City Council Meeting/Work Session

Minutes

Tuesday, July 23, 2024 at 7:00 pm

Attendees: Mayor Bayley Hedglin (Excused), Councilmember Kirk Crowley, Councilmember Ron Skinner, Mayor Pro Tem - Councilmember Nathan Chamberlain, Councilmember Kevin Dunn, Councilmember George Rice, City Manager Kaeden Kulow, Assistant City Manager Megan Gallegos, City Recorder Melissa Gill

Monticello City Council Meeting

Meeting Location: Hideout Community Center 648 S Hideout Way

1. **Call to Order**

   Minutes:
   Mayor Pro Tem Chamberlain called the Monticello City Council meeting to order at 7:00 pm. The following visitors were present: Lee Bennett, Tom Wigginton, Johnson King, Lorie King, Monticello Public Works Lead Chris Baird

2. **Invocation/Opening Remarks**

   Minutes:
   Mayor Pro Tem Chamberlain invited anyone from the audience or governing body to offer an invocation. Councilmember Rice gave the invocation.

3. **Public Comment**

   Minutes:
   Johnson King presented to the Council. He provided a packet to the Council demonstrating an area of 300 West 200 South. He would like to develop the area using the current access road until the proposed city road is built. Councilmember Crowley stated Brad Bunker has not been able to conduct the land survey yet. Assistant City Manager Gallegos clarified that the access road would not give the King's the appropriate street frontage required to build on the lot. There was a great deal of discussion regarding this subject. Tom Wigginton expressed approval of the City's 24th celebration however he would like the City to address the lights that are out on Main St. and the water pressure near his home.

4. **Landfill Report Chris Baird (discussion/action)**

   Minutes:
   Public Works Team Lead, Chris Baird, presented a landfill report to the Council. He explained that even though the City does not charge Monticello Citizens for yard waste and metal, it costs not only equipment repair but numerous man hours to run. He suggested the City charge a small

amount for both items. Baird informed the Council that Sonderegger, Inc. went to the landfill last week to push construction waste and other debris for the City. There was an extensive discussion regarding the state/condition of the landfill at the current time.
Baird offered several suggestions he felt would extend the life of the landfill.
Councilmember Dunn requested Baird put a list of recommendations together that the Council could do to make the landfill more manageable.

5. **Consider for Approval: Utility Easement for Empire Electric Association (discussion/action)**

Minutes:
MOTION to approve the Utility Easement for Empire Electric Association was made by Councilmember Dunn and seconded by Councilmember Skinner. The motion passed unanimously.
Vote results:
Ayes: 5 / Nays: 0

6. **Consider for Approval: Lease Contract With the State of Utah, Division of Facilities Construction and Management for Property Located at 17 West 600 South (discussion/action)**

Minutes:
Kulow presented the full contract draft. The contract will be extending the contract currently in place with UDOT. MOTION to approve the lease contract with the State of Utah, Division of Facilities Construction and Management for property located at 17 west 600 south was made by Councilmember Crowley and seconded by Councilmember Rice. The motion passed unanimously.
Vote results:
Ayes: 5 / Nays: 0

7. **Consider for Approval: Parks Equipment Purchase (discussion/action)**

Minutes:
Kulow presented quotes for three different pieces of equipment requested by the Parks Department. He detailed the pros and cons for the purchase of each. Gallegos stated that when she adopted the Parks in the Spring, she inherited a good deal of old equipment and has had a good bit of trouble running the department efficiently. She further stated that she is currently using her personal equipment. MOTION to approve the purchase of 2024 John Deere Gator HPX615E and the 2022 John Deere Z994R Diesel Z Trak was made by Councilmember Rice and seconded by Councilmember Skinner. The motion passed unanimously.
Vote results:
Ayes: 5 / Nays: 0

8. **General Plan Revisions (discussion)**

Minutes:
Kulow presented the current General Plan of Monticello City to the Council. He stated the reasons he feels it should be updated. He asked the Council what they would like to see in the revised General Plan for the City.
Planning Commission Chairperson Lee Bennett outlined the items that were required by the State of Utah to be included in a municipal general plan along with the process of preparing a general plan. She stated the Planning Commission would like to go beyond the public hearing

requirements of the State of Utah to include a wider range of community outreach. She further stated that the Planning Commission recommended a housing element be incorporated into the general plan even though it is not required by the State for a municipality of Monticello's population. Bennett requested the Monticello Public Works Department work closely with the Planning Commission when developing the revised General Plan along with beginning the process of reaching out to the Community.
Kulow presented a plan to target Monticello's youth along with those who lean toward electronic communication more than meeting attendance.
There was a great deal of discussion regarding future road corridors, infrastructure limitations, what the citizens need, what they state they want, and the costs of improvements along with the decision to either amend the current General Plan or rewrite it.
Gallegos suggested the City hold off on rewriting the General Plan until revisions to the current Monticello City Land Codes are completed. The Council left it to the administration and Planning Commission to determine the timeline for developing the new General Plan.

9. **Follow Up Items (discussion)**

Minutes:
There was a discussion regarding 500 N 450 E. Councilmember Crowley suggested the City request funds from the Utah State Transportation District to make improvements to the roads of Monticello City. There was a "Truth in Taxation" discussion as a follow up from the last City Council meeting. Councilmember Rice stated he would rather raise utility rates instead of taxes.
Councilmember Rice inquired if it was appropriate for a developer to approach the City Manager or Mayor before the City Council regarding a project. This was discussed during the closed meeting on July 9th.
Councilmember Skinner inquired on the status of the abandoned construction projects in the city.

10. **Administrative Communications**

Minutes:
Kulow announced the office will be closed on the 24th and close early on Friday so all employees may attend Hunter's funeral.

11. **Consider Upcoming Agenda Items (action)**

Minutes:
There were no specified upcoming agenda items.

12. **Adjournment (action)**

Minutes:
MOTION to adjourn was made by Councilmember Rice and seconded by Councilmember Skinner. The motion passed unanimously and Mayor Pro Tem Chamberlain closed the Monticello City Council meeting at 8:46 pm.
Vote results:
Ayes: 5 / Nays: 0

AUDIO FILE

https://soundcloud.com/user-250815044/2024-07-23-city-council?si=485cc9d636ac4e3d96c13db021e21176&utm_source=clipboard&utm_medium=text&utm_campaign=social_sharing

NOTICE OF SPECIAL ACCOMMODATIONS

THE PUBLIC IS INVITED TO ATTEND ALL CITY MEETINGS In accordance with the Americans with Disabilities Act, anyone needing special accommodations to attend a meeting may contact the City Office, 587-2271, at least three working days prior to the meeting. City Council may adjourn to closed session by majority vote, pursuant to Utah Code §52-4-4 & 5. The order of agenda items may change to accommodate the needs of the City Council, the staff, and the public.

Contact: Melissa Gill, Recorder (melissa@monticelloutah.org 435-587-2271) | Minutes published on 08/16/2024, adopted on 08/13/2024