

FILLMORE CITY COUNCIL MEETING

January 16, 2023

Minutes of the regular meeting of the Fillmore City Council held January 16, 2024 in the Council Chambers of the Fillmore City Building. Notice of the time and place of the meeting was posted on the Utah State Public Notice website, the Fillmore City website, the Council Chambers, the City Office bulletin board, and the President Millard Fillmore Library. Notice was also provided to the Chronicle-Progress, radio station KMTI and each member of the governing body on January 12, 2024.

Those present were:

| | | | |
|-----------|-----------------|----------|---------------------|
| Mayor: | Michael D. Holt | Council: | Curt Hare |
| Attorney: | Elise Harris | | Kyle Stevens |
| Recorder: | Kevin Orton | | Eugene R. Larsen |
| | | | Michael B. Winget |
| | | | Dennis W. Alldredge |

Others present were: Hailey Chevalier, Jace Owen, Leah Freeman, Hannah Sorensen, Candace Stevens, Molly Stevens, Larry Edwards, Jess Peterson, Matt Ward, and Dan Rowley.

6:30 p.m. Welcome by Mayor Holt and pledge of allegiance.

ADMINISTRATIVE BUSINESS

Minutes

MOTION: To accept the meeting minutes from the January 2, 2024 council meeting, as written.

By: Councilmember Hare

Second: Councilmember Winget

Vote: Unanimous. Motion carried.

Payroll and Bills

MOTION: To approve the payment of bills listed on the invoice register dated January 3, 2024 – January 16, 2024 and payroll dated January 7, 2024.

By: Councilmember Stevens

Second: Councilmember Hare

Vote: Unanimous. Motion carried.

Licenses and Permits

- Business License # BL2334 for Pete and Repete 2 Enterprises, Owner: David V. Peterson. Business location: Home Occupation. Business description includes snow removal services.

- Business License # BL2335 for Rise and Grind Coffee Co., Owner: Brook Leatham. Business location: Mobile food truck. Business description includes food truck selling hot and cold coffee drinks and hot chocolate.
- Business License # BL2401 for Davies Accounting PC., Owner: Baden Davies. Business location: 15 East 700 North. Business description includes certified public accounting office.
- Business License # BL2402 for Smith Master Builders, LLC., Owner: Dustin Smith. Business location: 50 North Main Street. Business description includes building construction and renovation.
- Business License # BL2403 for The Mineral Store, Inc., Owner: Jason Brunson. Business location: 315 North 400 West. Business description includes selling liquid minerals, vitamins, and herbs.
- Business License # BL2404 for Visage De Luxe, Owner: Emily Torgersen-Weber. Business location: 110 N. Main Street, Suite B. Business description includes injection of botox and dermal filler for medical/aesthetic purposes.

PUBLIC HEARINGS

MOTION: To go into a public hearing at 6:36 p.m. for the purpose of receiving public comment regarding a comprehensive update to the Fillmore City General Plan.

By: Councilmember Winget

Second: Councilmember Alldredge

Vote: Unanimous. Motion carried.

The council explained that the action item later in tonight's meeting does not include an actual prepared update to the general plan, it is simply to approve moving forward with the preparation of the update to the general plan. Jess Peterson of Six County Association of Governments explained that he will be helping the city draft the update to the plan. Mr. Peterson encouraged the council to reach out to him to let him know of any specific additions they might want to see included in the plan update.

MOTION: To go out of the public hearing and into another public hearing at 6:42 p.m. to receive public comment regarding enacting the Fillmore City Municipal Code, Chapter 18; Fencing.

By: Councilmember Alldredge

Second: Councilmember Hare

Vote: Unanimous. Motion carried.

No public comments were offered.

91 MOTION: To go out of the public hearing and into another public hearing at 6:45
92 p.m.to receive public comment regarding amending the Fillmore City
93 Municipal Code, 10-2-1: Definitions, as it relates to the definition of
94 Automotive Service Stations, and Automotive Self-Service Stations.
95 By: Councilmember Winget
96 Second: Councilmember Larsen
97 Vote: Unanimous. Motion carried.
98

99 Mayor Holt explained that the council is re-wording this code section to provide additional
100 clarification to the code. Councilmember Hare added that a rate study is underway to
101 determine different and specific rates for electric vehicle charging customers, so that Fillmore
102 citizens will not be impacted by the increased demand costs for electric vehicle charging.
103

104 MOTION: To go out of the public hearing and back into the regularly scheduled
105 city council meeting at 6:47 p.m.
106 By: Councilmember Hare
107 Second: Councilmember Winget
108 Vote: Unanimous. Motion carried.
109
110

111 COMMUNICATIONS AND REQUESTS 112

113 Request for HOBY (Hugh O'Brian Youth Leadership) Funding for 2024 – Jace Owen
114 Jace Owen explained that he has been nominated to attend the 2024 HOBY Utah seminar for
115 being an outstanding youth leader at Millard High School. Jace explained to the council what
116 he expects to learn and gain from the experience and will report what he learned to the council
117 following his HOBY experience.
118

119 MOTION: To approve a donation of \$395.00 to HOBY for Jace Owen to attend in
120 2024.
121 By: Councilmember Alldredge
122 Second: Councilmember Larsen
123 Vote: Unanimous. Motion carried.
124

125 Millard High School FCCLA to Address City Council Regarding Painting of Interstate 15
126 Underpass at Pink Elephant Lane

127 Hannah Sorensen stated that the FCCLA group would like to paint the tunnel (Interstate 15
128 underpass) on Pink Elephant Lane. They specifically want to paint a blank canvass to allow for
129 younger children to paint on. Mayor Holt explained that the underpass is not city-owned
130 property, and that it is owned by UDOT, so Mayor Holt will reach out to UDOT seeking their
131 approval. The FCCLA group also asked if either the city or UDOT will provide the paint.
132 Mayor Holt stated that he will ask UDOT if they will provide the paint.
133
134
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137

138 **OTHER BUSINESS BROUGHT BEFORE COUNCIL**

139

140 Appointment of New Millard Fillmore Library Board Members

141

142 MOTION: To appoint David Morgan, Autumn Barney (Kanosh), and Andrea King
143 (Holden), to serve as library board members, with a vote of thanks to the
144 board members that they will be replacing: Karilyn Shields, Geri Child,
145 Heidi Macfarland, and Clara Stevens.
146 By: Councilmember Winget
147 Second: Councilmember Stevens
148 Vote: Unanimous. Motion carried.
149

150 Accept for Further Consideration Pursuant to UCA 10-2-405(1) a Petition for Annexation
151 Submitted by Kelsie and Aaron Fausett for 3.355 Acres of Land Located at Approximately 550
152 South and 150 West.

153

154 MOTION: To accept for further consideration a petition for annexation submitted
155 by Kelsie and Aaron Fausett for 3.355 acres of land located at
156 approximately 500 South and 150 West pursuant to UCA 10-2-405(1).
157 By: Councilmember Hare
158 Second: Councilmember Winget
159 Vote: Unanimous. Motion carried.
160

161 Accept for Further Consideration Pursuant to UCA 10-2-405(1) a Petition for Annexation
162 Submitted by Matt Jennings for 137.517 Acres of Land Located at Approximately 550 South to
163 900 South and 100 East to 200 West.

164

165 MOTION: To accept for further consideration a petition for annexation submitted
166 by Matt Jennings for 137.517 acres of land located at approximately 550
167 South to 900 South and 100 East to 200 West pursuant to UCA 10-2-
168 405(1).
169 By: Councilmember Alldredge
170 Second: Councilmember Stevens
171 Vote: Unanimous. Motion carried.
172

173 Accept for Further Consideration Pursuant to UCA 10-2-405(1) a Petition for Annexation
174 Submitted by Sherry Paxton for 45.59 Acres of Land Located at Approximately 1200 North
175 and 200 West.

176

177 MOTION: To accept for further consideration a petition for annexation submitted
178 by Sherry Paxton for 45.59 acres of land located at approximately 1200
179 North and 200 West pursuant to UCA 10-2-405(1).
180 By: Councilmember Alldredge
181 Second: Councilmember Winget
182 Vote: Unanimous. Motion carried.
183
184

185 Mark Stevenson Discussion Regarding Future Site Plans for the Retreat Commercial and
186 Residential Subdivision

187 Mr. Stevenson stated that the purpose of addressing the city council this evening is to find out
188 what the city council would like to see in terms of growth for the city. Mr. Stevenson is
189 sharing his plans for the Retreat Subdivision with the council tonight with hopes that the
190 council will provide any input regarding a prepared concept plan, with the understanding such
191 must still follow the RMF-Overlay process, and any input is not binding upon the City, prior to
192 submittal. The plan being shared with the council tonight is a 20-year plan that will be phased
193 out in small portions. Councilmember Hare stated that he likes the overall plan and believes
194 that this area is a good part of town to do this type of development because it is a good area for
195 high-density residential and commercial development. Councilmember Hare also reiterated the
196 fact that there is a great need in Fillmore for apartments and other affordable housing
197 developments. Mr. Stevenson stated that there is a hotel chain that is committed to allowing
198 for a hotel in this development that will have a restaurant included. There are also plans for a
199 strip mall and a car wash that will be constructed in the frontage lots of the development area.
200 Mr. Stevenson believes the current concept include over 30% of green space. Mr. Stevenson
201 stated that generally if green spaces such as parks within this type of development are open to
202 the public, they get used more than if they were private and only accessible to the residents of
203 the development. Councilmembers Hare and Alldredge indicated that they would prefer parks
204 within the development to be open to the public.

205
206 Preparation of a Comprehensive Update to the Fillmore City General Plan

207
208 MOTION: To move forward with preparation of a comprehensive update to the
209 Fillmore City General Plan.

210 By: Councilmember Hare

211 Second: Councilmember Winget

212 Roll-Call Vote:

213 Councilmember Stevens - Yes

214 Councilmember Hare – Yes

215 Councilmember Alldredge – Yes

216 Councilmember Winget - Yes

217 Councilmember Larsen - Yes

218 Unanimous. Motion carried.

219
220 Ordinance 24-01 Enacting Fillmore City Municipal Code, Title 10, Chapter 25, Fencing.

221 Councilmember Hare stated that he is not ready to decide on this and would like additional
222 time to review the proposed code update and recommendation from the planning commission.

223
224 MOTION: To table.

225 By: Councilmember Hare

226 Second: Councilmember Larsen

227 Vote: Unanimous. Motion carried.

Ordinance 24-02 Amending the Fillmore City Municipal Code Section 10-2-1, Definitions, to Clarify the Definitions of Automotive Service Station and Automotive Self-Service Station.

MOTION: To table.
By: Councilmember Winget
Second: Councilmember Alldredge
Vote: Unanimous. Motion carried.

COUNCIL REPORTS

Councilmember Larsen

Water

- The new water tank project is complete except for a pump station that will be constructed in May of this year.
- With the amount of growth that the city is experiencing, more water lines may need to be replaced sooner than originally expected.

Councilmember Winget

Parks

- There may be grants available for remodeling existing city park structures. One specific project that the grant monies could be used for is converting the sand volleyball court into a pickleball court. They could also be used to assist in funding a frisbee golf course at the North Park. The city is still on track to receive grant funding to construct a hiking/biking trail in town that runs along Chalk Creek.

Councilmember Alldredge

Sewer

- A city land purchase near the sewer lagoons will be finalized later this week. This will enable the city to begin work on a sewer lagoon expansion project.

Landfill

- The city will be advertising a request for proposals to acquire a new scale for the Fillmore City Landfill.

Councilmember Stevens

Celebrations

- Councilmember Stevens is now involved with the celebrations committee and is working with them on future celebrations event planning.

Councilmember Hare

Electric

- The progress on the Great Lakes Cheese Plant electrical line extension project has stopped near 100 South until the winter weather conditions change. It is too difficult to replace asphalt right now due to the colder temperatures. The construction workers on the project continue to run into irrigation water lines because they are not well marked/mapped.

- There is a developer that wants to bring a new data center to Fillmore. This developer will fill out an application to have a feasibility study completed that will determine if there is an ability to allow such a center in terms of electric infrastructure. The developer will pay the full cost for this study. One risk to the city is if the developer does not complete their project, then the city is responsible entirely for maintaining a system that is much larger than is needed to provide adequate power to the city.

Library

- The council will need to obtain actual bids so that they can make application for grant funding for an expansion of the city library. The council will also amend the budget to allow general fund expenditures to be used for a feasibility study so that the city will have a good idea of what actual expenses may be for such an expansion project.
- Councilmember Hare will be requesting additional funding in the fiscal year 2025 budget to go towards a 100-year anniversary celebration event for the library.

Recorder/Administrator Kevin Orton

- Mr. Orton provided a detailed review of the financials and current budgets of the city. Detailed reports were also provided to the council for their review.

ADJOURNMENT

Upon motion by Councilmember Hare and second by Councilmember Winget, the meeting adjourned at 8:16 p.m.

The next regularly scheduled council meeting will be held February 6, 2024 at 6:30 p.m.

APPROVED February 6, 2024

Michael D. Holt, Mayor