ENOCH CITY COUNCIL NOTICE AND AGENDA
November 20, 2024 at 6:00pm
City Council Chambers
City Offices, 900 E. Midvalley Road
Join Zoom Meeting
https://us02web.zoom.us/j/85452420341
Meeting ID: 854 5242 0341

1. **CALL TO ORDER OF REGULAR COUNCIL MEETING**
   - a. **Pledge of Allegiance-**
   - b. **Invocation (2 min.)-Audience invited to participate-**
   - c. **Inspirational thought-**
   - d. **Approval of Agenda for November 20, 2024**
   - e. **Approval of Minutes for November 6, 2024-**
   - f. **Ratification of Expenditures-**
   - g. **Conflict of Interest Declaration for this agenda-**

2. **PUBLIC COMMENTS**

3. **OPEN THE 2024-2025 BUDGET**

4. **CONSIDER RESOLUTION NO. 2024-11-20 A RESOLUTION TO AMEND THE ENOCH CITY FEE SCHEDULE REGARDING BUILDING PERMITS -PLAN REVIEWS**

5. **COUNCIL/STAFF REPORT**

6. **CLOSED SESSION TO DISCUSS ONE OR MORE OF THE FOLLOWING: THE CHARACTER, PROFESSIONAL COMPETENCE OR PHYSICAL OR MENTAL HEALTH OF AN INDIVIDUAL, COLLECTIVE BARGAINING; PENDING OR REASONABLY IMMINENT LITIGATION, THE PURCHASE, EXCHANGE, OR LEASE OF REAL PROPERTY, INCLUDING ANY FORM OF WATER RIGHTS OR WATER SHARES; DEPLOYMENT OF SECURITY PERSONNEL, DEVICES OR SYSTEMS; INVESTIGATIVE PROCEEDINGS REGARDING ALLEGATIONS OF CRIMINAL MISCONDUCT.**

7. **ACTION FROM CLOSED MEETING-**

8. **ADJOURN**

In compliance with the Americans with Disabilities Act, persons needing auxiliary communicative aids and services for these meetings should call the City Offices at 435-586-1119, giving at least 24 hours advance notice. Meetings of the Enoch City Council may be conducted by electronic means pursuant to Utah Code Annotated, Section 52-4-207. In such circumstances, contact will be established and maintained by telephone or other electronic means and the meeting will be conducted pursuant to the Enoch City Code of Revised Ordinances, Chapter 3-500, regarding meeting procedures including electronic meetings.

CERTIFICATE OF DELIVERY

I certify that a copy of the forgoing "Notice and Agenda" was delivered to each member of the City Council, posted on the Enoch City website, on the City Office door and published on the Utah Public Meeting Notice website on 11/18/2024.

Lindsay Hildebrand 11/18/2024

Lindsay Hildebrand, Recorder **Date**

MINUTES
ENOCH CITY COUNCIL
November 6, 2024 at 6:00pm
City Council Chambers
City Offices, 900 E. Midvalley Road

Members present:
Mayor Geoffrey Chesnut
Council Member Katherine Ross
Council Member David Harris
Council Member Shawn Stoor
Council Member Bob Tingey
Council Member Debra Ley

Staff present:
Robert Dotson, City Manager
Ashley Horton, Treasurer
Justin Wayment, City Attorney
Hayden White, Public Works Director
Lindsay Hildebrand, City Recorder
Jackson Ames, Police Chief - Excused

Public Present: Jonathan Wilson and Bryce Poulson

1. CALL TO ORDER OF REGULAR COUNCIL MEETING

- **a. Pledge of Allegiance-** Led by Mayor Chesnut
- **b. Invocation (2 min.)-Audience invited to participate-** Given by Council Member Harris
- **c. Inspirational thought-** Given by Council Member Ley. Council Member Harris will have the thought at the next meeting.
- **d. Approval of Agenda for November 6, 2024 – Council Member Harris made a motion to approve the agenda. Council Member Harris seconded and all voted in favor.**
- **e. Approval of Minutes for October 16, 2024- Council Member Harris made a motion to approve the minutes. Council Member Ley seconded and all voted in favor.**
- **f. Ratification of Expenditures-** None
- **g. Conflict of Interest Declaration for this agenda-** None stated

2. PUBLIC COMMENTS

There were no public comments.

3. CONSIDER RESOLUTION NO. 2024-11-06-A A RESOLUTION TO AMEND THE ENOCH CITY ENGINEERING STANDARD DETAILS- Hayden White

Hayden stated that the engineering detail was already in place but noted a change in the minimum depths for the secondary lines. Most subdivisions would have secondary lines installed, and deeper placement would save contractors money by eliminating the need to loop water lines. If the secondary lines were deeper, they could be installed straight and tied in without requiring multiple fittings to loop under the water lines. Council Member Ley mentioned that the sewer, secondary, and culinary lines would run side by side at different depths, which Hayden confirmed. He noted that Hawks Landing had placed the lines adjacent to each other and had to modify them for connections to other subdivisions, as there had been no standard for this previously. Council Member Ley reiterated that the lines would be side by side but at different depths, with Hayden clarifying that there was a 4-foot difference. Council Member Ley inquired about any potential issues with the lines, and Hayden assured that this standard had been

approved, with the only modification being the depth. Council Member Tingey asked if all the lines were underground in conduit, and Hayden confirmed that street crossings were required to be in conduit.

Council Member Harris made a motion to approve Resolution 2024-A, a resolution to amend the Enoch City Engineering Standard Details. Council Member Stoor seconded and a roll call vote was approved as follows:

Council Member Ross: Yes **Council Member Stoor: Yes**
Council Member Harris: Yes **Council Member Tingey: Yes**
Council Member Ley: Yes

4. CONSIDER REQUEST FOR PROPOSALS (RFP) FOR MAINTENANCE OF STREETLIGHTS ENOCH CITY, UTAH - Hayden White

Hayden stated that he did not wish to comment on items 1 or 5 and confirmed that maintenance would be managed. He noted that since he started, Rocky Mountain Power (RMP) does not manage any street lights installed after 2020, as those are city-owned. He mentioned that several street lights needed repairs but that none of the Public Works employees were electricians. Hayden indicated the need to send out a Request for Proposals (RFP) and likely add a line item to the budget for this purpose.

Council Member Ley inquired whether RMP would install or maintain any street lights erected after 2020. Hayden responded that they keep an inventory of the lights, verify their functionality, and submit work orders to RMP for repairs if the lights belong to them. Mayor Chesnut remarked that Representative Albrecht emphasized numerous issues with Rocky Mountain Power, which needed to be addressed. He noted that adjustments would be necessary when reopening the mid-budget.

Council Member Stoor asked if Hayden anticipated the bid to be based on time and materials, to which Hayden agreed it would include the lights as well. Stoor also questioned whether this would be an annual contract. City Manager Dotson suggested that it could be structured for multiple years, referencing the current three-year contract. Mayor Chesnut proposed having them bid for either three years or annually. Hayden added that the cost for a street light alone is approximately $4,000, excluding installation costs.

City Manager Dotson pointed out that the RFP on page 2 is structured into qualifications, cost approach, and schedule. He asked what qualifications would be considered if they opted for a project approach, such as subcontracting for repairs of all lights in a subdivision, as opposed to general maintenance costs. Council Member Ley asked if many lights failed simultaneously in one subdivision, and Hayden replied no. City Manager Dotson concluded by noting that in the past, there were no inspections of subdivisions.

Council Member Harris made a motion to approve the request for proposals (RFP) for the maintenance of streetlights in Enoch City minus numbers 1 and 5 as stated. Council Member Tingey seconded and all voted in favor.

5. CONSIDER SEASONAL WAGES - Hayden White

Hayden reported that he met with Council Members Tingey and Ley, highlighting that the administration was struggling to hire seasonal staff and fill open positions. He noted that this difficulty would ultimately cost the city money. He mentioned discussions regarding a possible 6% to 4% increase to raise salaries and starting wages. After further discussions in the absence of Council Members Ley and Tingey, it was indicated that it would be easier to bump everyone up a grade in the pay scale established a couple of years ago, which would still entail a 4% to 6% increase to bring the starting wage up to $19.37, up from the current $17.37.

Council Member Stoor asked which option was easier, and Hayden responded that raising grades would be more straightforward since it didn't require recalculating everyone's salary;

employees could simply be moved up a grade according to the pre-set wages. Ley inquired about the impact on the budget, to which Hayden replied that finishing out this year would require an additional $68,000, while next year would see a $139,000 annual increase, which would be distributed across all funds.

Council Member Harris asked if this budget increase would result in a deficit, and Ashley explained that adjustments could be made by reallocating funds from savings. She noted that in the past seven to eight years, the budget usually ended with leftover funds, suggesting that it would probably not result in a real draw on savings since excess funds often remained unspent. During this year's audit, a finding was made regarding surplus funds, and they had reached the limit on that account. Ashley noted that this year none of the Class C Road money was used for projects because if it was then the General Fund would have had too much money and there would have been a Finding. They can only retain about 35% of their revenues and are now amounting to close to $2 million. She concluded that, in her opinion, they could afford the wage adjustments.

Mayor Chesnut acknowledged the importance of maintaining savings but emphasized the necessity to lower the savings threshold to keep wages competitive, particularly in light of rising inflation. He noted that other municipalities offer higher wages, with some employees already earning $20 an hour with the County. He pointed out that without increasing starting positions by a couple of grades, they would struggle to attract applicants, as potential hires would face pay cuts to join Enoch.

Council Member Harris noted that the increase was not a one-time expense but an ongoing commitment. He suggested that they could afford it and should plan for it in next year's budget. Stoor inquired if the starting wage was sufficient, and Hayden noted it was lower by a dollar compared to other cities, but that it was sufficient. Mayor Chesnut stated the wage range could be adjusted based on experience. Hayden added that their current employees were one-to-one. He remarked that if seasonal workers started one to one then they would be paid the same as full-time employees, but without benefits. He didn't think they should make the same amount.

Council Member Tingey asked if their benefits were comparable to those of other municipalities, to which Hayden confirmed they were identical. Tingey acknowledged the higher costs associated with turnover and the need for these changes. Mayor Chesnut commended the council members for their commitment to making sure that community resources are used for the best possible employees to maximize those dollars for the community. He expressed appreciation for their efforts. Finally, Council Member Harris asked if they should approve the grade adjustment instead of focusing solely on wage increases, to which Hayden agreed.

Council Member Harris made a motion to approve the grade adjustment as discussed and the corresponding wages for the employees. Council Member Ross seconded and all voted in favor.

6. CONSIDER THE NOVEMBER 2024 SURPLUS LIST

Hayden added two points to the discussion. He mentioned that the mechanic inquired about when the police equipment in the shop would be removed. Items included a tonneau bed cover and a pull-out rack from a police vehicle that had been obtained from the county. He also noted that a printer was from the animal shelter and that there were cinder blocks from various projects. Hayden expressed a desire to sell or trade these cinder blocks for similar ones to potentially install a bathroom in Iron Mountain Park.

Council Member Harris made a motion to approve the surplus list to liquidate the items. Council Member Ross seconded and all voted in favor.

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7. RESOLUTION NO. 2024-11-06-B A RESOLUTION TO AMEND THE ENOCH CITY FEE SCHEDULE: COMMERCIAL WATER RATE FOR METERS GREATER THAN 1"

Hayden said the ice rink has a 6'' meter. It has backflowers and is hooked to a fire line. We forgot to report it and reported it a year later. We don't know how to bill it. The normal $30 fee over time is supposed to replace the meter. A 6' meter is around $5,000 so 30$ a month would take 19 years. Keep the fee schedule for their gallons the same because that 6-inch is mostly for their fire protection. We recommend $90 a month as the base rate. Council Member Tingey asked what the expected life of the meters is. Hayden said it's supposed to be 20 years but sometimes things happen like rocks get in them and they have to be replaced sooner. This is the first commercial meter. We have 2" meters, but just charge the normal $30. City Manager Dotson said we are making this for everything commercial meter that is greater than 1''. The change is just to base rate and just to commercial meters that are over one inch.

Council Member Harris made a motion to approve Resolution No. 2024-11-6-B, a Resolution to Amend the Enoch City Fee Schedule: Commercial Water Rate for Meters Greater Than 1". Council Member Stoor seconded and a roll call vote was held as follows:

Council Member Ross: Yes **Council Member Stoor: Yes**
Council Member Harris: Yes **Council Member Tingey: Yes**
Council Member Ley: Yes

8. COUNCIL/STAFF REPORT

City Manager Dotson

- The Utah summer games director called and told us they are looking to expand their softball program. He asked to use the Old Enoch field for softball. Some upgrades need to happen. It would cost a little over $5,000. There is a county grant available. Instead of going through the grant, our friends at the Tourism Bureau said they would pay for it. We just have to send an invoice and they will send us money.
- Tonight is the Cedar City council meeting is potentially approving a contractor for the re-use project at the wastewater treatment facility. Also, the low bid was 4.6 million and the high bid was 5.4 million. Three bidders have bid on it and we will be on the hook for 10%. In our contract with them, we would pay them next fiscal year for last year's construction. However, this may be a little bit different. The Conservancy District has applied for a grant on our behalf for our portion.

Mayor Chesnut

- The Iron County Council of Governments and Rural Planning Organization meeting was today. A lot is going on in several places in Iron County. The feasibility study for the expansion of the underpass and connection to Canyon Ranch has been approved and we got notification that we got funding.

Council Member Stoor

- He requested a Recreation meeting this month.

Council Member Tingey

- He attended the Homeless Council. There are 60 people at the shelter. It is full. He wanted to come up with a one-page fact sheet for the council to understand a bit more about how that council worked.
- He also attended the school board meeting. They always talk about bonds. The bond failed again.

11. ADJOURN - Council Member Harris made a motion to adjourn. Council Member Ross seconded and all voted in favor.

DRAFT

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Lindsay Hildebrand, Recorder **Date**

DRAFT

4.B Plan Review

Garages and carports	10% of building fee
Remodeling and additions	20% of building fee
New homes under 2,000 sq ft	30% of building fee
New homes 2,000 - 3,000 sq ft	35% of building fee
New homes over 3,000 sq ft	40% of building fee
Special Inspections (not part of building permit)	$50 in Enoch
Resubmission of expired/closed building permit	50% of original building permit fee
Substantially Identical Plans	50% of the original plan review fee

ENOCH CITY CORPORATION
RESOLUTION NO. 2024-11-20
A RESOLUTION TO AMEND THE ENOCH CITY FEE SCHEDULE REGARDING BUILDING PERMITS -PLAN REVIEWS

WHEREAS, the proposed amendments pertain specifically to identical plan reviews for building permits; and

WHEREAS, these amendments are deemed necessary to ensure that the fees charged are fair, reasonable, and sufficient to cover the cost of materials, labor, and other expenses incurred by the City in providing these services;

WHEREAS, the City Council finds that it is in the best interest of Enoch City after taking into consideration the public health, safety and welfare of its citizens, the future needs of Enoch City and determining the same to be in the best interest of the city and its residents, the fee schedule should be amended to read as follows:

ENOCH CITY CORPORATION
FEE SCHEDULE-Revised November 2024

4.B Plan Review	
Garages and carports	**10% of building fee**
Remodeling and additions	**20% of building fee**
New homes under 2,000 sq ft	**30% of building fee**
New homes 2,000 - 3,000 sq ft	**35% of building fee**
New homes over 3,000 sq ft	**40% of building fee**
Special Inspections (not part of building permit)	**$50 in Enoch**
Substantially Identical Plans	**50% of the original plan review fee**

NOW, THEREFORE, BE IT RESOLVED, by the Mayor and City Council of Enoch, Utah that the Enoch City Fee Schedule as amended is approved and adopted. This Resolution was made, voted upon and passed by the Enoch City Council at a regular City Council meeting held on the 20th day of November 2024.

DATED this 20th day of November 2024

ENOCH CITY CORPORATION

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Geoffrey L. Chesnut, Mayor

VOTING:

Katherine Ross	Yea___ Nay___
Debra Ley	Yea___ Nay___
David Harris	Yea___ Nay___
Shawn Stoor	Yea___ Nay___
Bob Tingey	Yea___ Nay___
Debra Ley	Yea___ Nay____

ATTEST:

SEAL:

_____
Lindsay Hildebrand, City Recorder