

**MINUTES OF A REGULAR EPHRAIM  
CITY COUNCIL MEETING  
EPHRAIM CITY BUILDING  
5 S. MAIN  
WEDNESDAY, APRIL 2, 2014  
6:00 PM**

**MEMBERS PRESENT**

Richard Squire, Mayor  
John Scott, Mayor Pro Tem  
Tyler Alder  
Alma Lund  
Terry Lund

**STAFF PRESENT**

Bryan Kimball, City Planner  
Leigh Ann Warnock, City Recorder  
Ron Rasmussen, Police Chief  
Chad Parry, Public Works Director  
Steve Widmer, Finance Director  
Glade Bown, Power Director

**MEMBERS EXCUSED**

Margie Anderson

**OTHERS IN ATTENDANCE**

See attached.

**WORK SESSION**

The Ephraim City Council convened in a work meeting on Wednesday, April 2, 2014, in the City Council Room. Mayor Squire called the meeting to order at 5:30 p.m.

**LAND LEASE**

Don Olson approached the Council regarding the possible lease of city owned property, specifically 3.3 acres west of the sewer lagoon and east of the county road. Mr. Olson said he would be willing to lease that property for \$50 per acre for those three acres. He currently pays \$35-\$40 per acre for what he now leases. He asked the Council to take it under consideration and let him know. He commented that if advertised to lease the property, it would have to be put in the paper for two weeks with a date set to open the bids, etc. and cost the City more than what they will make with the lease.

On a different matter, Mr. Olson mentioned that when he was on the Council, they were trying to design the sewer system with pivots; they wanted to purchase Nate's property so the City owned that piece of ground. He feels the City would be wise to make a trade on the land west of Rex's and acquire that few acres so the City would own that whole big chunk.

He also suggested an Ephraim Councilmember apply for the vacant board position with the League.

## **FIRE DEPARTMENT**

Fire Chief, Kerry Steck, reported to the Council that standardization is needed regarding the amount businesses are charged for Fire District fees. The fees for homes are standard, but businesses are paying anywhere from \$3.00 - \$90.00 per month.

On each utility bill, each meter is charged \$3.00. The City keeps 25 cents for administrative costs and the rest goes to the County. Some people don't have meters and are then receiving fire protection without paying their share. "We would like to standardize the fees across the city by square footage so it is fair for everyone."

Chief Steck also expressed his desire for the Council to open up the money that has been collected over the years in order for the Department to purchase a new pickup truck to replace his first response vehicle. City Mechanic, Kerry Carver, will check the old vehicle to determine whether it should be kept the City or put up for auction.

## **WARRANT REGISTER**

The Council reviewed the Warrant Register and Agenda for the regular council meeting.

## **ADJOURN**

*There being no further discussion, Councilmember Tyler Alder moved the work meeting adjourn. The motion was seconded by Councilmember John Scott. The vote was unanimous. The motion carried.*

## **REGULAR SESSION**

The Ephraim City Council convened in a regular council meeting on Wednesday, April 2, 2014, in the Ephraim City Council Room. Mayor Squire called the meeting to order at 6:00 p.m. Councilmember John Scott offered an opening prayer. Caleb Jensen, a local Boy Scout, led the audience in the Pledge of Allegiance.

## **APPROVAL OF WARRANT REGISTER**

The Council reviewed the Warrant Register of April 1, 2014.

*Councilmember Alma Lund moved to approve the warrant register of April 1, 2014 as presented. The motion was seconded by Councilmember Terry Lund. A roll call vote was taken: voting "yes" Councilmembers Tyler Alder, Alma Lund, Terry Lund, and John Scott. The vote was unanimous. The motion carried.*

## **APPROVAL OF MINUTES**

The Council reviewed the minutes of the March 19, 2014 City Council meeting.

*Councilmember Terry Lund moved to approve the minutes of the March 19, 2014 City Council meeting as presented. The motion was seconded by Councilmember Tyler Alder. A roll call vote was taken: voting "yes" Councilmembers Tyler Alder, Alma Lund, Terry Lund, and John Scott. The vote was unanimous. The motion carried.*

## **PUBLIC COMMENT**

Abraham Hundepool commented he read with dismay all the feedback regarding Mr. Bolli's resignation from the City. After talking with many people, he found the basic allegations were not substantiated. Mr. Hundepool feels he shouldn't have resigned and pled with the Council to reinstate him. He said losing an employee who has done an outstanding job for 3½ years, saved the city a lot of money and increased revenues for the city is reprehensible and the Council should rethink the situation.

## **BOYS' STATE DONATION REQUEST**

Trevor Alder, Jared Warnock, Jace Cox, Bradley Sego and Thomas Allred are all boys from Ephraim who have been selected by the American Legion to attend Boys' State this year at the Weber State Campus. All but Thomas Allred were present (Thomas had a prior commitment) to ask the Council for a donation towards their \$450 tuition.

The boys attend Manti High School and will representing Ephraim at Weber State in June. They are prepared to learn about different ways they can be involved in government, get hands-on experience, and will also receive college credit for their efforts. The boys were chosen because of their high academics and community service. They expressed appreciation for what the Council has done for community and hope they will support them in this endeavor.

Mayor Squire commented what these boys are doing is admirable. As years pass too many people try not to get involved. It's good to see youth pursuing what can be done to help out. He asked them back for a report upon their return from Boys' State.

*Councilmember John Scott moved to approve a donation of \$50 per person for five boys. The motion was seconded by Councilmember Terry Lund. A roll call vote was taken: voting "yes" Councilmembers Tyler Alder, Alma Lund, Terry Lund, and John Scott. The vote was unanimous. The motion carried.*

## **JACE COX, EAGLE SCOUT PROJECT**

Jace Cox is asking for funding for his Eagle project. He has been working on getting sand volley ball courts installed at the Canyon View Park. Last summer Jace received a bid for \$10,000 for the sand, delivered. He also went to Robinson Trucking in Salina and they offered to donate half the cost of the delivery to the park. It is better quality sand for beach volleyball. The sand will be approximately 18" deep with possibly 6" in fill dirt below to cover up some of the rocks that are there. He would like to lay weed fabric below the sand and that will be donated. He is in the process of looking for more donations to get sand and delivery costs covered. All work on the project thus far has been donated.

The Council will have some conversations to determine how this can be done. The Finance Director said the Parks Department has a line item for park outlay in the general fund with \$10,000 in it. Abraham Hundepool commented he does not feel 100% funding from the City is in the best interest of the city. Jace's mother said after a lot of research, they have discovered scouts are not supposed to ask for donations from private people.

Another resident commented they are getting rid of the sand volleyball courts at Pine Tree Apartments, and would donate the sand they have there in exchange for some of the topsoil from the park to fill in where the sand is coming out. The Council asked Chad to go get what sand there is, and asked Jace to recalculate the amount needed and what the new cost would be. A decision will be made at the next council meeting. The weed fabric will have to be ordered as quickly as possible to get here in time for the sand. He will do that and let Chad know when it will be here.

### **CHAD DEWEY, ONE LOT SPLIT**

Discussion held regarding one-lot split for Chad Dewey at 623 W. 100 S. The construction loan didn't require a split, but the 30 year loan does.

*Councilmember Alma Lund moved to approve Chad Dewey's one-lot split at 623 W 100 S. The motion was seconded by Councilmember Tyler Alder. A roll call vote was taken: voting "yes" Councilmembers Tyler Alder, Alma Lund, Terry Lund, and John Scott. The vote was unanimous. The motion carried.*

### **COMMUNITY GARDEN**

Pete Conover passed out a flier that will be going out to the public regarding the Community Garden. The flier includes a purpose and goals for the garden. He is hoping to start a farmer's market in the fall. Garden bucks can be earned by Ephraim citizens by working in the garden, and can then be redeemed for food from the farmer's market.

Mayor Squire has spoken with Mr. Conover and Sandra Lanier at the Co-op. He would like Mr. Conover and Sandra to get together with Kelly Brookes and Amy Jorgensen from the art center and talk about a master plan for the property around those three buildings. Mr. Conover would like to add a bowery to the community garden. Everything has been donated; there would be no cost to the City. The potting shed was donated by TBSI at the college.

Liability comes into play when structures are constructed and also moving forward without a master plan for the property. The Mayor's recommendation would be to have everyone involved come together for a meeting and to contact the insurance agency to see what liability would be. Another discussion would be what that building will be used for in the future.

The Garden Club has also been talking to those who run the Sanpete Food Pantry. The garden will be donating food to the community and they said if they could use the building to store food and help distribute, they would be willing to help with the Garden goals.

### **DISCUSSION AND DECISION REGARDING SPLASH PAD LOCATION**

Councilmember Alder addressed the options of moving the splash pad to another location, and said it wouldn't be feasible as there are no funds to put in restrooms at those locations. There are already restrooms at the Canyon View Park. A lot of time and money has been donated by people wishing to have it at the Canyon View Park.

The plan is to excavate six feet, and put in three layers of compacted dirt and geo fabric. “One layer would be okay, two would be sufficient, so we are thinking three.” Anywhere along the south side of the park would work best as there is less refuse beneath the surface. The Council promised landscaping would go in when the splash pad does.

*Councilmember Terry Lund moved to approve the location of the splash pad by the restrooms as far south as possible. The motion was seconded by Councilmember John Scott. A roll call vote was taken: voting “yes” Councilmembers Tyler Alder, Alma Lund, Terry Lund, and John Scott. The vote was unanimous. The motion carried.*

#### **ADOPTION OF ECR 14-06,**

Ephraim is a Tree City and has been for many years. Each year a resolution is adapted for establishing a day for planting trees.

*Councilmember Alma Lund moved to adopt ECR 14-06, a resolution for establishing a day for planting trees. The motion was seconded by Councilmember Terry Lund. A roll call vote was taken: voting “yes” Councilmembers Tyler Alder, Alma Lund, Terry Lund, and John Scott. The vote was unanimous. The motion carried.*

#### **DISCUSSION REGARDING FORM OF GOVERNMENT/CITY MANAGER**

With the recent resignation of Mr. Bolli this position must be filled. The Mayor has had discussions with the City Attorney regarding a possible change in form of government. It must be determined if there is a problem with the current form of government.

Many in the community feel the City is paying a lot of money; however, “you get what you pay for” was an expression heard several times during the discussion. A decision must be made regarding an acceptable salary. The Council will determine what duties the new person should have.

Discussion was held with staff and citizens regarding what they feel a City Manager should be. Most felt the future City Manager should be hired with the understanding the Council would be taking a more active role in the decision making. The Council feels the current form of government will be retained, but some tweaking will be done on policy with more responsibility placed on the Council.

The current City Council is willing and able to take on more responsibility and are committed to do so. This will mean more meetings with department heads. Some in the audience suggested having staff and citizens help screen applicants. Others said they voted the council in to do that. A notice will be posted in-house for one week, and then go out to the public the following week.

#### **UNFINISHED BUSINESS, COUNCIL REPORTS AND APPOINTMENTS**

**Chief Rasmussen** thanked the council for being willing to take on responsibility to do things the way they should be done. “We need to get back on track and press forward.”

**Kerry** – We have had more moisture this year but we are not going to be out of the woods for fire problems. We may have cooler temperatures at the moment, but we are going to have a bad fire season.

**Chad** reminded everyone it is clean-up time. Dumpsters are out for the public to use.

#### **Tyler Alder**

**Rec Board** – baseball and softball signups are still going. Delayed the deadline for the late fee to April 5<sup>th</sup>.

**Scandinavian Festival** – we will meet tomorrow night.

#### **John Scott**

**Ambulance Association** – Class is going well, they are continuing to be busy.

#### **Mayor Squire**

**Planning and Zoning** - Asked Planning and Zoning to give their recommendations as to what should be high load roads and then discussions will continue on how we are going to fund road maintenance.

*Councilmember Terry Lund moved to go into a closed session pursuant to the provisions of the Utah State Code, Section 52-4-205(e) for the purpose of discussing the sale of real property. The motion was seconded by Councilmember Tyler Alder. The vote was unanimous. The motion carried.*

*Councilmember Terry Lund moved the Council adjourn the closed session and reopen the public meeting. The motion was seconded by Councilmember Tyler Alder. The vote was unanimous. The motion carried.*

*Councilmember Alma Lund moved to sell two acres back to Alan Keisel at the same price it was purchased by the City, with the proviso the City receive first right of refusal in the contract. The motion was seconded by Councilmember John Scott. A roll call vote was taken: voting “yes” Councilmembers Tyler Alder, Alma Lund, Terry Lund, and John Scott. The vote was unanimous. The motion carried.*

#### **ADJOURN**

*There being no further business to come before the Council for consideration, Councilmember John Scott moved the Regular Council Meeting adjourn. The motion was seconded by Councilmember Tyler Alder. The vote was unanimous. The motion carried.*

The next meeting is scheduled to be held on April 16, 2014, starting at 6:00 p.m. in the Ephraim City Council room.

**MINUTES APPROVED:**

\_\_\_\_\_  
Mayor

\_\_\_\_\_  
Date

**ATTEST:**

\_\_\_\_\_  
City Recorder

\_\_\_\_\_  
Date