

Mount Pleasant City

115 West Main Street
Mount Pleasant, UT 84647
Phone: 435-462-2456
FAX: 435-462-3199



City Council Minutes

22 June 2021

6:30 p.m.

Regular Meeting

Mayor Mike Olsen

Councilmembers:

Justin Atkinson

Rondy Black

Sam Draper

Russell Keisel

Kevin Stallings

1. Welcome --*Mayor*

2. Opening Ceremony – *By Invitation*

- Pledge of Allegiance-- Robert Marx
- Opening Prayer—John Peel

3. Roll Call – *Recorder*

Present: Justin Atkinson, Kevin Stallings, Mike Olsen (Not voting), Russell Keisel, Rondy Black.

Excused: Sam Draper

Others in attendance: Jeanne Tejada (Recorder), Dave Oxman (Finance Director), Shane Ward (Power Superintendent), Colter Allen (Public Works Director), Lynn Beesley (Public Works Foreman), Rhett Wilkinson (Sanpete Messenger), Robert Marx, Dan and Diane Johnson, Angela Thompson, Claudia Jarrett, Pam Stoker, Lavar Campbell, Angela Larsen, Mark Larsen, and Aibree Allen.

Attending Electronically: Mary Hill (left the meeting at 9:00pm).

4. Approval of Claims and Requisitions -- *Mayor*

- Claims Register dated 06-08-2021 to 6-18-2021 in the amount of \$163,642.89.
Motion: Approve the Claims Register dated 6-08-2021 to 6-18-2021 in the amount of \$163,642.89.
Moved by Justin Atkinson
Seconded by Russell Keisel.
Vote: Motion carried by unanimous roll call vote (**summary: Yes = 4**).
Yes: Justin Atkinson, Kevin Stallings, Russell Keisel, Rondy Black.
Excused: Sam Draper.

Requisition 61820211241 to Irby to restock

Motion: Approve Requisition #61820211241 to Stuart Irby in the amount of \$31,800 to restock supplies.

Moved by Justin Atkinson

Seconded by Rondy Black

Vote: Motion carried by unanimous roll call vote (**summary: Yes = 4**).

Yes: Justin Atkinson, Kevin Stallings, Russell Keisel, Rondy Black.

Excused: Sam Draper.

Requisition 2021062221538 to Beck Divided

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Motion:

Moved by Russell Keisel

Seconded by Justin Atkinson

Vote: Motion carried by unanimous roll call vote (**summary: Yes = 4**).

Yes: Justin Atkinson, Kevin Stallings, Russell Keisel, Rondy Black.

Excused: Sam Draper.

5. Citizen of the Month—Mayor

- Recognition for the Citizen of the Month

Mabel Cook was recognized as the citizen of the month. She has been a volunteer at the Sanpete Pantry for 7 years, she is also a member of the Library Board. She has spearheaded many of the programs at the library, such as the coat drive and helped bring cooking, gardening and candy making workshops.

6. Public Participation

Claudia Jarrett—

*Clarification on 4th of July, is there a children's parade?

*Cemetery—handed out a paper on the importance of trees. The trees in the cemetery need more water. Is there not some way to get water to the trees? She'd like some real thought and emphasis on preserving the trees in the city.

*Dogs—she still has not seen any signs out at the soccer field by the cemetery. There needs to be signs put up. Public Works Director Allen reported that they have been ordered but are not here yet.

*Picnic Tables at park need to either be replaced or fixed.

*Concerned that the city is moving forward with putting down topsoil and seeding the new part of the cemetery.

*Questioned why no one is enforcing things in the city right-of-way. Mayor explained that it is because the ordinance had to wait 90 days, it came into effect yesterday.

*Questioned when the Public Hearing for the Bonds will be. Will have to reschedule.

Lavar Campbell—in the process of purchasing 80 acres. Looking to do a development there. Hoping to Annex into the city. Is there a development review process? What is the timetable for subdivision approval? They would like to get set on what things are going to cost them. He would also like a copy

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of a fee schedule. They prefer to be annexed instead of developing in the county. Council requested he bring back his plans so they can see more what he is envisioning.

7. Discussion/Action – Glen Peel

- Discussion on the possibility of the City Annexing some property Mr. Peel owns and would like to develop.

Mr. Peel is proposing annexation of his property on the south edge of town. He is proposing around 70 homes, some townhomes. He is predicting it is a 5–10-year process. A map of what is being proposed was given to council to look at. They took a few minutes to look at the map and ask some questions. This was proposed to the Planning & Zoning Commission who were quite favorable of the proposal. Mayor Olsen expressed concern about water. He feels the developers should be bringing culinary water with them. The city cannot keep annexation and then be required to come up with the water for all the new development. The council's biggest concern is water. Mr. Peel proposed that the city needs a xeriscape/desertscape requirement. The area he is proposing for the townhomes is already in the city limits. Council is approving of this proposal; the city needs housing. Just the usual concern about water. This is his petition to the city to begin the process of annexation.

Councilmember Keisel said that the council needs to have a special work session and decide as to whether to place a moratorium on building for now, until the water situation is better known. They need to discuss annexation and what they city is required to do if they annex property. Councilmember Stallings feels that they need to have a work session.

Mr. Peel requested that the council let him know when they have planned about the annexation process.

Motion: Table this until further research can be done on annexation. They will hold a special work session regarding annexation.

Moved by Russell Keisel

Seconded by Justin Atkinson.

Motion passed unanimously.

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8. Discussion/Action—*Dan Johnson*

- Discussion/Action on variance to water sod.
He will just plant his sod in the front yard. He is asking for a variance to water every day from 12-1:30 am.
Councilmember Black said that he has had to let a cherry tree die, his lawn is dead, and he does not have a garden so that he can follow the watering guidelines. He also pointed out that if they grant this variance then they would have to be prepared to allow this variance to everyone else. Councilmember Atkinson asked why he cannot wait until this fall to do this? Dan said he would take this off the table for now and wait until October 15th to see where we are at with water. He hopefully will be able to plant then.

9. Discussion/Action—*Mayor*

- Vacation/Sick/Comp Donation Policy
There was a brief discussion on what this entails. Council made their suggestions on what should be included in this policy.
Motion: As written with the amendment, removing the amount that can be requested.
Moved by Russell Keisel
Seconded by Rondy Black.
Vote: Motion carried by unanimous roll call vote (**summary:** Yes = 4).
Yes: Justin Atkinson, Kevin Stallings, Russell Keisel, Rondy Black.
Excused: Sam Draper.

10. Discussion/Action—*Mayor*

- Updating City Cemetery Policies.
Motion: Update the city cemetery policies with the discussed revisions.
Moved by Rondy Black
Seconded by Russell Keisel
Vote: Motion carried by unanimous roll call vote (**summary:** Yes = 4).
Yes: Justin Atkinson, Kevin Stallings, Russell Keisel, Rondy Black.
Excused: Sam Draper.

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11. Discussion/Action—Mayor

- Ordinance 2021-04 An Ordinance Adopting Impact Fee Plans and Impact Fee Analysis for Power Services, Establishing Certain Policies Relating to the Impact Fee, Development Activities
Power Superintendent Ward came forward to answer questions. The Council decided to do 100% for Residential and 75% for Commercial. It is spelled out in the ordinance.
Motion: Approve Ordinance 2021-04 an Ordinance Adopting Impact Fee Plans and Impact Fee Analysis for Power Services, Establishing Certain Policies Relating to the Impact Fee, Development Activities
Moved by Justin Atkinson
Seconded by Kevin Stallings.
Vote: Motion carried by unanimous roll call vote (**summary:** Yes = 4).
Yes: Justin Atkinson, Kevin Stallings, Russell Keisel, Rondy Black.
Excused: Sam Draper.

12. Discussion/Action on the Following Resolutions—Mayor

- Resolution 2021-10 A Resolution Amending the 2020-2021 Operating Budget of Mt. Pleasant City
*Had to be postponed until next Tuesday, due to notice not being on the Public Notice Website.
- Resolution 2021-11 A Resolution Amending the 2020-2021 Operating Budget of the Mt. Pleasant City Library
*Had to be postponed until next Tuesday, due to notice not being on the Public Notice Website.

***Councilmember Rondy Black had to leave the meeting to go to work.**

- Resolution 2021-12 A Resolution Adopting the 2021 City Property Tax Rate
Motion: Adopt Resolution 2021-12 A Resolution Accepting the 2021 City Property Tax Rate.
Moved by Justin Atkinson
Seconded by Russell Keisel.
Vote: Motion carried by unanimous roll call vote (**summary:** Yes = 3).
Yes: Justin Atkinson, Kevin Stallings, Russell Keisel.
Excused: Rondy Black, Sam Draper.

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- Resolution 2021-13 A Resolution Adopting the 2021 Library Property Tax Rate

Motion: Adopt Resolution 2021-13 A Resolution Adopting the 2021 Library Property Tax Rate

Moved by Russell Keisel

Seconded by Kevin Stallings.

Vote: Motion carried by unanimous roll call vote (**summary:** Yes = 3).

Yes: Justin Atkinson, Kevin Stallings, Russell Keisel.

Excused: Rondy Black, Sam Draper.

13. Discussion/Action—*Mayor*

- Discussion on Fireworks and what will be allowed this season.

Motion: Allow fireworks in the City with the request that the citizens refrain from doing aerial fireworks and if anything goes wrong, the citizen will be held liable.

Moved by Russell Keisel

Seconded by Justin Atkinson.

Motion passed unanimously.

14. Discussion/Action—*Rondy Black*

- Approve one mile of road in the city to be resurfaced.

*Will table until the next meeting when Councilmember Black will be here.

15. Discussion/Action -- *Public Works Department*

- They are preparing the new section at the cemetery for planting sod. Councilmember Atkinson said he would like to not do this now considering the council told Dan Johnson that he could not have a variance to water. Director Allen would like to wait until fall. He thinks they would be better off. Council also discussed using the cemetery well to water the cemetery. Director Allen needs to get hooked into it so it can be used to water with.
- Director Allen would like to hold a meeting with the heavy users of culinary water in the city (City Properties, School District, Wasatch, 4-Plex, Hospital, etc.)

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- Working on Potholes—not mowing as much so summer hires are helping with potholes.
- Water leak on 900 South they will have to investigate tomorrow. There is also a leak at the city rental on Main Street that he will have to look at tomorrow also.
- Pot gut extermination went well. It came in under budget. He will come back in the Spring for another dosing if needed.

16. Discussion/Action – Power Department

- Permission for Mayor and Superintendent Ward to travel out of State. UAMPS will be covering all costs. The Mayor and Superintendent Ward will be doing a presentation.

Motion: Approve out of State Travel for Power Superintendent and the mayor.

Moved by Justin Atkinson

Seconded by Kevin Stallings.

Vote: Motion carried by unanimous roll call vote (**summary: Yes = 3**).

Yes: Justin Atkinson, Kevin Stallings, Russell Keisel.

Excused: Rondy Black, Sam Draper.

- Spoke with Corey the other day. He has been going more frequently for treatments. Superintendent Ward is grateful for the sick/vacation donation policy passed tonight.
- Got new poles and new transformer set. The switches are supposed to be here next week.
- Hydro's are producing.

17. Discussion/Action – Fire Department

***nothing here to report**

18. Go into Closed Session – Council Vote

- Council will go into a Closed Session pursuant to Utah Code annotated 52-4-5 to:
 - Hold a strategy session to discuss the purchase, exchange, or lease of real property when public discussion of the transaction would disclose

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the appraisal or estimated value of the property under consideration or prevent the public body from completing the transaction.

Motion: To go into a closed session to discuss the purchase, exchange, or lease of real property when public discussion of the transaction would disclose the appraisal or estimated value of the property under consideration or prevent the public body from completing the transaction.

Moved by Kevin Stallings

Seconded by Justin Atkinson

Vote: Motion carried by unanimous roll call vote (**summary: Yes = 3**).

Yes: Justin Atkinson, Kevin Stallings, Russell Keisel.

Excused: Rondy Black, Sam Draper.

Reopen the Regular Session of City Council

Motion: To close the closed session and return to the open session of the regular city council meeting.

Moved by Russell Keisel

Seconded by Justin Atkinson.

Motion passed unanimously.

**It was decided to continue to pursue the possible purchase and exchange of real estate property.

19. Council Reports

- Justin Atkinson
 - Nothing to report.

- Kevin Stallings
 - Concern has been brought to him about the parking for the rodeo contestants. He is worried that they will damage the walking trail if they pull into the Ashworth property where they have parked in the past. There is concern that the big trucks pulling horse trailers crossing the path will break the walking path. Councilmember Atkinson and Director Allen will go look at this tomorrow and see if there is anything they can do about it.

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- Russell Keisel
 - Nothing to report.
- Rondy Black
 - Had to leave the meeting early.
- Sam Draper
 - Excused from the meeting

20. Mayor Report

- Need volunteers to help run the games on the 4th of July.
- Council will not be throwing candy at the parade. There was a discussion on what vehicle they will use. They will use one of the Jorgensen Trucks donated for the Rodeo.

21. Adjourn 10:31pm

Motion: Adjourn the City Council Meeting held June 22, 2021 at 6:30 pm.

Moved by Russell Keisel

Seconded by Kevin Stallings.

Motion passed unanimously.