

Mayor Leak called to order a regular Cornish Town Council meeting on July 19, at 7:02 p.m. at the Cornish Town Hall.

Attendance: Brad Fisher, Colton Creech, Chris Buxton, Lauren Draney, John Forsgren, Matt Leak

Absent:

Citizens: Colden Glenn, Hailey Williams

Staff Report: Lauren reported that Stacy Law asked about another garbage can. She wants to trade her smaller can and get an extra can. Lauren said that Logan City said that they would be willing to sell the Town a couple of blue cans for \$35. Buxton asked if they had a few cans still left to gather that didn't get picked up. Mayor Leak said there were. Mayor Leak asked Lauren to send him the bill from Logan City so he could see what the charges are on it. They will keep an eye out for the other blue cans that have not been picked up.

Lauren reported that she learned that the Town could contract with the County to do the road work in Cornish and that it could be beneficial to include other towns around us like Trenton or Clarkston to make it easier for the County to bid out the projects. She said that they would need to work with an attorney to get the contract written. Creech asked if they have done that with other cities. He said it would be more like a retainer because we do not know what projects we will be doing in three years. Mayor Leak asked Creech to talk to Trevin to see what he thinks.

Lauren said that she had all the food ordered for the Town party on the 24th. Fisher asked what they were having. Lauren said that she ordered barbeque chicken, fruit, chips, potato salad and dessert. Mayor Leak asked what she needed help with. Lauren said that she needed help getting the tables and chairs set up.

Lauren said she could not get the bank statements printed out because the internet was down.

Minutes:

Mayor Leak entertained a motion to approve the minutes for the regular meeting on July 5, 2023.

Forsgren – Motioned; Buxton – Seconded

Creech – Aye; Buxton – Aye; Fisher – Aye; Leak – Aye; Forsgren - Aye

The minutes were approved unanimously.

Action Items:

Executive Session:

31 **Business Items:**

32 *Golden Steps – Team Recovery – Colden Glenn* – Colden said that he is here to get the Town’s blessing to
33 get a conditional permit for an addiction recovery business. He said that he wants to have a good
34 relationship with the Town and help through service. He said that they are working on buying the old
35 Synergy building. He said that they have two other locations in Logan and North Logan.

36 Mayor Leak asked what the goal is with the facility, how many people they plan on, how long are they
37 there for, and where do they come from. Colden said that they will not accept anyone who should be
38 incarcerated and have high level needs of mental health or high risk. He said that the clients go through
39 a strict background process and there will be no sexual offenders. They will not accept anyone who has
40 a history of violence or mental disorders such as schizophrenia. He stated that clients will be there for
41 around 60 days or shorter, sometimes a little longer. Mayor Leak asked where the people would come
42 from. Colden answered that it would be people from around the valley. He shared that he is a
43 recovering addict and the path that he took to become sober. He said that there are no other recovery
44 centers in Cache Valley, and they are overloaded and need to expand. He said that they work with the
45 courts for DUI cases and there will be people who have been incarcerated. He explained that the people
46 who will be at the facility have to want to be there, they are not court ordered. Mayor Leak asked if they
47 are on their own or if they can come and go as they please or if they stay there. Colden said that it is not
48 locked down but if they want to leave, they discharge them AMA. They will have a staff member sign
49 them out and drive them where they need to go. He said that they will not be restraining anyone.
50 Creech asked if they are going to have any outpatient services. Colden said that everyone at this facility
51 will be inpatient. They will take them to the gym or other places that will help with their recovery.

52 Fisher asked if they have State Licenses. Colden said that he is in the process of getting the State License
53 started and they have the Federal License. Creech asked how long he has been doing this. Colden said
54 that he has been doing it for five years with Golden Steps. He has worked in recovery before, but Golden
55 Steps has only been open for five years. Creech asked what kind of demand he expected and if he was
56 turning away people from his other facilities. Colden explained that they can only take 14 people and
57 they have 15 people on the waiting list. Colden said that they would not be accepting anyone who is
58 going through detox, they will be sent to Ogden or other places to safely detox. Everyone who comes
59 will be sober but needs help staying sober.

60 Mayor Leak asked what their plans were for the building. Colden answered that they are going to clean
61 up the building and the rest of the property. He explained that there are several people who have been
62 wanting to help. He said that they just got a contract to help veterans. Creech said that the unique thing
63 about Cornish is that it is very spread out except for the area near the building where it is very dense. He
64 asked what impact they would have on the families in that area. He explained that the families in that
65 area have had terrible experiences in the past and are skeptical of something new coming in. Colden
66 said that their biggest concern is people going out to smoke, but that they can have an area where they
67 can smoke. He said that if anyone gets out of line they will be discharged immediately. He did not want
68 to give a hard answer because he did not want to over sell and under deliver. He said that he would like

to work with the whole Town as well as the families in the Alley to make sure that there is a good relationship. He commented that he talked to Matt Veil who gave him the phone number of the bishop and gave his blessing.

Forsgren asked how many beds they are planning. Colden said he is planning on 15. Forsgren said that the Town's limit is currently set at six for a group home in the land use ordinance. Creech explained that the building is currently in the agriculture zone. He also said that there are no zones that allow group homes, but that it can be done under a conditional use permit. He continued to explain that there are requirements that must be met to operate within the conditional permit. He said that it must be renewed every year and that it is not just for group homes, that there are other things that would require a conditional use permit, such as, an accessory apartment. Creech explained that the permit can be revoked or not renewed but that they must have valid reasons that are listed in the code to do that. He also brought up what would need to be done to get reasonable accommodation for the number of beds. Forsgren gave Colden a copy of the information for the conditional use permit as well as the reasonable accommodation.

Mayor Leak said that it would be best if there was good communication so they can work together and have a good relationship. He said that most people in town will see this as another Synergy which was not a good experience. Creech asked what their timeline is. Colden explained that he is working with one of the owners who will carry the loan. He said that he has three months' rent free to get it cleaned up and get business and state license to go through before the contract starts. He said that he has everything else ready to go. Colden also mentioned that they will be all men, he said that at first, they had a coed facility but that they have figured out how to get through the discrimination hoops to make it all men. Buxton asked how often they might be going to the park. Colden said that if they want, they will only go there if they want them to do service projects at the park. Mayor Leak said that they are welcome to go to the park if there are no problems. Colden said that the only issue they had was when someone came for help, and they didn't have room for him, and he wouldn't leave.

Creech asked how many staff members will be there. He said that there must be a one to six ratio, so one staff member for every six clients. He explained that there will be several staff members doing different jobs. He said that at night there will be two staff members. He also said that there will be a security system and cameras in place.

Mayor Leak asked if they are all adults. Colden said that they will be all adults except for the rare 17-year-old. Creech asked what the process is like to get into the facility. Colden said that they have to come on their own and sign their own intake documents and everything is protected by HIPPA. Colden said that they have contracts with some of the major insurance networks such as Blue Cross, Medicaid, and Cigna.

Mayor Leak asked how often Colden plans on being at this facility. He said that at some point he would like to move to the area. He said that he is working on becoming certified in equine therapy and he hopes that in the future he can bring horses and use equine therapy at this location.

Buxton asked what would need to be done for him to get the needed permits. Creech said that in the ordinance it explains what he needs to do for the application. He said that the town does not have a formal application but that the ordinance explains everything he needs. Creech offered to help with the process. He also said that there may need to be a public hearing. Colden asked if it would be ok to meet with the residents, the council said that he can do what he wants.

Roads- Forsgren reported that he has charged the sign but cannot turn it on because he does not have a key for it. He said that he tried Lorie Naegle, and she would look. He also tried contacting the manufacturer and he might be able to get a key from them. He also said that he wants to figure out how to get the report off it. He also said that Jeremy was going to come and do the roads last week, but they got behind. Forsgren said that he is watching a snowplow in Soda Springs. He is going to be going up there to look at in person. He said that current bid is at \$1350 which is his.

Planning & Zoning – Creech said that Zak Pitcher is ready to get his water application and zoning clearance. He will be coming the second meeting in August. Creech also said that Austin Veibell is building a shed on his property, and he will be coming in for a zoning clearance as well. Mayor Leak asked if there are any problems with setbacks. Creech said that there are no setback problems that he knows of.

Parks/Town Hall/Finance – Buxton reported that they fixed a few things at the park. He also said that the Stuart boys are doing well moving pipe. He said that Lauren has all the food ready for the party of the 24th and he will be there around five to set up. He said that there have been vandalism problems in the bathrooms at the park. He said that he is thinking about putting up some cameras. He commented that they came and picked up the garbage the park. Creech asked if Brian and Kelly were going to finish fixing the fence. Mayor Leak said that he will get a hold of them and see where they are at. Creech asked if he had any luck with Sunrise Engineers. Buxton said that he talked to them, and he should have all the bids for the parking lot design.

Water – Mayor Leak asked if the SCADA has been working well. Fisher said that it was, but he was worried about the water levels in the tank. Mayor Leak said that he could adjust the SCADA to fill the tank more. Mayor Leak said that he doesn't want to waste water because the springs are not usable. Mayor Leak asked if the SCADA is keeping the history. Fisher said that it shows how much it has pumped since it was turned on. Fisher said that the well has dropped about 12 feet. Mayor Leak said that he will talk to David Cruze from the State to see what needs to be done to get the springs back online. Fisher stated that when they pumped more often, they had better recharge on the well. Mayor Leak commented that he was glad that they have an extra pump for the well in case the current goes out. Buxton asked what kind of ventilation the wellhouse has. Fisher said that it had a little ventilation and that it stayed cool. Fisher said that the last nitrate test from the well was .4 and that the bacteria tests came back clean.

Mayor Leak asked if Fisher thinks that they need more water in the tanks and if the well recharged better if it is pumped more often. Fisher said yes, he does think it recharges better. Buxton asked what he meant by recharge. Fisher explained that the recharge is when the water comes back to the previous

levels after pumping. Mayor Leak said that he is not comfortable with filling the tanks more and letting water go to waste while they only have one source. They talked about how filling the tanks works. Creech asked if they could meter the water coming out of the spring. Mayor Leak said that they can. They discussed how they can allow a certain amount of water from the springs into the system. Fisher said that he saw there was a meeting the other day and asked if it was something that he should have been involved in. Mayor Leak said no that it was for CDBG. Creech said that it was mostly for the contractor and the engineers. He said that the town will need to do interviews with the workers about wages. Fisher asked if the springs went down if the nitrates would go down as well. Mayor Leak said that he didn't know. Buxton asked if there was a fire if they could open the springs. They said they could.

Land Use Ordinance – None

Old Business:

Mayor's Report: Mayor Leak said that CRS wants to do a conference call every Thursday. DWA is wanting to get started on the well house project. He said that they just need to meet with Mike Wangsgard at a title company to get the papers finalized with the land. He also said that he talked to Dan Koller about the construction easement, and he is fine with it. He also talked to Jodie Buckner at the bank, and she wants the Town to write up the agreement then she can sign it. Creech will talk to Trevin to see if he can write that. Mayor Leak said that they gave the Wangsgards a load of gravel to fix the area that had a water leak. Fisher said that he got a complaint from John Morris about their meter not turning off. He said that he and Jay Williams went to check on it and were able to turn the water off fine. Creech asked what happened with the Sunrise lead pipe grant. Lauren said she turned in the application and will follow up on it. Mayor Leak said that Gordon Barlow wants a garbage can. Creech looked up the snowplow and showed the council. Forsgren said that one of the county shop guys is keeping his eye out for an F450 with a plow, they think that would work better for the Town.

Citizen comments:

Next Meeting:

Bills:

Mayor Leak said that he got more specifics about the CRS bill. He was told that they had not finished the tank plan because they did not have the land figured out. Mayor Leak also said that Mark from CRS wants to do a weekly call again. They discussed the plans that they have received from CRS. Mayor Leak said that the sanitary survey is coming up and they need to fix the lid on the tank. Creech asked about Bracken. Mayor Leak said he could not get a hold of him.

184 Total = \$5021.28 (does not include the \$1851.00 from BSC Excavation)
185 Mayor Leak entertained a motion to pay the bills minus the bill from BSC Excavation.
186 Creech - Motioned; Forsgren – Seconded
187 Creech – Aye; Buxton – Aye; Fisher – Aye; Leak – Aye; Forsgren - Aye
188 The bills passed unanimously.
189 **Adjourn:**
190 Mayor Leak entertained a motion to adjourn.
191 Creech – Motioned; Fisher - Seconded
192 Creech – Aye; Buxton – Aye; Fisher – Aye; Leak – Aye; Forsgren - Aye
193 Ended at 8:42 p.m.