

MINUTES of the regular City Council meeting of Wellsville City held Wednesday, September 7, 2011, at the Wellsville City Offices at 75 East Main. City officials present were Mayor Thomas G. Bailey, Councilmen Gary Bates, Ron Case, Colin Harrison, and Carl Leatham. City Manager/Recorder Don Hartle was also present. A copy of the Notice and Agenda was mailed to the Mayor and Council members and emailed and faxed to the Herald Journal on September 2, 2011. The meeting was called to order at 6:00 p.m. by Mayor Thomas G. Bailey.

Others Present:

Jennifer Leishman	Dennis Watkins	Patsy Watkins
Wilma Hall	Russell Glenn	Earl Glenn
Rod Hammer	Jeremie Poppleton	Cristy Poppleton
Blake Brenchley	Nate Briggs	Jeff Thorpe
Reed Bailey	Clint Kerr	Elden Pierce
Gary Hansen	Ryan Rigby	Glenda Tripp
Barry Tripp	Scott Okelberry	Glenna Petersen
Kate DuHadway	Allie Jeppson	

Opening Ceremony: Colin Harrison

Councilman Jackie D. Orton was excused from this meeting.

The Council reviewed the agenda. Ron Case made a motion, seconded by Colin Harrison, to approve the agenda as presented.

<u>YEA 4</u>	<u>NAY 0</u>
Gary Bates	
Ron Case	
Colin Harrison	
Carl Leatham	

The Council reviewed the minutes of the August 17, 2011 City Council meeting. There were word changes on lines 180 and 311. Ron Case made a motion, seconded by Carl Leatham, to approve the minutes of the August 17, 2011 City Council meeting with the corrections.

<u>YEA 4</u>	<u>NAY 0</u>
Gary Bates	
Ron Case	
Colin Harrison	
Carl Leatham	

Don Hartle gave the Council a copy of the Warrant Register showing bills submitted to the Council for approval. After review and discussion, Carl Leatham made a motion, seconded by Gary Bates, to approve the City's bills for payment, represented by check number 13406 through 13515.

<u>YEA 4</u>	<u>NAY 0</u>
Gary Bates	
Ron Case	
Colin Harrison	
Carl Leatham	

No one was in attendance for citizen input.

Dennis Watkins representing Watkins Printing met with the City Council to discuss the "Windows of Wellsville" book. Mr. Watkins stated that the book was printed in 1985 using a film to print from. Mr. Watkins stated that he was contacted and asked if it would be possible to do a reprint of the book. There is a new way to print, which is digital. Mr. Watkins stated that they would scan the book, and then print it using the digital file. Mr. Watkins stated that a small amount of quality would be lost. Mr. Watkins stated

that the challenge for Wellsville City is how to fund this project. Wellsville City could take orders; Watkins Printing would print the number of books, deliver them, and bill Wellsville City. Mr. Watkins stated that another option is to have Watkins Printing make the digital file, print the book, and offer it for sale at Watkins Printing and on-line. Mr. Watkins stated that the copyright to the book belongs to Wellsville City History Committee, and he would need permission from Wellsville City to reprint the book. Mr. Watkins stated that the cost per book at his store would be roughly around \$60.00. Mr. Watkins stated that the binding would be a little different because the type of binding used in 1985 is no longer available. The picture and title on the cover of the book would remain the same. Mayor Thomas G. Bailey asked if down the road, Wellsville City decides to write another book, can they use information from the first book. Mr. Watkins stated yes. The copyright remains the property of Wellsville City. Mr. Watkins is asking for permission to reprint the book. Ron Case stated that this issue would need to be discussed with the Wellsville City History Committee. Gary Bates stated that the code defines the Wellsville City History Committee. Colin Harrison asked what the advantage is for Watkins Printing to do this. Mr. Watkins stated that he is building a large library of books from the difference communities of Cache Valley. Mayor Bailey explained the options that Mr. Watkins gave to Wellsville City to Wilma Hall. Wilma Hall stated that she will support Wellsville City in whatever decision they make. Ms. Hall stated that she promotes the history of Wellsville City. Mr. Bates stated that a copy of the book could be used at the City Office to promote the book. Ms. Hall believes that the book needs to be advertised. Mr. Watkins stated that he will take care of advertising the book. After discussion, Ron Case made a motion, seconded by Colin Harrison, to contract with Watkins Printing to reprint “Windows of Wellsville”, Watkins Printing will be responsible for the sales of the book, and the copyright of the book will remain the property of Wellsville City.

YEA 4

NAY 0

Gary Bates
Ron Case
Colin Harrison
Carl Leatham

At 6:45 p.m., Colin Harrison made a motion, seconded by Carl Leatham, to go into a public hearing.

YEA 4

NAY 0

Gary Bates
Ron Case
Colin Harrison
Carl Leatham

Receive public input and consider for approval the concept plat for the Glenn Family Trust subdivision (2 additional building lots) on property at 381 South Center. Russell Glenn stated that he is correcting an existing situation. They have 2 homes on the same tax identification number, so they will be creating 2 additional lots. Mr. Glenn stated that the code requires 82.5 feet of frontage in the R-1-12 zone. The south lot has 82.02 feet of frontage. A variance has been acquired from the Board of Adjustments. Mr. Glenn stated that he has received a copy of the memo from the City Engineer concerning this subdivision. Mr. Glenn stated that he asked the Planning Commission to waive requirement 5a, eliminate surface contours, because the usable area is flat and there are no existing plat maps available. Mr. Glenn asked what would be required for 5b – show existing and future utilities as far as fire hydrants are concerned. Ron Case stated that the code concerning the placement of fire hydrants needs to be reviewed. Gary Bates asked if the Planning Commission required sidewalks. Mr. Glenn stated that the Planning Commission doesn’t address sidewalks, it is a decision made by the City Council. Mr. Bates stated that it would seem appropriate to extend the sidewalk to 400 South on the west side of the Center Street. Colin Harrison asked if the Planning Commission approved the concept plat. Carl Leatham stated that the Planning Commission approved the concept plat, waived 5a, show surface contours, and required 5b through 5h to be completed. Mayor Thomas G. Bailey stated that his concern is that the City Council waives requirement 5a, which they have never waived before, and then people say that it was waived because Mr. Glenn is member of the Planning Commission. Mayor Bailey stated that his other concern is if there is room on the hill for a sidewalk. Don Hartle stated that he reviewed this concept plat with City Attorney Bruce Jorgensen at the time the variance was approved. The subdivision has 330 feet of frontage, but because of where the

existing home was placed in 1929, the agreement is that there can be no home on the south side of the existing home.

At 7:05 p.m., Gary Bates made a motion, seconded by Ron Case, to close the public hearing.

YEA 4

Gary Bates
Ron Case
Colin Harrison
Carl Leatham

NAY 0

After discussion, Carl Leatham made a motion, seconded by Colin Harrison, to approve the concept plat for the Glenn Family Trust subdivision (2 additional building lots) on property at 381 South Center, requirement 5a through 5h be completed, and a sidewalk installed on Center Street.

YEA 3

Gary Bates
Colin Harrison
Carl Leatham

NAY 1

Ron Case

Chief Rod Hammer of the Cache County Fire Department met with the City Council to discuss services and equipment provided by the County to local fire departments. Chief Hammer stated that there are 12 municipal fire departments that are run by the cities and contracted with Cache County to cover the unincorporated areas of the county. There is a mutual aid program within the county because it takes a lot of people to fight 1 fire. Cache County pays the cities \$107,000 annually, which Wellsville City receives \$6,000 annually from that contract. Cache County has a fire engine purchase program. Wellsville City has 2 fire engines, a 1974 and a 1995. Chief Hammer stated that he has been purchasing 3 new engines every 5 years. The last fire engines purchased went to Richmond, North Logan, and Newton. Chief Hammer stated that Cache County has a HAZMAT team and a Technical Rescue team that a member of the Wellsville City Fire Department is part of. Chief Hammer stated that there is a Wild Land Fire Certification that can be obtained by the firemen. Monies are paid by the county and state to the cities that take their engines and personnel to wild land fires. There is also a fire appreciation program that gives restaurant gift cards to allow the firemen to take their wives to dinner once a year. Chief Hammer stated that the next engine buy in 2013 will be water tenders. Chief Hammer hopes to be able to purchase 5 to 6 water tenders. After that, the next engine rotation will be 2018 for structure engines. Chief Hammer stated that Smithfield, Wellsville, Hyrum, and Lewiston are scheduled for then. Chief Hammer stated that they are on a 25-year rotation. Mayor Thomas G. Bailey asked if Wellsville City purchased their own fire engine, will they be out of the county rotation. Chief Hammer stated no. Mayor Bailey asked Chief Hammer to compare Wellsville City Fire Department to other fire departments in the county. Chief Hammer stated that water tenders are a weakness; there is no backup engine, and too many old vehicles that are trying to be maintained. Chief Hammer stated that Wellsville City is responsible to provide fire coverage within the city. Chief Hammer stated that there are some good equipment, and some old that needs to be replaced. Mayor Bailey thanked Chief Hammer for attending this meeting.

The City Council continued consideration for possible approval of a monthly fee to be on the City utility bill for fire department capital. Colin Harrison stated that there will be no new vehicles from Cache County for awhile, and 2018 is not a guarantee for Wellsville City to receive a new fire engine. Mr. Harrison stated that he likes the idea of the urban interface truck. Ron Case stated that he can support a \$3.00 monthly fee to the utility billing because they need to provide fire protection for the citizens of Wellsville City. Gary Bates handed out a picture of a chain device that could be used for a short-term need. Mr. Bates researched the internet and found a website for used fire trucks that start at about \$150,000. Mr. Bates would like to see the fire department explore more options than what they have. Carl Leatham stated that Wellsville City is in need of a fire engine, and the question is how to fund it. Mr. Leatham suggested putting it to a public vote and adding it to the November ballot. Mr. Leatham questioned how informed the public would be on this issue. Mr. Leatham stated that whatever Wellsville City decided to do, they need to get started doing it. After discussion, Ron Case made a motion, seconded by Colin Harrison, to approve a monthly fee of

\$3.00 added to the City utility billing for purchase of fire equipment, and if the purchase is cheaper than proposed, the amount be modified so that it is a fair fee.

YEA 3

Ron Case
Colin Harrison
Carl Leatham

NAY 1

Gary Bates

Scott Okelberry met with the City Council to discuss the bike rally. Gary Bates stated that the Parks and Recreation Committee would like the citizens of Wellsville City to use the streets, so they have scheduled a bike rally for September 17, 2011 at 9:00 a.m. Scott Okelberry handed out the proposed routes. Mr. Okelberry stated that they have volunteers to help at the rest stations. Mr. Okelberry stated they are in need of \$1,000,000 liability insurance policy listing UDOT on the policy. They are also in need of a permit from UDOT, and payment for the permit. Mr. Okelberry discussed the cost of Utah Highway Patrol for the event. Mr. Okelberry stated that he spoke with Lt. Perry representing Utah Highway Patrol, and Lt. Perry said that they may not need any help from Utah Highway Patrol. Lt. Perry is willing to issue a letter to UDOT, but UDOT may require help from Utah Highway Patrol. Ron Case asked if the routes will all start at the same place. Mr. Okelberry stated that the routes begin and end at the Wellsville Dam Park. Colin Harrison asked if people need to sign up or register. Mr. Okelberry stated no, the event is free and to just show up and participate. Mr. Harrison asked about individuals living outside of Wellsville City. Mr. Okelberry stated that there has been no advertising outside of Wellsville unless by word of mouth. Mr. Case asked if the routes have been posted on the website. Mr. Bates stated that a member of the Parks and Recreation Committee was supposed to post the routes. Mr. Okelberry will check with the committee member to make sure that has happened. Mr. Case stated that the routes can be linked on the front page of the website. After discussion, Gary Bates made a motion, seconded by Colin Harrison, to support the Parks and Recreation Committee at the bike rally scheduled for September 17, 2011.

YEA 4

Gary Bates
Ron Case
Colin Harrison
Carl Leatham

NAY 0

The City Council continued consideration of the speed limit on Center Street from Highway 89/91 to 1600 South. Mayor Thomas G. Bailey stated that each member of the City Council was assigned to review the area. Mayor Bailey stated that the 30 MPH sign is definitely in the trees and needs to be moved or the trees trimmed. Colin Harrison stated that when he reviewed the sign, someone had put 4 large rocks in the road so that people did have to slow down to maneuver around them. Mr. Harrison doesn't believe this is the way to slow down traffic. Gary Bates stated that the 25 MPH sign is too close to 1600 South. Mayor Bailey asked the City Council what they wanted to do. Mr. Bates stated that the speed limit should be left at 30 MPH, and enforced better. Mayor Bailey asked about the "Children at Play" sign. Mr. Harrison believes that every street in Wellsville City could have a "Children at Play" sign. After discussion, Colin Harrison made a motion, seconded by Carl Leatham, to leave the speed limit at 30 MPH, relocate the 25 MPH sign, and to not install any "Children at Play" signs.

YEA 4

Gary Bates
Ron Case
Colin Harrison
Carl Leatham

NAY 0

The City Council discussed for a possible decision concerning closing the Wellsville Dam park at night. Gary Bates stated that this is a request that came from the Wellsville City Star deputy, as well as a deputy that responded to a call at the Wellsville Dam park. Mr. Bates stated that this is hard to control without the ability to kick people out of the park. Mr. Bates suggested taking it through the fall, and reevaluating this issue in the spring. Mr. Bates also stated that they need to think about how to close the park if they decide

to close it. After discussion, Gary Bates made a motion, seconded by Carl Leatham, to table this issue for 1 month and discuss it further.

YEA 4

NAY 0

Gary Bates
Ron Case
Colin Harrison
Carl Leatham

Department Reports:

Mayor Thomas G. Bailey – 1) Thanked everyone for their work and efforts at Founder’s Day 2011.

Colin Harrison – 1) Thanked everyone from their help with Founder’s Day 2011

Ron Case – 1) Ron Johnson representing Wellsville LDS Stake talked about radios purchased by the Church to use in an emergency. Asked him to contact Chief Jeremie Poppleton of the Wellsville City Fire Department to discuss the issue.

2) Wellsville City Youth Council funds – his wife would like to get them out of her name.

Carl Leatham – 1) Thanked everyone for a wonderful Founder’s Day 2011

2) Drinking fountains around the Wellsville Dam park – no plumbing to them – consider removing them.

3) Discussed briefly the basic auto plaza plan presented to the Planning Commission by Steve Kyriopoulos.

City Manager/Recorder Report:

Don Hartle – 1) Closing charge account at Ridley’s – receiving bills and doesn’t know what they are for – Ridley’s doesn’t require a signature.

2) New UDOT shed – currently have a 2” water line – will be installing a fire hydrant on their property that they will be responsible for. Wellsville City has a 6” water line on Center Street – wants to hop tap into the 6” water line and run an 8” water line to fee the fire hydrant. Discussed connection fee and impact fee. Discussed allowing UDOT to tap the water line and will treat it as a fire line. UDOT pay for meter and installation. The meter will be read. There will be no charge unless used. If the water has been used without a fire, will start billing the monthly fee. Will discuss this issue with the City Attorney.

3) Received a request from McBride’s on 1600 South to lower the speed limit from 50 MPH back to 35 MPH – discussed and no.

At 9:03 p.m., Carl Leatham made a motion, seconded by Colin Harrison, to go out of regular and into executive session.

YEA 4

NAY 0

Gary Bates
Ron Case
Colin Harrison
Carl Leatham

At 9:55p.m., Ron Case made a motion, seconded by Gary Bates, to go out of executive session.

YEA 4

NAY 0

Gary Bates
Ron Case
Colin Harrison
Carl Leatham

At 9:55p.m., Gary Bates made a motion, seconded by Carl Leatham to go into regular session.

YEA 4
Gary Bates
Ron Case
Colin Harrison
Carl Leatham

NAY 0

After discussion, Ron Case made a motion, seconded by Carl Leatham, to continue the discussion for 2 weeks to be furthered discussed. The City Council's understanding was to pay \$280,000 and lease to Tom Maughan for life or 50-year maximum and includes water associated with the property.

YEA 4
Gary Bates
Ron Case
Colin Harrison
Carl Leatham

NAY 0

At 10:05p.m, Gary Bates made a motion, seconded by Carl Leatham to adjourn the meeting.

YEA 4
Gary Bates
Ron Case
Colin Harrison
Carl Leatham

NAY 0

Thomas G. Bailey
Mayor

Don Hartle
City Manager/Recorder