

**TREMONTON CITY CORPORATION
CITY COUNCIL MEETING
AUGUST 6, 2024**

Members Present:

Wes Estep
Jeff Hoedt
Bret Rohde
Lyle Vance
Blair Westergard
Lyle Holmgren, Mayor
Bill Cobabe, City Manager
Linsey Nessen, Assistant City Manager
Jeff Seedall, City Planner
Cynthia Nelson, City Recorder—excused

CITY COUNCIL WORKSHOP

Mayor Holmgren called the August 6, 2024 City Council Workshop to order at 6:00 p.m. The meeting was held in the City Council Meeting Room at 102 South Tremont Street, Tremonton, Utah. Those in attendance were Mayor Holmgren, Councilmembers Estep, Hoedt, Rohde, Vance, and Westergard, City Manager Cobabe, Assistant City Manager Nessen, and City Planner Seedall. The following Department Heads were also present: Police Chief Dustin Cordova (arrived at 6:10 p.m.) and Fire Chief Brady Hansen. City Recorder Nelson was excused.

1. Discussion of repealing or amending the Campaign Signs Ordinance and Main Street Mix Ordinance – Jeff Hoedt

Councilmember Hoedt made suggestions for amendments to several City ordinances. He stated are our regulations being effective in resolving a problem and if not, we should repeal them. If they are not effective but needed, then we should amend them so they become effective. The first deals with political signs. He reviewed that ordinance, which has timeframe restrictions and undefined public right-of-way. He said there have been so many violations. This is not enforced, which tells me it is either not a significant enough problem to deal with or the ordinance is not written in an effective manner to where it can be enforced. If this is an effective issue then how do we fix it? If not, then can we repeal it? Mayor Holmgren said it is probably more important that we adhere to the days before and after the election and make sure that if they are on park strips they are in a private area. Councilmember Hoedt said I do not mind the public right-of-way, except it is not defined, which is a legal issue. A definition would help. Let us define the term and make it clearer to make it more enforceable. Mayor Holmgren said it does not have to be much verbiage—something simple that we can understand. Councilmember Estep said I like 45 days and seven days after. The Council agreed that Councilmember Hoedt and Manager Cobabe would work on the language. Next, is the Main Street Mix City ordinance. This discusses having a City Advisory Council for Main Street. This talks about a host of things, but the City has not utilized it for years. I see this as a prime opportunity to repeal and get this off the books. If there is a need, I would suggest we add the word shall with a few other appropriate words. I would offer this as an item to repeal at our next meeting.

Councilmember Hoedt said a retailer wanted to do a sidewalk sale and the City contractor gave them the impression that they could not. We have an ordinance that says you cannot go more than two feet off the face of the building, although it does not define the term that is utilized. It also states there needs to be a six-foot clear walkway. We have several violations downtown. Also, our flowerpots greatly reduce the width of the sidewalk as do the trees. We have many obstacles. I would love to see sidewalk sales as long as safety measures are met. Councilmember Rohde said I love things that invite people downtown so I think we need to be less restrictive not more. Councilmember Hoedt will work on this ordinance, too.

2. Review of the agenda items identified on 7:00 p.m. City Council Agenda

The Council discussed water use and preservation, an element of the City's Integrated Land Use Plan. Mayor Holmgren said the County is working on a Water Use Plan, that will be integrated into each community as they come up with their own water plans. Planner Seedall said the majority of this is setting up how the City's current water system is operating (culinary and secondary). With the Planning Commission, City staff has put together what we thought would be a sequential way to work toward our water conservation efforts. With the continued growth, the need for the secondary system to expand becomes greater. These are things we can do to help how much water usage the City has. The Division of Water Resources has required us to pass this in order to be eligible for the Flip the Strip initiative. Building the rest of that system will be key. We will work with others to make sure we understand the impact we have. I am for implementing watering restrictions, maybe a window where you should not water your lawns. We want to avoid people watering at the peak heat. We are trying to figure out the best way to conserve all our water. Councilmember Hoedt brought up population numbers and projections. He said growth is expected to continue at a similar rate. That is outdated data that is grossly underestimated. We are growing on an average of a thousand residents a year. I would love to see it be updated more accurately. Manager Cobabe said the data they are using is census data, which is the most accurate data we have at current. We have projections through 2023. Organizations are working to come up with a real population guide that is more accurate. We will have better data in time. Councilmember Hoedt said my main concern is that 10 years from now somebody looks at this and says you guys had no clue what you were doing. I would like more updated estimates on what we think the population will be. Planner Seedall said we are hopeful to get this adopted because the Division of Water Resources within the Department of Natural Resources is waiting for us to have this passed so we can become eligible for the State program. We could then look at fixing this data. I am not sure what influence that has on the list, which really is the meat of this. The goals are how Tremonton City is going to work toward actually conserving water. Manager Cobabe said this update is being driven by State statute. It has to be adopted by December 2025. We are ahead of the game, but there is no reason to wait on it if we are prepared. Planner Seedall said one of the items is to create a waterwise sample garden that the City can use for education on water conservation and landscaping.

The Council then discussed a professional services agreement with Tremonton City and Bear River Live for promoting and highlighting community events. Manager Cobabe said the agreement is pretty straightforward. We are looking forward to having these services online so we can promote different items and fun things going on in the City. Mayor Holmgren said one of the concerns a lot of residents have is not knowing what is going on and I see this as being an important tool to get our word out and share what is going on to make the residents more informed. Councilmember Hoedt reviewed views from YouTube. Mayor Holmgren said cost is \$3,000 a year and will cover our main events. Assistant City Manager Nessen said they would like to reevaluate yearly so that we can make sure we are getting the benefit we need, and see if it is worth their time too.

The Council then discussed an agreement between Tremonton City and Wall Consultant Group, to update the Master Plan. Planner Seedall said we got two good proposals. Wall Consultant Group is familiar with transportation plans with rural entities. They hope to wrap this up end of this year. Here are the analyses they will provide. They just finished this for Garland City so there is a lot of good information they have and I hope that will create a cohesive master plan between the two cities. Cost is just under \$60,000, but we are not spending that, it is a reimbursement grant through Box Elder County.

Sergeant Skyler Gailey then addressed the Council about possible action on accepting a proposal for leasing police vehicles from United Fleet Service. He said since October, I have been looking at different options for our fleet and potential ways to save money. We have 19 vehicles. Six of them are nearing 100,000 miles or 10 years. We ask for \$200,000 to purchase four vehicles, as well as \$80,000 to outfit them. We do have \$280,000 in the budget. Cost at the dealerships on the State bid for a Chevy 1500 or an F-150 is \$50,000. Unified Fleet Service tries to help cut costs, streamline fleet services and reduce maintenance. They find the vehicles. We explain what we want and they give us a rate. He provided examples based on miles and vehicles (see packet). He also reviewed pros and cons for both leasing and buying and explained the conversation he had with Finance Director Curtis Roberts, who is not a fan of leases. He has concerns about debt associated with them and will address the Council at a future meeting. He and the City Attorney Dustin Ericson have this information to review and help make the best choice for the City. Sergeant Gailey explained that they need to update body and dash cams. A significant portion of their funds could move over to cover those expenses if they do lease. The main purchasing pro is that it is a one-time fee and the City would own the vehicle. In summary, if we lease four vehicles at \$11,000 a year over the course of the three-year lease, we'd pay \$132,000, saving \$68,000 for that time period. Leasing would allow us to update our fleet quicker. Funds could be used for additional department needs. There is a potential for residual payment to the City for the \$4,000. I have talked to North Park Police Department, who use this fleet service, and they are very satisfied. I would like to consider this. I think it could save the City money and allows us access to things we need. It is worth considering.

3. ***CLOSED SESSIONS: No closed session held at this time.***
 - a. ***Strategy session to discuss the purchase of real property when public discussion of the transaction would disclose the appraisal or estimated value of the property under consideration or prevent the public body from completing the***

- transaction on the best possible terms; and/or*
- b. Strategy session to discuss the character, professional competence or physical or mental health of an individual; and/or**
- c. Strategy sessions to discuss pending or reasonably imminent litigation; and/or**
- d. Discussions regarding security personnel, devices or systems**

The meeting adjourned at 7:00 p.m. by consensus of the Council.

CITY COUNCIL MEETING

Mayor Holmgren called the August 6, 2024 City Council Meeting to order at 7:06 p.m. The meeting was held in the Tremonton City Council Meeting Room at 102 South Tremont Street, Tremonton, Utah. Those in attendance were Mayor Holmgren, Councilmembers Estep, Hoedt, Rohde, Vance, and Westergard, City Manager Cobabe, Assistant City Manager Nessen, and City Planner Seedall. The following Department Heads were also present: Police Chief Dustin Cordova and Fire Chief Brady Hansen. City Recorder Nelson was excused.

1. Opening Ceremony:

Mayor Holmgren informed the audience that he had received no written or oral request to participate in the Opening Ceremony. He asked anyone who may be offended by listening to a prayer to step out into the lobby for this portion of the meeting. The prayer was offered by Councilmember Hoedt and the Pledge of Allegiance was led by Councilmember Estep.

2. Introduction of guests: Mayor Holmgren welcomed those in attendance.

3. Declaration of Conflict of Interest: None.

4. Approval of Agenda:

Motion by Councilmember Vance to approve the agenda of August 6, 2024. Motion seconded by Councilmembers Estep and Westergard. Vote: Councilmember Estep - aye, Councilmember Hoedt - aye, Councilmember Rohde - aye, Councilmember Vance – aye, Councilmember Westergard - aye. Motion approved.

5. Approval of minutes – July 16, 2024

Motion by Councilmember Hoedt to approve the minutes of July 16, 2024. Motion seconded by Councilmember Vance. Vote: Councilmember Estep - aye, Councilmember Hoedt - aye, Councilmember Rohde - aye, Councilmember Vance – aye, Councilmember Westergard - aye. Motion approved.

6. Years of Service Awards

- a. Lyn Corbett, Senior Center – 20 years
- b. Jeff Wikstrom, Public Works – 15 years

Mayor Holmgren presented these employees with their award and thanked them for their years of service.

7. Public comments:

Mayor Holmgren explained that they are working to address concerns that have been expressed in the construction zone near Radio Hill. Another construction project on the I-84 overpass bridge deck will take place in September.

Jamie Gardner said I have a petition that 75 residents have signed. We have been in contact about various things. Many residents have reported getting tickets, which has been an issue. Thank you for helping resolve that so we can get to our homes. We would like to see improved communication. Most residents did not know of any closures or ticketing. The affected neighborhoods included a retirement community, many of which do not have social media. It could be more helpful if emails or texts were sent out. Ambulances need to be able to get to and from this area. Enhanced signage would be helpful. Often times I am stuck in my cul-de-sac. The construction has moved beyond what was promised. We hoped for a grace period for ticketing. There needs to be alternate safety measures. The City says we need to make sure the construction workers are safe, but we need to make sure everyone is safe. As residents we have had issues and almost been hit by large equipment. We need someone directing traffic or at least better signs. I have had vehicle damage due to potholes. Posted speeds, could help reduce speeding. It would be helpful to have more guidance, signs, knowledge, and notice.

Jonathan Gardner said I was pulled over on a Sunday. I appreciate the care and the concern for wanting to keep people safe, but the officer's justification for pulling me over was we want to keep the workers safe. It was Sunday and there were no workers. The road was not blocked off and did have the sign to the side. There was a good lane going all the way through. I was grateful to only receive a warning. My main concern as a physician is that I need to get to the hospital quickly for trauma or birthing calls. I understand if there is a big ditch in the road, I should not be passing that, but if it is passable and I can go through in a safe manner, then I would really like to be able to get down to care for my patients and our community. If we can put a speed limit on there that will keep the workers safe while continuing to keep us moving in and out of there in a safe manner. Heavy vehicles are past the road closure area and there are times when we cannot go west. We are stuck when they are blocking our way. Coming up with a good solution so that we can safely navigate this area would be appreciated. We are grateful that you are fixing the road.

Bill Roosma said a lot of people are moving in. I moved here because the housing was cheaper. It has exploded and is a lot more expensive. People tend to gravitate when they are cheaper. The first time I came to a Council meeting, people said they support the military. As a retired Marine, that sounded great to me. If you support the military then you support every single U.S. citizen in this Country and their right to live and work where they want. Councilmember Hoedt talk about being fiscally responsible and that is why I voted for him. I want the Council to watch costs as much as possible, but not at the expense of public safety. If we annex property, it comes into the City and you get those

taxes. It sounds like a no-brainer to do it now when it will cost less. Public safety and infrastructure are a big deal. This place is getting crowded and you have to have public safety workers who can handle that. You need to triple code enforcement. We need to at least double animal control. I appreciate being fiscally responsible. We want to do that as much as possible, but not at the sacrifice of safety. People are building everywhere and I am disappointed with all the high-density housing. When you cram so many people into such a small area, you are going to have more problems and need more law enforcement. I would encourage the City to approve less permits for high-density housing and more for single-family homes. When people are crammed in tight you are asking for trouble. I would like to see high-density housing kept to a minimum.

Lisa Christensen said I want to thank the construction company. They have done a wonderful job trying to clear the road so we can have access. I am disappointed in the lack of communication. An officer told me that because of where I live, I was to exit and go east. There are times when that is not safe for me or the construction workers. Communication could be better. There could be some type of signage giving direction and that could change throughout the day. I am concerned about safety for the workers and residents and the mixed information on ticketing. Some are being ticketed and some are not. I appreciate what you are doing and I appreciate all the service you render.

Diana Doutre said I was on the City Council for 10 years and fought really hard to get this road done. I am so happy you are doing it, but we need to get both sides to come together. The sign says you cannot go down this road except for local people, but then you ticket them. I know a lot of people are concerned with the trucks coming down there. When I was on the Council, we put up signs because we did not want big semi-trucks on that residential area. The signs did not really slow a lot of people down. I called a couple of them and it did not help. I think ticketing just a couple of times would be more effective. I would love to have this resolved in a good way. I feel like you should not ticket people who are going up and down there when that is the only way they can go. I appreciate you—you are doing a great job.

The Council asked Chief Cordova to address this. He said these are my neighbors and I care about them. I do not want you to think we are out to get anybody. Our position is clear. We have asked our troops to be kind and lean toward warnings. The reality is, there are plenty of laws my officers may not agree with, but we do not make the law. We have to enforce it. If you live in the area and there is a sign that says that and it goes to court our judge will toss that out. The goal is to enforce the law and not burden or attack anyone. I think better signage would help and we can be more lenient if you live in the neighborhood. There is always the exception to the rule and that is why we allow our officers to have discretion. Not only do we want to protect the workers, but we want to protect our community members. I have been going the long way. I also have to respond to emergencies and assess that based on what I am going to. I have not driven down that because I do not want to damage my vehicle. There are things that can help this, but we do have the burden to enforce the law. We are doing the best we can.

David Merrick said in a two-week period, we had two vehicles with three flat tires. Another vehicle lost its headlights because of the vibrations. We are looking at an \$8,300

bill. We took our vehicle in because the head is cracked and leaking coolant. We were told not to take it off road. Both ways out of my neighborhood are pretty rocky. Driving five miles an hour we have hit a couple of potholes. We were advised to talk to our warranty company, who said talk to the insurance company, who said you can claim this if you are at fault, but it is going to make your premium change. They said you should go after the City. They have no doubt that the vibration and way I described leaving my neighborhood that this likely accelerated what was a known issue with the cracked cylinder head. I am looking for any guidance. I am looking at every avenue between the four entities. We did not have a problem before this road construction, and now we are having a problem with multiple vehicles. Mayor Holmgren said we would be happy to talk after.

Joshua McMillan said I appreciate you working on the roads and that the time for the next closure has been postponed.

Ann Carter said I was ticketed coming down and going the direction I was told to go. I was not able to go out to the east. I had to go to the west and was ticketed. I have spoke with 11 other residents who were also pulled over and only given warnings. I am not sure why I, doing the exact same thing, was the one that was ticketed. My other concern is communication. I do not follow the City's Facebook page and we have older people in our area who do not have that. I have three other drivers in my home and there is anxiety over this. My children are afraid to do something wrong and do not know how to get home. We need to have an exit way to get out for all of our safety. The flaggers were there for one, maybe two weeks. We have been dealing with this since the first of June. The signage needs to be changed, depending on where they are working.

Ron Hawkins said fortunately, I have not got a ticket, but I drive a lot and the odds are going to catch me. I appreciate what you guys do. My father-in-law served up there for many years. I know the angst and stress that it caused him. I appreciate you getting that road done. I am going to ask the police chief to do something because you do serve us. I am asking you to tell them to quit ticketing us. That is wrong. That sign for trucks has been up there forever. I have never seen you guys once pull over a truck. I hear their brakes at 5:30 in the morning and nothing is done. If you are going to give a ticket, do it in the right way. Ticketing us who live up there is flat out wrong. I am asking you to quit doing that.

Paul Anderson said we were told we cannot cross the concrete ribbon that they are putting up for three weeks. Is there any way they can do half the driveway for these people so they can get in and out of their yard instead of parking on the street? People are parking behind the equipment. Can they leave half the driveway open? If they shut down a whole intersection, then we all have to go around and do not know which way to go. Mayor Holmgren said we have spoken with the workers and they are concerned about private drives. Maybe we need to look at that a little stronger and make sure you have access. Thanks to every one who shared concerns. I know this is something we are all trying to work through. I kept hearing about communication and making sure we get the word out. We will do our best to improve that.

8. New Council Business:

- a. Discussion and possible action on accepting the proposal for leasing Police Department Vehicles from Unified Fleet Services

When asked about the escape clause, the Council was told the lease would be three years, but they could exit at any point. There are no early termination fees. There is just that payoff amount. Sergeant Gailey said every truck we lease is going to cost us \$20,000 for equipment, but that can be financed into the lease with this program. It is roughly \$4,000 a year added to the lease to put that equipment in. The Council reviewed pricing options.

Councilmember Vance said I would like to see this be tabled and let our CPA do an analysis on the contract to see what the real cost is. I do not have enough information. When asked if they plan to do this for all 19 vehicles, Sergeant Gailey said we would try it with only four to six to see if it is a benefit over the course of the first lease cycle. We would make a decision at that point to see if we continue leasing or if we go back to purchasing. We are scheduled for four to be replaced. Chief Cordova said we want to give the Council options to save. Is this going to make more sense to lease and have it warrantied or are we going to gamble and have some of these go out. We have to do that analysis and see what makes sense. Sergeant Gailey has done a lot of work specifically on fleet managing the cars to take that off my plate. Councilmember Rohde said it would help to compare apples to apples. If we had a five-year lease and are trying to rotate every five years, those numbers match better than a three-year lease with rotating every five years. I need a better analysis. Manager Cobabe said we did a leasing program in Pleasant View and it not only saved the city money, but the officers were happier. It was a morale boost. It was an overall positive experience. We just went with a straight lease through the auto dealership and State pricing. We only had 12 vehicles that we rotated through and still were able to save quite a bit of money. It ended up being worth another full-time police officer position. Councilmember Vance said we are 100% in support of the police department. Our job is to figure out which is the most cost-effective. We want to make sure we are making the right choice for taxpayers. The Council agreed to table this item with more discussion.

- b. Discussion and possible action on adopting Resolution No. 24-47 approving the Water Use and Preservation Element of the Tremonton City Integrated Land Use Plan

Motion by Councilmember Rohde to adopt the resolution. Motion seconded by Councilmember Hoedt. Vote: Councilmember Estep - aye, Councilmember Hoedt - aye, Councilmember Rohde - aye, Councilmember Vance - aye, Councilmember Westergard - aye. Motion approved.

- c. Discussion and possible action on adopting Resolution No. 24-48 approving a Professional Services Agreement between Tremonton City and Bear River Live for the promoting and highlighting of community events

Recorder Nessen said they addressed the numbers. The one Councilmember Hoedt found are just their YouTube channel. Those are people who are actively seeking that site and know about it. Their main way to reach people is Facebook and Instagram. The sports get more views because it goes through KSL. Talk of the Town is the new segment that would be our advertising area. The average views for the past 12 shows were 690 through Facebook, but the last episode had 1.1 k. On Facebook they have 1.6 k followers and Instagram has 1,185. On YouTube they have 1.56 k subscribers. Mayor Holmgren said I appreciate that update. We keep hearing about communication. We will not reach everybody, but it will be a tool we can use.

Motion by Councilmember Estep to approve the resolution. Motion seconded by Councilmember Vance. Vote: Councilmember Estep - aye, Councilmember Hoedt - aye, Councilmember Rohde - aye, Councilmember Vance - aye, Councilmember Westergard - aye. Motion approved.

- d. Discussion and possible action on adopting Resolution No. 24-49 approving a Professional Services Agreement between Tremonton City and Wall Consultant Group (WCG) for the updating of the Tremonton City Transportation Master Plan

Motion by Councilmember Rohde to adopt the resolution. Motion seconded by Councilmember Vance. Vote: Councilmember Estep - aye, Councilmember Hoedt - aye, Councilmember Rohde - aye, Councilmember Vance - aye, Councilmember Westergard - aye. Motion approved.

- e. Discussion and possible action on adopting Resolution No. 24-50 appointing Nate Christensen as Emergency Manager

Chief Hansen said I am currently listed as the City Emergency Manager. I acknowledge that I do not succeed in that role. Not for a lack of interest, but for a lack of time. I have strongly endorsed Nate Christensen, who is a fire captain, for that role. He has expressed interest in it. I believe he has the talent and aptitude to be far more successful than I would be, and really anybody else. Councilmember Hoedt said I think this is a great move. Councilmember Westergard said I am totally supportive. I know Nate well.

Motion by Councilmember Hoedt to adopt the resolution. Motion seconded by Councilmember Westergard. Vote: Councilmember Estep - aye, Councilmember Hoedt - aye, Councilmember Rohde - aye, Councilmember Vance - aye, Councilmember Westergard - aye. Motion approved.

- f. Discussion and possible action on adopting Resolution No. 24-51 appointing Andrea Miller to serve on the Tremonton City Planning Commission and reaffirming and appointing existing Planning Commission Members

Planner Seedall said we interviewed two candidates who expressed interest. We felt Ms. Miller would fill it best. She is a very connected individual both in the community and with her children, who are in the heart of elementary school. She

will bring a lot of great perspective and foresight to the Planning Commission. She will start a new term.

Motion by Councilmember Estep to adopt the resolution. Motion seconded by Councilmember Rohde. Vote: Councilmember Estep - aye, Councilmember Hoedt - aye, Councilmember Rohde - aye, Councilmember Vance – aye, Councilmember Westergard - aye. Motion approved.

- g. Discussion and possible action on adopting Resolution No. 24-52 appointing Brad Jannsen and Hayley Kearn to serve on the Tremonton City Library Board and reaffirming and appointing existing Library Board Members

Motion by Councilmember Vance to adopt the resolution. Motion seconded by Councilmember Hoedt. Vote: Councilmember Estep - aye, Councilmember Hoedt - aye, Councilmember Rohde - aye, Councilmember Vance – aye, Councilmember Westergard - aye. Motion approved.

9. Consent Agenda

- a. Discussion and possible action on adopting Resolution No. 24-53 approving the annual review of Tremonton City’s Moderate-Income Housing Plan and Implementation and ratifying the preparation of a report setting forth the findings of said review in compliance with Utah Code 10-9a-408

Motion by Councilmember Vance to approve the Consent Agenda. Motion seconded by Councilmember Estep. Vote: Councilmember Estep - aye, Councilmember Hoedt - aye, Councilmember Rohde - aye, Councilmember Vance – aye, Councilmember Westergard - aye. Motion approved.

10. Calendar Items and Previous Assignment

- a. Review of calendar

The Council was reminded about the Box Elder County Fair. Wednesday the day of the parade the City will serve hot dogs and drinks from noon until 2 p.m. The Council will be in the parade in side-by-sides. The League of Cities and Towns is also approaching.

- b. Unfinished Business/Action Items: None.

11. Reports & Comments:

- a. City Administration Reports and Comments:

Manager Cobabe said it was the style of the previous City Manager to give the Council resolutions. This is something I have not seen anywhere else. I am curious what your thoughts are. I do not want to divest the Council from any of this information or from taking action, but the form of putting it in a resolution is a little odd. Some of these could be consent items instead of having a long resolution. The Council can still take action just as so moved and take a vote. It still needs to be on the agenda. In most other places I have seen about seven

resolutions a year. Here we are doing over 50. I want to simplify the process unless anyone has heartburn about it.

b. Development Review Committee Report and Comments:

Planner Seedall said we have some subdivisions that are getting finalized. They hope to get construction started before the season closes. I have been working with Finance Director Roberts and a few of the departments to put into language short- and long-term budgeting needs for each department. If there is any information that the five of you would like to see presented, I am open to ideas. There is a 10-plex that had a mix up in the architectural desires for that development along 400 West by IFA. We have been working with the developer and new owner about either amending the development agreement or enforcing the elevations and architectural finishes recorded in the agreement. Both City administrative staff and the project's ownership changed hands so there is not much of a paper trail. This impacts the appearance of it through color and materials. When asked about River's Edge, Planner Seedall said Phase 2 will be about 30 new homes. There will be a dual connects through Phase 1. Manager Cobabe said the phasing plan itself has changed, not the layout. So instead of doing 30 in Phase 3, they are going to do 20 in Phase 3 and maybe do a 3A phase.

c. City Department Head Reports and Comments

Chief Cordova provided stats for July. He said we had 992 total incidents, 27 animal problems, 11 code enforcement, four suicidal threats, 64 agency assists, four family fights for sex offenses and one search warrant with a nexus to Tremonton. That rendered good intel on other problems we have. Payments have come in from our grant. We were given a check for \$14,749, \$23,556, and \$10,633. I am obtaining a certificate in crime analytics that has being sponsored by the Department of Justice. It is a ton of work, but will be worth it. It comes with a program that I will have access to for about a year. This helps you address and figure out crime trends. It will allow me to analyze the trends and create a crime map. In time you can actually forecast the possibility of future crimes. We had 60 total reviews from citizens for Know Your Force, 98.3 of which were positive. We did have an issue with Garland not meeting their MOU. They were sent a letter of breach and have until August 1 to comply. It deals with staffing for the shelter. We will meet with them and sort that out. Lastly, I want to make sure we are all on the same page as far as traffic enforcement. It would be unethical for me to tell my officers not to enforce any law. If we do not enforce these laws and they do have a hard closure sign and someone's vehicle gets damaged, then that is going to come back on the City. Part of my goal is to protect the City. By having the signage and enforcing those laws, it adds that layer of protection. If there are mistakes, I will talk to the City Attorney and Judge to make sure they toss those out. I will talk to my officers as well and get them on the same page as far as what we are enforcing. Lastly, I want to thank the Council for coming out and showing support for the guys in that award.

Chief Hansen said I appreciate the support on appointing Nate Christensen in that role. I am really excited to get momentum behind our emergency management program. I will work with him on budget and the things that are going to be required to support him in that role. Next, just a shout out to our crews today. They did a remarkable job on a couple acre fire alongside the freeway by Eliason Trucking. The fire started from cutting steel down there in the trucking yard and they did a remarkable job working with Garland. I should be on the agenda next week with a proposal. We look to begin the process of outsourcing our ambulance billing. Treasurer Sharri Oyler has indicated a retirement date and we need time to make that transition. I have talked with multiple companies who do ambulance billing and will have RFP request proposals to present to the Council. I suspect we will have no less than five ambulance billing companies enthusiastically interested in taking over our ambulance billing. Based on other fire departments I have talked to that have transitioned from in-house to outsourced specialized billing, it generally is a win for us financially in the end. I am very optimistic.

d. Council Reports and Comments

Councilmember Hoedt brought up the Senior Center and the communities who are not contributing. We support the other communities. I would like an update on where we are at with this. Mayor Holmgren said former Assistant City Manager Marc Christensen was good at keeping track of what was going on. We have several communities who are resistant to pay for that. Some of them are refusing to pay. We just need to keep working with them and reminding them that our citizens are subsidizing theirs. Manager Cobabe said it is a little like the ambulance. How do you cut someone off, how do you just say, sorry, your City has decided not to pay your way. Councilmember Vance said if you cut them off one year, they would start paying.

Councilmember Vance asked about the RFP for Public Works Director Paul Fulgham as he nears retirement. Assistant City Manager Nessen said Director Fulgham is working on the job description and then we can put out an ad and start accepting applications.

Mayor Holmgren said we had a meeting with UDOT and a tour of Main Street to discuss ways Tremonton can work with UDOT to improve downtown. They made several suggestions. Councilmember Vance did a survey with all the merchants and property owners on Main Street. He asked, what can we do to start the process of enhancing the downtown area and what should we do with the trees? Of the 26 people interviewed, four voted to leave the trees and 22 voted to take them down and maybe come back with a smaller tree. We presented that information in our steering committee meeting. They agreed the trees should come down. Also, water is a very important part of what we are doing. Over the past several years we have received \$4.7 million in grants, \$4 million of that has to do with water. The most recently million dollars that we received will be used to enhance about a mile worth of line in Deweyville that will be our main line for culinary (18-inch). That will be paid for with grant funding. There are a lot of

good things going on. Garland and Tremonton are working together on a regional plan as we both deal with growth.

Motion by Councilmember Estep to move into closed session. Motion seconded by Councilmember Hoedt. Vote: Councilmember Estep - aye, Councilmember Hoedt - aye, Councilmember Rohde - aye, Councilmember Vance – aye, Councilmember Westergard - aye. Motion approved.

The Council moved into a closed session at 8:52 p.m.

12. **CLOSED SESSIONS:**

- a. *Strategy session to discuss the purchase of real property when public discussion of the transaction would disclose the appraisal or estimated value of the property under consideration or prevent the public body from completing the transaction on the best possible terms; and/or*
- b. *Strategy session to discuss the character, professional competence or physical or mental health of an individual; and/or*
- c. *Strategy sessions to discuss pending or reasonably imminent litigation; and/or*
- d. *Discussions regarding security personnel, devices or systems*

Motion by Councilmember Estep to return to open session. Motion seconded by Councilmember Rohde. Vote: Councilmember Estep - aye, Councilmember Hoedt - aye, Councilmember Rohde - aye, Councilmember Vance – aye, Councilmember Westergard - aye. Motion approved.

The Council returned to open session at 9:08 p.m.

13. Adjournment.

Motion by Councilmember Estep to adjourn the meeting. Motion seconded by Councilmember Rohde. Vote: Councilmember Estep - aye, Councilmember Hoedt - aye, Councilmember Rohde - aye, Councilmember Vance – aye, Councilmember Westergard - aye. Motion approved.

The meeting adjourned at 9:08 p.m.

The undersigned duly acting and appointed Recorder for Tremonton City Corporation hereby certifies that the foregoing is a true and correct copy of the minutes for the City Council Meeting held on the above referenced date. Minutes were prepared by Jessica Tanner.

Dated this 20 day of August, 2024.

Cynthia Nelson, City Recorder