

PANGUITCH CITY COUNCIL MINUTES

APRIL 27, 2004

6:30 P.M.

LIBRARY CONFERENCE ROOM

25 SOUTH 200 EAST

PANGUITCH, UTAH 84759

Present at the City Council meeting were Mayor Janet Oldham, City Manager Allen K. Henrie, City Recorder Cindy B. Johnson, City Council Members J. Arthur Cooper, Randy Hatch, Denny Orton, John Orton and Attorney Wallace A. Lee. Leland Pollock was not in attendance.

OPENING CEREMONY The opening ceremony was conducted by Wallace A. Lee.

ADOPTION OF THE AGENDA

Art Cooper moved, seconded by Randy Hatch to adopt the agenda as outlined. The motion passed with all in favor.

APPROVAL OF THE MINUTES

Randy Hatch moved, seconded by Art Cooper to approve the minutes as corrected. The motion passed with all in favor.

UP COMING MEETINGS

A. Budget workshop - May 3, 2004 - City Office Conference room

BUSINESS LICENSE APPLICATION

A. JED'S AUTO - This is a new business where Jed Lefevre will repair automobiles and four wheelers.

Denny Orton moved, seconded by John Orton to approve the business license for Jed's Auto and ATV repair. The motion passed with all in favor.

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PANGUITCH AREA TRANSPORTATION PLAN Representative from Utah Department of Transportation, Walt Steinvorth and Robert Kelley was in attendance to present the final draft to the city, Two drafts on paper and one on cd was left for the council to review at a convenient time.

There was a group of people who took part in outlining the plan for Panguitch City. The project plan was outlined very well.

SUBDIVISION ORDINANCE Mayor opened the public hearing at 7:05 p.m. to discuss the proposed new subdivision ordinance.

The city needs to update their current subdivision ordinance. The planning commission met and prepared subdivision ordinance for the city council to review. Planning Commission member, Jerry Lefevre, was in attendance to voice the planning commissions opinion.

Mayor Oldham asked if there was any comments regarding the subdivision ordinance. There was none. She closed the public hearing at 7:09 p.m.

Art Cooper moved, seconded by Denny Orton to approve and adopt the subdivision ordinance the Planning Commission has prepared. The motion passed with all in favor.

SEWER ORDINANCE AMENDMENT Mayor Oldham opened the public hearing regarding the sewer ordinance at 7:30 p.m.

Allen K. Henrie explained the problem with the current sewer ordinance which discusses the line from the citizen to the main line and who is responsible for a clog on the citizens side. The city officials feel the citizens should be responsible when the plug was caused by them.

Mayor Oldham asked if there were any questions regarding the proposed ordinance regarding sewage. There were none. She declared the public hearing closed at 7:45.

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Denny Orton moved, seconded by Art Cooper to approve the proposed sewer ordinance 2004- Stating that the home owner is responsible for any clog until it reaches the main line. The motion passed with all in favor.

INDUSTRIAL PARK - NEW LEASE POLICY Attorney Lee prepared an ordinance outlining the policy used to rent and or sell the industrial park land. The city council reviewed the ordinance and would like it to contain verbiage to protect the city.

The appraisal on the corner lot north of Sawyer Welding is being done. It should be finished by the next city council meeting. This will give the city an idea as to the value of the industrial park properties if they choose to sell any of the lots. The city council wants to make sure that the business is a viable business before they sell land to them. There was much discussion regarding the policy to follow to insure the business is up and running before any land will be sold. The council discussed various ways to do this.

There are two businesses that would like to purchase property at the industrial park. K and D Forest Products and Ken and Ren Construction. Several ideas were suggested for the lease and eventual sale of the property if all of the requirements are met.

There was no decision made on the K and D Forest Products request due to waiting for the appraisal to be completed.

Denny Orton moved, seconded by Art Cooper to lease a lot to Ken and Ren Construction for \$300.00 per month on a one year renewable lease. They will have an option to purchase the property at any time during the lease with the stipulation that they have a business up and running within one year at fair market value. If they exercise the current lease they may apply the amount paid to the purchase of the property. The motion passed with all in favor.

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CITY WIDE CLEANUP - MAY 15, 2004 The city wide clean up will be held on May 15, 2004. Those involved should meet at the city office at 8:00 a.m. The city is also asking for volunteers or we will not be able to continue this service.

BASEBALL COMPLEX - BARBEQUE AREA

John Orton moved, seconded by Denny Orton to table the above item until further notice. The motion passed with all in favor.

WATER POLICY - CULINARY AND SECONDARY Allen K. Henrie would like to send notice to the public regarding water usage. At the present time the city is asking that there be no outside watering between the hours of 10:00 a.m. to 6:00 p.m.

SOCIAL HALL LIGHTING The Quilt Walk theater committee is asking the city to purchase lighting for the plays during the quilt walk. There is currently \$5,000.00 in the budget for this. One bid was received. Mayor Oldham went over the bid with the city council.

Mayor Oldham suggest that the city turn the bid back to the Quilt Walk Play Chairperson and recommend they get another bid.

Art Cooper moved, seconded by Randy Hatch to table this item until another bid can be received. The motion passed with all in favor.

POLICE ISSUES

Denny Orton moved, seconded by Randy Hatch to table the Police Issues item until further notice. The motion passed with all in favor.

MULTI PURPOSE EVENT CENTER Allen K. Henrie reported on the executive board meeting held earlier in the day which included some upcoming events.

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Garfield County is going to pave some of the area in front of the arena over to the bridge on the west side.

WATER PROJECT John Chartier reported that only one bid came in at \$162,200.00 which is \$50,000.00 higher than anticipated. The bid was from Gerber Construction. John recommended that the city cut four of the line items. This would make the bid within \$1,000.00.

Mayor Oldham would like to apply for a grant to finish the entire project including the tank restoration.

Denny Orton moved, seconded by Art Cooper to accept the bid from Gerber Construction and authorize application for a grant. The motion passed with all in favor.

PENDING BUSINESS The pending business list was edited.

DEPARTMENT REPORTS

Airport runway - The date has not been set for the runway repair. Panguitch City needs to go out for bids to repair the runway.

Roads - Two-thirds of the streets in town will be chipped sealed this summer.

Franchise Fee - The city needs an ordinance stating that we are going to charge a franchise fee for cell phone usage.

CURRENT BILLS The council reviewed the current bills to be paid.

Denny Orton moved, seconded by John Orton to pay the current bills. The motion passed with all in favor.

ADJOURNMENT

Meeting adjourned at 10:15 p.m

Janet Oldham, Mayor

Cindy Johnson, City Recorder