

Minutes of the meeting of the Logan Municipal Council convened in regular session on Tuesday, June 18, 2024, in the Logan Municipal Council Chambers located at 290 North 100 West, Logan, Utah 84321 at 5:30 pm. Logan Municipal Council Meetings are televised live as a public service on Channel 17 and the City of Logan YouTube channel at: https://www.youtube.com/channel/UCFLPAOK5eawKS_RDBU0stRQ

Council Members present at the beginning of the meeting: Chair Amy Z. Anderson, Vice Chair Mark A. Anderson, Councilmember Ernesto López, and Councilmember Jeannie F. Simmonds. Administration present: Mayor Holly H. Daines, City Attorney Craig Carlston, Finance Director Richard Anderson, and City Recorder Teresa Harris.

Participating by phone: Councilmember Mike Johnson.

Chair Amy Z. Anderson welcomed those present. There were approximately 14 in attendance at the beginning of the meeting.

OPENING CEREMONY:

Isaiah Jones, USU Senior Director for Diversity, Equity, & Inclusion offered the opening ceremony and led the audience in the pledge of allegiance.

Mr. Jones spoke on the importance of remembering Juneteenth and invited the community to participate in the ongoing events. Juneteenth is a national holiday that commemorates the complete enforcement of the Fourteenth Amendment which abolished slavery. Juneteenth is an opportunity for the community to come together to remember what our collective responsibility is to each other.

The Council thanked Mr. Jones and invited the community to participate in the ongoing events.

Meeting Minutes. Minutes of the Council meeting held on June 4, 2024 were reviewed and approved with no corrections.

Meeting Agenda. Chair A. Anderson announced there are eight public hearings scheduled for tonight's Council meeting.

ACTION. Motion by Vice Chair M. Anderson seconded by Councilmember López to approve the June 4, 2024 minutes as presented and to approve tonight's agenda. Motion carried by roll call vote.

A. Anderson: Aye

M. Anderson: Aye

Johnson: Aye

López: Aye

Simmonds: Aye

Meeting Schedule. Chair A. Anderson announced that regular Council meetings are held on the first and third Tuesdays of the month at 5:30 p.m. The next regular Council meeting is Tuesday, July 16, 2024. The July 2, 2024 Council meeting has been cancelled.

QUESTIONS AND COMMENTS FOR MAYOR AND COUNCIL:

Chair A. Anderson explained that any person wishing to comment on any item not otherwise on the agenda may address the City Council at this point by stepping to the microphone and giving his or her name and address for the record. Comments should be limited to not more than three (3) minutes unless additional time is authorized by the Council Chair. Citizen groups will be asked to appoint a spokesperson. This is the time and place for any person who wishes to comment on non-agenda items and items that are germane or relevant to the authority of the City Council. Items brought forward to the attention of the City Council will be turned over to staff to respond to outside of the City Council meeting.

Joshua Molitor, a resident of Logan shared a quote and emphasized the importance of ethics.

There were no further comments or questions for the Mayor or Council.

MAYOR/STAFF REPORTS:

Committee and Board Appointments (Historic Preservation; Light and Power Advisory Board) – Mayor Daines

Mayor Daines requested ratification to appoint the following:

Historic Preservation – Reappointment

Bronwyn O’Hara

Light and Power Advisory Board – New Appointment

Troy Hatch

ACTION. Motion by Councilmember Simmonds seconded by Vice Chair M. Anderson to approve ratification of Bronwyn O’Hara and Troy Hatch as presented. Motion carried by roll call vote.

A. Anderson: Aye

M. Anderson: Aye

Johnson: Aye

López: Aye

Simmonds: Aye

Rocky Mountain Power Utility Service – Mark Montgomery, Light and Power Director (12:20)

Light and Power Director Mark Montgomery addressed the Council.

Rocky Mountain Power met a few weeks ago to discuss fire mitigation procedures. They will shut down a line if there is an active fire within 6 miles of the line. They will shut down a line if their meteorologists determine that certain criteria are met like high winds, extreme weather conditions, large storms or if there is heavy carbon-filled smoke that will impact the conductive nature of the line. A warning will usually be given before a shutdown but may not always be possible during an emergency. Their weather stations can be found at rockymountainpowerweather.com

Councilmember Simmonds asked if the City would be impacted by a wildfire occurring anywhere in the Country such as the State of California.

Mr. Montgomery responded that fires in California would not affect the City. The lines affected would not be just any line in the City, but lines where power is coming in and from Rocky Mountain Power. The hope is that regardless of the situation they would be able to create loops in the electric feed to continue to provide power.

Councilmember López inquired about the possibility of estimating a blackout.

Mr. Montgomery answered that there has only been one occasion in memory which was caused by unexpected weather conditions where tree limbs fell on multiple lines knocking out power in the City.

No further Mayor/Staff Reports were presented.

COUNCIL BUSINESS:

Planning Commission Update – Councilmember Simmonds (20:41)

Councilmember Simmonds reported that the last Planning Commission meeting was canceled due to a lack of a quorum.

Board and Committee Reports – Chair A. Anderson, Councilmember Johnson and Councilmember Lopez

Chair A. Anderson reported the Hillcrest Neighborhood met in regard to the revised draft of their neighborhood plan. The Local Homeless Council did not meet. The homeless funds incoming will be dispersed to BRAG, CAPSA, and other organizations as merited.

Councilmember Johnson reported that RECAP did not meet nor did the Parks & Recreation Board.

Councilmember Lopez reported the Recreation Center feasibility study is moving forward as \$75,000 was awarded from RAPZ. The Cache Arts Board met and reviewed the upcoming season schedule. A new chair was elected for the Public Arts Board and an update on ongoing murals was presented. The mural in the alleyway of Somebody's Attic has been completed.

No further Council Business were presented.

ACTION ITEMS:

PUBLIC HEARING - Budget Adjustments FY 2023-2024 appropriating: \$2,581 funds received for police overtime shift reimbursements; \$165,000 engineering and street fees toward the inspection costs associated with those fees; \$20,000 additional funds for part-time salaries and wages associated with the operations of the golf course; \$7,446 funds the fire department received for training and overtime shift reimbursements; \$7,563 funds the fire department received for training and overtime shift reimbursements - Resolution 24-20 – Richard Anderson, Finance Director ([28:15](#))

At the June 4, 2024 Council meeting, Finance Director Richard Anderson addressed the Council regarding the proposed budget adjustments.

Chair A. Anderson opened the meeting to a public hearing.

There were no comments and Chair A. Anderson closed the public hearing.

ACTION. Motion by Councilmember López seconded by Councilmember Simmonds to approve Resolution 24-20 as presented. Motion carried by roll call vote.

**A. Anderson: Aye
M. Anderson: Aye
Johnson: Aye
López: Aye
Simmonds: Aye**

PUBLIC HEARING – Consideration of a proposed sale of real property owned by the City of Logan located at 200 West, 2300-2400 North in North Logan, Utah consisting of approximately 1.37 acres – Paul Lindhardt, Public Works Director ([30:00](#))

Public Works Director Paul Lindhardt addressed the Council regarding the proposed sale of real property. This property was originally purchased for a future right of way. Since then, Logan City & North Logan have made a boundary line adjustment. The parcel of land is no longer in Logan but rather now in North Logan. It is anticipated to sell the parcel to North Logan for the original purchase price. North Logan will use the parcel for the anticipated 2400 North right of way.

Chair A. Anderson requested confirmation that the parcel would be used to complete the right of way and not for a new building.

Mr. Lindhardt clarified that he is not aware of the proposed building, but rather a right of way to go in at this location.

Councilmember Simmonds asked if anything else had been done in addition to the property to increase its worth.

Mr. Lindhardt responded that as far as he is aware nothing has been added to this location and remains in the same state as when purchased.

Councilmember Simmonds requested for the benefit of the public, an explanation as to why a public hearing is needed in instances like these.

City Attorney Craig Carlston explained that the State Code requires a public hearing be held on any parcel of property being disposed of by the City and is worth more than \$100,000 or larger than one acre. The Chief Executive Officer (Mayor) has the authority to sign and sell property on behalf of the City. The purpose of the public hearing is for the public to give their input to the Mayor and Council regarding the disposition of property.

Chair A. Anderson opened the meeting to a public hearing.

There were no comments and Chair A. Anderson closed the public hearing.

No action is needed by the Council, only a public hearing is required.

PUBLIC HEARING – Consideration of a proposed resolution approving Member Contributions to the Utah Retirement Systems Contributory Plan FY 224-2025 – Resolution 24-19 – Richard Anderson, Finance Director (35:20)

Finance Director Richard Anderson addressed the Council regarding the proposed resolution. He explained that the City formally agrees to fund 100% of the required employee contribution for all eligible Tier 1 members who are required to contribute to the Utah Retirement Systems Contributory Retirement Plan for the 2024-2025 Fiscal Year (effective July 1, 2024) according to the applicable Utah Retirement Systems Retirement Contribution Rates. Tier 2 members are responsible for the employee contributions that are required for the 2024-2025 Fiscal year (effective July 1, 2024).

Chair A. Anderson requested for the benefit of the public clarification on the difference between a Tier 1 and Tier 2 employee.

Mr. Anderson clarified that the difference is the time frame of when the employee became an employee of the city. A Tier1 employee is prior to 2014 and a Tier 2 employee is after the 2014 date.

Chair A. Anderson opened the meeting to a public hearing.

There were no comments and Chair A. Anderson closed the public hearing.

ACTION. Motion by Councilmember Simmonds seconded by Vice Chair M. Anderson to approve Resolution 24-19 as presented. Motion carried by roll call vote.

A. Anderson: Aye
M. Anderson: Aye
Johnson: Aye
López: Aye
Simmonds: Aye

PUBLIC HEARING – Consideration of a proposed ordinance adopting Salary Schedules for Logan Elected and Executive Municipal Officers FY 2024-2025 – Ordinance 24-12 – Richard Anderson ([37:40](#))

Finance Director Richard Anderson addressed the Council regarding the proposed ordinance. Public officials' salaries have always been adopted through a public hearing. As part of a new State law, it also requires managers and public heads to be adopted with their salaries. Furthermore, any time salaries that are increased in the future, will require a public hearing.

Chair A. Anderson inquired if any time an elected official's salary is increased, for example like the Mayor's would the increase also be included as part of the ordinance, and when an employee's wage is increased halfway through the year.

Mr. Anderson explained that it would be for all elected and executive officials at any time their salary is increased even if it is only one employee midway through the year. This would also include any new hires or turnover internally.

Chair A. Anderson opened the meeting to a public hearing.

Gail B. Yost, a resident of Logan believes the salaries are merited for the elected and executive municipal officers of the City, who give it their all. She thanked them for their service.

There were no further comments and Chair A. Anderson closed the public hearing.

ACTION. Motion by Councilmember López seconded by Councilmember Johnson to adopt Ordinance 24-12 as presented. Motion carried by roll call vote.

A. Anderson: Aye
M. Anderson: Aye
Johnson: Aye
López: Aye
Simmonds: Aye

PUBLIC HEARING – Logan City Budget Transfers Fiscal Year 2024 – Richard Anderson (42:16)

Finance Director Richard Anderson addressed the Council regarding the proposed Logan City Budget Transfers for Fiscal Year 2024-2025.

**PUBLIC HEARING
Logan Budget Transfers and Administrative Fees Fiscal Year 2025**

In accordance with Utah State Law and Logan City budgeting practices, Logan City will hold a public hearing on June 18, 2024 at 5:30 pm in the Logan City Council Chambers located at 290 North 100 West, Logan Utah, to discuss proposed transfers from and administrative fees charged to enterprise funds. Anyone desiring to address the Logan Municipal Council on this issue is invited to this public hearing.

A transfer is the movement of cash or other resources from one fund to another. Logan City has incorporated transfers into established enterprise fund utility rates as a General Fund financing mechanism for many years. If budgeted and planned for correctly, transfers from enterprise funds can help to defray the cost of services such as public safety, public works, parks and recreation and general governmental services, and consequently, keep property taxes low. But for transfers, Logan City would either need to raise property taxes significantly or cut services significantly. Where private sector utility companies are in business to provide a return on investment to its shareholders, Logan City’s shareholders, its taxpayers and citizens, receive this return on investment as a transfer to the General Fund.

Administrative fees are not the same as transfers. While transfers are a movement of cash or resources without compensation, administrative fees are charges for centralized services provided by the general fund to the other funds of the City. Such services include but are not limited to utility billing, accounting, payroll, legal, human resources, shops and garage, and facility management. Administrative fees are allocated by the finance department in a reasonable and rational manner.

The following are the proposed Fiscal Year 2025 transfers and administrative fees:

Fund	Proposed Expenditures	Transfer To	Transfer	% of Expenditures	Admin Fees	% of Expenditures
Golf Course	1,566,855	General Fund	-	0.0%	35,355	2.3%
Water & Sewer	16,201,000	General Fund	1,132,320	7.0%	1,804,048	11.1%
Sewer Treatment	20,833,148	General Fund	685,575	3.3%	412,681	2.0%
Electric	48,629,146	General Fund	3,864,400	7.9%	1,745,863	3.6%
Environmental Health	14,353,000	General Fund	1,142,240	8.0%	1,901,189	13.2%
Storm Water Management	2,630,039	General Fund	-	0.0%	702,039	26.7%
Emergency Medical Services	4,864,946	General Fund	-	0.0%	310,946	6.4%

Please feel free to contact the Logan City Finance Department with questions.

Chair A. Anderson asked if any public comments were received.

Mr. Anderson replied that none were received this year after the public notification was posted and mailed.

Chair A. Anderson opened the meeting to a public hearing.

There were no comments and Chair A. Anderson closed the public hearing.

No action is needed by the Council, only a public hearing is required.

PUBLIC HEARING – Consideration of a proposed resolution TENTATIVELY approving the Certified Property Tax Rate (Tax Increase) of 0.000965 for Calendar Year 2024 and Fiscal Year 2024-2025 – Resolution 24-21 – Richard Anderson (44:55)

Finance Director Richard Anderson addressed the Council regarding the proposed resolution and summarized the process. If moving forward with the new proposed 3.35% for the general fund and 5% for the library the property rate increase for the average home will be \$10.56, and for an average business it would be \$19.10. The Mayor's original proposed budget included a 3.35% increase for the general fund and a 3% increase for the library. If the increase is changed to what the Mayor proposed, it would be an \$8.34 increase for the average home and \$15.15 for the average business.

Chair A. Anderson inquired what the total income for the City would be.

Mr. Anderson responded that for 3.35% of the general fund, it would be \$81,561. For the library, the first proposal at a 5% rate is \$126,283, and the 3% rate is \$82,130. An approximate difference of \$44,000.

Mayor Daines said for the benefit of the public, the Council budgets conservatively. Property taxes rise, but the property tax rate of the City itself does not rise unless the City raises the rate. The City has not increased the general fund levy since 2010 nor the library property levy rate since 2017. The intent is to increase them in small increments going forward rather than in large increments. One item that has made a large impact on the budget and employee raises is the cost of healthcare. This year, the insurance premiums went up 29%. The employee healthcare premiums are paid entirely by the City and are beneficial to employees who are on the lower pay end of the scale.

Councilmember Simmons summarized the discussion from the last council meeting regarding the possible need for an increased budget for the new library.

Chair A. Anderson added that one of the main factors is considering the possibility of opening the library for longer hours or expanding days such as to be open on Sunday.

Mayor Daines remarked that it is the first year of the new library, and data is still being collected in order to make future adjustments. Library Director Karen Clark requested time to allow things to settle during the first year of the new Library before coming to the Council with any further budget requests.

Mr. Anderson reminded the Council that it is a recommendation, but the Council will ultimately make the final decision.

Chair A. Anderson is in favor of the proposed increase of 5% to allow for further staffing which is a need at this time.

Mayor Daines commented that it may be possible to close earlier on weekdays to be open earlier/later on Saturdays.

Councilmember Simmons was not in favor of the suggestion as one of the reasons of the library being open later is to allow for community space.

Chair A. Anderson opened the meeting to a public hearing.

Dr. Gail B. Yost, a resident of Logan was in favor of the higher proposed budget as it would benefit the public.

Joshua Molitor, a resident of Logan expressed concerns regarding the rate increase and how it would potentially be a negative impact on renters as landlords would raise rent to pay their property taxes.

There were no further comments and Chair A. Anderson closed the public hearing.

Councilmember López recommended extending the hours on Saturday. It may need an increased rate, but it may not as there may be other ways to address the extended hours.

Vice Chair M. Anderson inquired that the process of truth in taxation continues if an adjustment is possible.

Mr. Anderson answered that changes can still be made later on, but it becomes more difficult moving forward considering the notification process. After tonight's meeting, the tax rate must be finalized with the County indicating what the City's proposal will be.

Councilmember Johnson expressed reservations as there is not sufficient data at this time to increase the tax rate and is hesitant at this time to raise property taxes. He suggested the possibility of using reserves as a means to fund a position if needed mid-year.

ACTION. Motion by Councilmember Simmonds seconded by Councilmember López to approve Resolution 24-21 as presented. Motion carried by roll call vote.

A. Anderson: Aye

M. Anderson: Aye

Johnson: Nay

López: Aye

Simmonds: Aye

PUBLIC HEARING – Consideration of a proposed resolution TENTATIVELY approving the Revenues and Expenditures Budget for Fiscal Year 2024-2025 in the amount of \$217,392,820 – Resolution 24-22 – Richard Anderson ([1:18:05](#))

Finance Director Richard Anderson addressed the Council regarding the proposed resolution.

Vice Chair M. Anderson expressed his gratitude to the Mayor and staff, who went through a detailed process to present a fiscally conscious budget to the Council.

The Council also expressed its gratitude for the staff and all their efforts in creating the upcoming fiscal budget.

Chair A. Anderson opened the meeting to a public hearing.

Dr. Gail B. Yost, a resident of Logan said she approves the budget and finds it reasonable considering the size of the City. It is important to have community spaces to maintain the unity of the City.

There were no further comments and Chair A. Anderson closed the public hearing.

ACTION. Motion by Councilmember Simmonds seconded by Vice Chair M. Anderson to approve Resolution 24-22 as presented. Motion carried by roll call vote.

A. Anderson: Aye

M. Anderson: Aye

Johnson: Aye

López: Aye

Simmonds: Aye

WORKSHOP ITEM:

No workshop items were presented.

OTHER CONSIDERATIONS:

No further items were discussed.

ADJOURNED. There being no further business, the Logan Municipal Council adjourned to a meeting of the Logan Redevelopment Agency at 6:55 p.m.

Minutes of the meeting of the Logan Redevelopment Agency convened on Tuesday, June 18, 2024, in the Logan Municipal Council Chambers located at 290 North 100 West, Logan, Utah 84321.

Council Members present at the beginning of the meeting: Chair Amy Z. Anderson, Vice Chair Mark A. Anderson, Councilmember Ernesto López, and Councilmember Jeannie F. Simmonds. Administration present: Mayor Holly H. Daines, City Attorney Craig Carlston, Finance Director Richard Anderson, Economic Development Director Kirk Jensen, and City Recorder Teresa Harris.

Participating by phone: Councilmember Mike Johnson.

Chair A. Anderson welcomed those present. There were approximately 6 in attendance at the beginning of the meeting.

ACTION ITEM:

PUBLIC HEARING – Consideration of a proposed resolution approving the FINAL Redevelopment Agency Budget for Fiscal Year 2024-2025 in the amount of \$1,362,025 – Resolution 24-33 RDA – Kirk Jensen, Economic Development Director (1:24:45)

Kirk Jensen, Economic Development Director addressed the Council regarding the proposed resolution. He briefly summarized the budget and indicated that the budget in comparison to last year is significantly less. This characterizes the financial status of the RDA. The RDA is not rich in cash, but still remains in good shape as there are viable assets that will be sold in the near future resulting in replenished cash flows.

Chair A. Anderson opened the meeting to a public hearing.

There were no comments and Chair A. Anderson closed the public hearing.

ACTION. Motion by Councilmember Johnson seconded by Councilmember López to approve Resolution 24-23 RDA as presented. Motion carried by roll call vote.

A. Anderson: Aye
M. Anderson: Aye
Johnson: Aye
López: Aye
Simmonds: Aye

ADJOURNED. There being no further business, the Logan Redevelopment Agency adjourned at 7:00 p.m.

Esli Morales, Deputy City Recorder