

**Salina City Corporation
90 West Main Street, Salina, Utah
7:00 P.M. February 28, 2024**

COUNCIL AND STAFF PRESENT:

Mayor Jed Maxwell
Earl Taylor
Jon Maxwell 7:10PM
Kevin Mickelsen
Randy Christiansen
Allen Tietjen

Ashlee Larsen, City Recorder
Kathy Maxwell, City Treasurer 7:30PM
Jorgen Mickelson & Brad Allen 7:45PM
Maintenance Supervisor
Al Taylor, Chief of Police
Matt Murphree Chief of Fire Department 7:20PM
Lora Fielding, Salina Sun

Mayor Jed Maxwell called the regular City Council meeting to order 7:00pm. at the Salina City Hall led the pledge of allegiance. Allen Tietjen offered the opening prayer.

Approval of City Council meeting minutes February 14, 2024, was tabled.

Approval of Bills Submitted for Payment was motioned by **Earl Taylor**. **Kevin Mickelsen** seconded. Motion carried 3 to 0.

Visitors:

Ralph Brown- Address re-elect for County Commissioner, Mr. Brown currently serving as County Commissioner distributed pamphlets and introduced himself and his wife. **Commissioner Brown** spoke about the EMS program and stated how it has grown in the past couple years, Sevier County now has 12 full-time EMT's beside the volunteers.

Commissioner Brown is now a representative on the Community Impact Board (CIB) and he's committed to serving the North Sevier area including improvements at the Blackhawk Arena and power capabilities at the Industrial Park. As a member of the CIB Board, he said he's willing to continue to commitment to Sevier County.

Commissioner Brown is currently working to protect Sevier County against the BLM's proposal of closing county roads and expects the dilemma will end in litigation because he's not backing down.

Brown also reported his support of HB 257 which supports first time home buyers through a \$20,000 grant for a starter home.

Commissioner Brown thanked Mayor Maxwell and Council Members for their time and asked for their support in the upcoming election. The Mayor and Council thanked Mr. Brown for coming to City Council and all he has accomplished for our community.

Brant Hallows discuss drainage at the carwash located on 300 S- Brant Hallows approached Mayor and Council at their regular council meeting to discuss upgrades at his carwash. **Hallows** stated he is interested in placing an RV Dump next to his carwash and would like clarification on the city ordinance. **Hallows** spoke about the drainage issues creating potholes in the road around his property and discussed water management options. **Hallows** reviewed with council what Brock Jackson from Six County

discussed with Kathy Maxwell he stated before placing an RV dump. Hallows will need to review these six ordinances.

1. The zoning is in a C2 zone and if it's the same business owner, will the RV dump be located on the same parcel or the adjacent parcel. This could be seen as a separate land use application. If that is the case, it isn't explicitly listed as a permitted use. It often leads to a conditional use permit process. He needs to make sure the setbacks from the car wash or other standards are met.
2. Environmental Regulations, Jackson reached out to the Health Department to see if there was anything that needed to be considered. Something like this may require "commercial grade" time of connection or system.
3. Permitting, the business owner will need a permit according to 13.12.030.
4. Water usage Regulations, water discharge is something that needs to be looked at since the RV dump would be next to the car wash, the city already has the 13.12.040 Discharging excessive water into sewer section in its ordinance, so that should mitigate that issue to an extent, but should probably be something to look at during the permitting process.
5. Accessibility and Parking, considerations related to traffic flow, parking and accessibility for RV's need to be addressed to ensure the safe and efficient use of both facilities. This would be a bi thing to look at depending on where it's located.
6. Sewage connection, 13.12.020 of Salina City's code, said one connection per "single business unit". Is the RV dump a separate business unit?

Hallows and Council reviewed the location of the current connection and usage of ERC's, they discussed other businesses in town with an RV dump. **Hallows** said he will place a catch basin for any spillage. Mayor Maxwell and Council stated they are fine if Hallows places an RV dump but he needs to contact the business adjacent to his property for approval and follow the city ordinances. **Richard Ryan** a Salina City resident voiced his concerns of when placing an RV dump and it not being well maintained. **Ryan** suggested placing a wash basin to clean up any spillage.

Mayor Maxwell stated Mr. Hallows keeps his carwash clean, so he doesn't see a problem placing the RV dump.

Discuss drainage at the carwash located on 300 S. Hallows presented a map of the drainage at his carwash, he is trying to make the water management with a better drainage system and relocate it to the west of his parcel. **Hallows** stated this is technically his road but many Salina City residents use it daily and asked if Salina City could continue to help maintain the road with proper upkeep. **Mayor Maxwell** asked how close the drainage is next to the creek and voiced his concerns of Hallows being held liable from the state if oil or other toxic material drains into the creek. **Mayor Maxwell** stated Hallows will need to reach out to UDOT to receive an encroachment permit. Mayor and Council reviewed the property lines and the location of the current drainage system and the issues it is having. **Brant Hallows** asked Mayor and Council if he places a waterway across the road, is Salina City willing to partner with him with the cost. Hallows will contact UDOT before making any final decisions.

Discuss ice skating rink for 2024 Hallows stated, several months ago he proposed opening an ice-skating rink in town for 2023 winter, but technicalities delayed the process. Hallows stated, he is ready to continue the conversation. Kathy Maxwell stated per the Salina City Attorney, a two-million-dollar insurance policy must be pulled prior to activity. A policy must be in place on city property for municipality's protection. Whether the policy is in the name of the city or an individual, such as Hallows, waivers would then be signed by users to clear anyone of responsibility in the case of an accident. Hallows is willing to voluntarily run the not-for-profit activity, and even loan equipment to users; however, he was hesitant to have the responsibility of the insurance policy. "It's frustrating for

sure,” said Mayor Maxwell. “You’re a good guy trying to do a good thing for our community, bringing in a positive activity for the youth and families, but in today’s world, you’ve got to be protected. If someone got hurt at the rink without supervision Salina City would be held responsible. Mayor Maxwell and Council suggested Hallows reach out to the NS Recreation Department to see if they’d be interested in being the responsible party and hold the umbrella policy. Council Members questioned the idea whether Redmond or Aurora would be interested in supporting the idea since it will be in Salina City. **Jon Maxwell** stated their next meeting is scheduled for March 12th, 2024. **Kathy Maxwell** contacted Salina City Attorney and he said Salina City can accept the policy and highly recommends Salina City check with their insurance on the amount of the policy. The policy states someone will need to be there to sign waiver forms. The ice skating must fully be enclosed. Mayor and Council discussed the best areas to place an ice-skating rink at the Blackhawk Arena or the Rodeo Grounds. **Mayor Maxwell** thanked Hallows for coming to City Council.

Matt Beard-Info-West discuss franchise agreement- Representative Matt Beard presented a franchise agreement to the council for their approval to bring their fiber to Salina City. Beard stated they’ve supported wireless for many years, beginning as Alta zip, then merging with Info-West. Info-west works with Rocky Mountain Power in utilizing their poles, and they also expect to do some drilling, but only with property owners’ permission. The council took the proposed agreement and will discuss it with the city’s attorney to ensure Salina’s interests are protected prior to moving forward.

AGENDA TOPIC

Mayor

Jed Maxwell

Ordinance 172-2024 **Jon Maxwell** motioned to approve Ordinance 172-2024 short term rental policy allowing the usage with permitted use allowances. **Allen Tietjen** seconded motion carried 4 to 0.

Ordinance 173-2024 **Allen Tietjen** motioned to approve Ordinance 173-2024 which clarifies extended stays within city limits prohibiting hotels and RV parks from long term living, **Earl Taylor** seconded motion carried 4 to 0.

Ordinance 174-2024 **Earl Taylor** motioned to approve Ordinance 174-2024 which clarifies setback uniformity throughout all zones within Salina. It will change the rear setback from thirty to twenty feet. **Allen Tietjen** seconded motion carried 4 to 0.

Review Budget **Mayor Maxwell** asked council members to review their budget and reach out to their head department with any questions.

Schedule fiscal year budget meeting Mayor Maxwell and council scheduled the fiscal year budget meeting for April 6th, 2024, 9am. Ashlee Larsen will schedule the head departments every 45-minutes for the meeting.

Blackhawk Arena
Director Jake Van:

Police Chief
Al Taylor: Approval of Crime Scene Photography course, **Chief Taylor** stated he would like to send

Officer Housley to a Crime Scene Photography course April 22nd-25th 2024. **Jon Maxwell** motioned to approve training for Officer Housley the cost of a hotel room, the training and per diem. **Allen Tietjen** seconded. Motion carried 4 to 0.

Planning and Zoning
Chairperson

Maint. Supervisor

Jorgen Mickelson/Brad Allen:

Discuss crack seal around town **Jorgen Mickelson** stated he spoke with a couple companies in town to receive bids for crack seal, they typically don't bid out the job. They price out the material and time. Mickelson suggested the Council approve a total amount per year on crack seal and potholes. Mayor and Council reviewed the road funds and agreed to set aside an amount every year for crack seal. **Kevin Mickelsen** motioned to approve \$20,000 to repair roads with crack seal around town. **Allen Tietjen** seconded. Motion carried 4 to 0.

Discuss Courtyard on East Main **Ashlee Larsen** stated before Salina City moves forward with the Main Street Grant project, Mayor and Council need to make a final decision on what they want to do with the courtyard wall. The grant needs to be completed by May 31st, 2024. **Kevin Mickelsen** stated he would like to look at the wall with Salina City Maintenance. **Jorgen Mickelson** suggested using the dump truck to take down the top layer of the courtyard wall and continue with the grant.

Discuss tree removal along bike path on South State was tabled.

Discuss Cemeteries **Brad Allen** stated some of the water lines need to be replaced to balance the pressure, before they redo the cemetery roads they would like to fix the sprinkling system.

Jon Maxwell motioned to fix the water issues at the Pioneer Cemetery in the amount of \$3600.00. **Kevin Mickelsen** seconded. Motion carried 4 to 0.

Jorgen Mickelson discussed the potholes at the Pioneer and East Side Cemeteries he is still waiting to receive a couple bids. Mayor and Council discussed the material they want to place at the cemeteries. **Kathy Maxwell** suggested redoing the entrance of both cemeteries before Memorial Day. Kevin Mickelsen suggested fixing the cemetery roads in phases.

Jorgen Mickelson voiced his concerns of gophers at the cemeteries. Mayor Maxwell and Council agreed for Salina City Maintenance to hire someone for gopher control.

COUNCIL MEMBER BUSINESS

Earl Taylor:

Jon Maxwell:

Kevin Mickelsen: Approval of two new tires for fire truck 1 **Kevin Mickelsen** stated Fire Truck #1 needs new steer tires due to them being outdated. Earl Taylor motioned to approve two new fire trucks in the amount of \$962.90. Kevin Mickelsen seconded. Motion carried 4 to 0.

Approval of Cadet and Junior Program was tabled.

Randy Christiansen: Approval of January court report 2024 was tabled

Allen Tietjen: Discuss Town-clean-up/Service projects **Allen Tietjen** stated he wants to create a group of volunteers to help with service projects around town. **Tietjen** asked for ideas around town. **Jorgen Mickelson** suggested painting curbs, entrance signs and weed control in town. Mayor and Council discussed areas in town that need to be cleaned up. **Ashlee Larsen** stated she will create a service project list for the next scheduled council meeting.

Kevin Mickelsen motioned to adjourn the City Council at 9:02 p.m. **Jon Maxwell** seconded. Motion carried 4 to 0.

Date 3-13-2024 Mayor Jon Maxwell
Date 3/13/2024 City Recorder Ashlee Larsen