye. Motion passed.

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| VOTES: APPROVED | |
| AYES: | Mayor Truett Council Member Allen Council Member Engstrom Council Member Wangsgard Council Member White |
| NAYS: | |

10. Discussion and /or action on Section 7; Civil Right Documents:
 Mayor Truett explained that the Town needs to adopt Civil Rights documents, such as Equal Opportunity Statements, Section 504 ADA Affective Communication Policy, Grievance Procedure Act, and the Language Access Plan, that will all be available for review upon request. These documents are a requirement of the CDBG grant application process.

CM Engstrom made a motion to adopt the Civil Right documents as presented by Mayor Truett. CM White seconded. All votes aye. Motion passed.

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| VOTES: APPROVED | |
| AYES: | Mayor Truett Council Member Allen Council Member Engstrom Council Member Wangsgard Council Member White |
| NAYS: | |

11. Department Reports:

Mayor Truett stated that the Town is going to need to go through a Truth in Taxation and raise taxes again in order to be able to pay the Sheriff Department Contract fees. The Sheriff’s fees increased from \$52,086 to \$67,888 annually. There will be another meeting set for May 30 at 6:00 pm for contract cities and municipalities to discuss the sheriff’s contract and fees. All the Mayor’s and Councils are invited to attend.

Mayor Truett reported that he met with Stephanie Ebert, Commissioner James Ebert, and Chief Klint Anderson. They explained why the contract fees went up so much. They also mentioned that they are going to start charging for parking at every location around Pineview. This will bring even more people into the Town trying to avoid paying the parking fee. During this meeting two scenarios were discussed: one, working with the Sheriff’s Dept. to write parking tickets. Last year the Town actually lost \$800 paying for a parking ticket enforcement officer and everything that went along with this. CM Engstrom said the key purpose wasn’t to make money. And two, Comm. Ebert agreed to work with the Town’s enforcement officer to see if she could use a W. C. vehicle to write tickets around Pineview not just Huntsville Town. The vehicle will be clearly marked. CM Allen asked if this would be an unmarked vehicle. Mayor Truett replied no, it would be clearly marked. CM Allen said he is afraid of that people could mistake her for a real police officer.

Sgt. McInnes agreed that people will have the expectation that whoever is in the vehicle would be a deputy. More likely, she could have people come and ask her for help, expecting her to act in a manner of a deputy; this would then put her on the spot. The entire point in writing parking tickets was because the TC knows how busy the deputies are in the summer months, the deputies should handle important calls. Sometimes it could take over an hour to get a deputy to show up to write a parking ticket. Mayor Truett would like to work something out with the Sheriff’s Department to write parking tickets in Town.

Mayor Truett reported that he attended another meeting about all the events being held in the Ogden Valley. There are too many events up here. The question is who is the gatekeeper? W.C. has been going through people who sign the permits for special events. A committee is being formed who will put some restrictions and penalties behind this. The Mayor’s point was that the Sheriff’s Department is shorthanded; they are up here almost every weekend, providing services that are mostly voluntary. The idea is to create a matrix, if an event is well run well, if it gives back to the community in some way, the ability to hold an event will be based on this grading system for upper valley events.

Council Member White:

12-Department Reports:

CM White reported that the Nugget Well was a disappointment with a flow rate of only 35 gpm. The Water Committee is looking for a different source of water. A video test, of the test well by the Town's treatment plant, will be done this week. A camera goes down the well and we will be able to tell the quality of the well and its construction and if there is water flowing into it. After that comes the test pump to see if that well is capable of producing. If so, that would be the Town's cheapest route to connect this well into the treatment plant along with the Nugget Well. There is no good well log on the test well for some reason; no one seems to know what the flow rate is. If the flow is close to 30 gpm it would save the Town a lot of money and could be easily connected to the plant. If that doesn't work they are looking at the second point of diversion up by the Monastery, and drill another well, this is likely to produce the same quantity as the Nugget Well. Being close in proximity they could easily be hooked together and have about 70 gpm. Right now the Town is using 40-50 gpm so this would provide a redundant source. The Nugget Well was bid out at \$229,000. But, because the well couldn't be drilled as deep as originally thought there is some money left over. The cost of drilling the Nugget Well was about \$150,000. The Town would still need to come up with an additional \$70-80,000 in order to drill another well.

Gail mentioned that she spoke with Van King today about the Nugget Well project and the money that has been spent so far. The CDBG grant money was for \$190,000, the well driller's bid was \$223,000. The well drilling costs came in under that amount, so Van was thinking there was about \$80,000 of grant money left. Gail reported that the Town has spent over \$84,000 on engineering costs. There really isn't money left for another well project. There is outstanding invoice for the water sample testing, and for the video testing.

CM White explained that this basically means the Town has a redundant water supply; however it's not a great supply. The Town might get lucky with the test well by the treatment plant. If there was ever a problem with the spring the Town could limp by with these two sources. In the meantime the Town will need to go after another grant to drill another \$150,000 well. There is not a crisis right now so there is no hurry. Gail remarked that there is no money in the Town's Enterprise fund to come up with any more matching funds for future grants. The Enterprise Funds will be too low by the time the Town completes the 2017 and 2018 water projects.

CM White agreed that the Enterprise Fund need to be built back up. Water rates will need to be raised; Scott Richardson has been reluctant to raise water rates because of the hardship it puts on some people. CM White would like to sit down and have a brainstorming meeting to figure out the fairest way to build the water fund reserves so the Town can apply for more grants. After meeting with the Water Committee to figure out what to do with the test well, they will try to figure out the fairest way to increase revenue. CM Allen said the Town provides water to the Forest Service campgrounds at two different locations and the Monastery Cove subdivision, could the Town ask them to come up with some money. They aren't part of the Town and were supposed to get excess water only. Would it hurt to ask them for some help? CM White remarked that he met with the Forest Ranger and told him that the Forest Service was on an excess water supply contract and the Town is now spending 1M dollars to drill a new well and equip it.

CM White warned that there is a chance that the Town could cut them off and they should start preparing for that. The Forest Ranger said he would include in his budget money for some type of water sourcing. CM White was thinking that if you take the total number of gallons produced in July, when the Forest Service is using the most water, and take their usage as a percentage of the Town's total production, that's the amount of money they should pay year round. Essentially they are asking the Town to reserve a big slice of our water during the most critical time. They only want to pay for their percentage during the most critical time. If they want water during July and August they will need to reserve capacity year round. This will be expensive but cheaper than drilling a well.

CM White would also like to talk to the people who live in Monastery Cove Subdivision. They were supposed to drill their own well to provide their secondary water. Right now they are using Town water for both secondary and culinary water. They are doing the same thing; they are using a percentage of our total capacity at the most critical juncture and yet paying for it at that time. If the Town charged them to reserve the capacity they are using year round that would make a huge difference in the amount of revenue collected.

Mayor Truett agreed that the Town is giving the Forest Service at a very low rate. The Town can't grow because we need to have water available for the campgrounds.

CM Engstrom said the water rate threshold for the lowest monthly rate is set at 10,000 gallons per month, his family, with 7 daughters, doesn't exceed that threshold. If there are citizens on fixed incomes, they won't come close to using 10,000 gallons a month. CM Engstrom recommended reducing the minimum usage rate down to 5,000 to cover those on a fixed income and then bump the others up. Keep base fee and bring the threshold down. Those of us that are using more water can start bearing the cost of additional use. CM White liked this idea he is also proposing raising the water rates an additional \$5 a month to help bring the revenue up. Gail recommended removing the policy for stand by accounts. There are about 27 homes owners that put their water service on standby and only pay \$10 per month when they are not here. CM White remarked that this policy is completely contrary to the fact that everyone has to pay for the system that is in place. The Council all agreed that these items need to be addressed soon.

CM Engstrom pointed out that there are 70 of 209 customers who live here part time, 1/3 of the home owners in Huntsville are second home owners. Each customer pays a base fee to maintain the water system plus water usage. People think they should only be paying for the water they use, but this isn't correct thinking. The water system has to be maintained and staffed whether they are here or not so they can have water when they want it.

Councilmember Engstrom:

13-Department Reports:

CM Engstrom reported that 70 of the 209 customers are second home owners or part time residents; this is exactly 1/3.

CM Engstrom gave an update on the old bathrooms. The bathrooms have been cleaned out and the cinderblock wall between the two storage areas has been removed creating a larger storage room. The doors have been redesigned; there will be two bathrooms with doors on the north side.

Lee Primm spent some time removing cement from the floor area. CM Engstrom reported that the first solicitation for help had 30 people show up; the second solicitation for help had only 4 people show up. CM Allen will help install the water line next week. Mike Bachman will be doing the plumbing. The new doors will have been put out for bid, and will be installed by professionals. The storage area doors will also be replaced. The budget still looks good. Carl Shupe is working on the septic system. CM Engstrom said his goal is to have the bathrooms open by the 4th of July.

CM Engstrom reported that there was a PC meeting on April 28 to help the American Legion with their signage. They want to put in a 4X8 programmable LED sign where their old sign neon sign was. The brightness of the sign is controllable. Their plan is to shield the sign so it's dark sky compliant. The ordinances allow the sign to be on a 2' berm and then a maximum of 6 feet high from that point. CM White did not like the idea of an LED sign, they are incredibly bright. The ordinances allow LED signs on the highway. The Legion agreed to shield the sign, and can control the brightness; they also agreed to dim the sign at dusk. Mayor Truett asked if there could be a review of the sign before it gets put into use. The top portion of the sign is not LED. No one wants an eyesore as you come into Huntsville.

The PC gave Larel Parkinson preliminary approval for a site plan. He will be putting in a road on the east side of his current home and develop a cul-de-sac. Larel will be joining forces with the Davis' who also have landlocked property adjoining Larel's. Larel still needs to get engineering done and create a legal entity because the Town can't allow a subdivision under two owners.

Dale Grant wants to create another lot to the east; he needs to provide will-serve letters from gas, electric, and water companies before the Mylar will be signed. Dale will probably need to give power of attorney to someone to complete the process for him.

Councilmember Wangsgard:

14-Department Reports:

CM Wangsgard reported that the Senior Lunch will be celebrating Mother's Day on May 10th; they invited the Council to serve lunch that day at noon.

CM Wangsgard reported that the Town Clean-Up Day is this Saturday at 8:00 am. He is hoping for a good turnout. It should be nice day weather wise.

CM Wangsgard said there were twenty crosses on the military graves that needed to be replaced and 60 that needed to be repainted. This has turned into an Eagle Scout Project. Lumber was donated by Wheelwright Lumber. Bowman and Kemp welded the metal onto the bottom of them. CM Wangsgard will work together to put the program together.

CM Wangsgard said the secondary water system had a couple of valves that needed fixing. The secondary water is in the lines now.

Council Member Allen:

15-Department Reports:

CM Allen reported that he has been working on the Town building. Jeff Hyde has been working on it as well. CM Allen said he would like to see the rent adjusted because the renter can't use the building.

16-Approval of Town Council minutes for meeting held April 20th, 2017:

CM Engstrom made a motion to approve the minutes for the TC meeting held April 20th, 2017, as prepared. CM Allen seconded. All votes aye. Minutes were approved.

17-Approval of Bills for March, 2017:

CM Engstrom made a motion to approve the bills for March, 2017, as prepared. CM White seconded. All votes aye. Bills were approved.

18-Council Member Presentations:

Linda commented that she is working on the budget for next year, she asked the Council to send her their list for their capital projects.

19-Citizen Comments:

Travis Marker is with the YCC is trying to organize a fund raiser for July 22. He will be working with other professionals on this project. Travis said he would like to use 200 S. between 7400 E. and 7500 E. and line both sides of the street with vendors. A percentage of the money raised will go to the Youth Crisis Center. Travis asked if it would be possible to waive the fee for this event. They would like to have local people come and sale their wares. They will be holding a similar event at the W.C. Fair grounds, Kirt's Drive In in North Ogden, and Cutrubus Motors in Riverdale. The Council was concerned about the date being so close to the 24th of July, that's a busy weekend at the park. CM Engstrom asked if the Council wants to have another large event that brings in 100's of cars around the 24th of July weekend.

The citizens have expressed their concerns about the number of events being held in the Town. These events make life difficult for the residents. This fundraiser sounds like a worthy cause, but the Town receives a lot of requests for events and the citizens have complained. Revenue for the Town is one issue, but there is also the peace and quiet issue that needs to be balanced out. CM Engstrom remarked that he would like to see Travis look for a different location. Mayor Truett recommended Eden Park.

Artie said he appreciates the Council looking into the issue he brought up during the last TC meeting in regards to this year's Nominating Conventions. Gail found out that the Town can hold one Nominating Conversation instead of two.

Mayor Truett mentioned that all items on the agenda have been addressed.

CM White made a motion to adjourn. CM Allen seconded. All votes aye.

Meeting adjourned at 8:35 p.m.

Gail Ahlstrom, Clerk/Recorder

Approved 06/15/2017