



CITY COUNCIL MEETING

Notice is hereby given that the City Council will hold a City Council meeting at **7:00 pm, on Wednesday, June 4, 2025**, in the City Council Chambers at **38 West Center Street**.

AGENDA

1. Roll Call
2. Invocation/Inspirational Thought
3. Pledge of Allegiance
4. Public Forum (Individuals' public comments shall be limited to 3 minutes and must be pertinent to the scope of city authority and jurisdiction. Comments may be delivered in person at the meeting or submitted to the City Recorder prior to 5:00 pm on the meeting date for presentation to the Council)
5. Bids, Awards, Recognitions, and Appointments
 - a. Fireworks for the July 2025 Independence Day Celebration
6. Public Hearings, Discussion and Possible Action Items
 - a. Partial Vacation of 300 South Right-of-Way Between Main and 200 East
7. Discussion and Possible Action Items
 - a. Reversion of CUCC Property to Gunnison City (151 South Main St.)
8. Ordinances and Resolutions
 - a. Ordinance 2025-06 Declaring Road Vacation along 300 South
 - b. Resolution 2025-09 Personnel Policy Updates (Travel, Use of Assets, Fraud Reporting, & Finance Procedures)
9. Minutes
 - a. May 21, 2025, Regular Council Meeting
10. Bills for period ending May 30, 2025, totaling \$78,438.84
11. EXECUTIVE SESSION (May be called to discuss the character, professional competence, or physical or mental health of an individual)
12. EXECUTIVE SESSION (May be called to discuss the pending or reasonably imminent litigation, and/or purchase, exchange, or lease of real property)
13. Adjournment

ADA NOTICE

If you are planning to attend this Public Meeting and due to a disability need assistance in understanding or participating in the meeting, please notify the City Office ten or more hours in advance and we will, within reason, provide what assistance may be required.

CERTIFICATE OF MAILING/POSTING

The undersigned duly appointed City Recorder for the municipality of Gunnison City hereby certifies that a copy of the foregoing Notice and Agenda was e-mailed to the Gunnison Gazette, Gunnison, UT, 84634, posted on www.gunnisoncity.org, as well as posted on the State of Utah's Public Notice Website.

BY: Valerie Andersen, City Recorder

Show Name: Gunnison

Display: 25186

FIREWORKS DISPLAY CONTRACT AND PURCHASE ORDER

THIS CONTRACT ("Contract") entered into on **May 14, 2025**, between LANTIS PRODUCTIONS, INC. (a Utah corporation hereinafter referred to as "LANTIS"), and **Gunnison, Utah** (hereinafter referred to as "CLIENT") (collectively the "Parties")

WITNESSETH: LANTIS agrees to furnish CLIENT, in accordance with the terms and conditions hereinafter set forth, a Fireworks Display (hereinafter referred to as "Display") as per our proposal made in part hereof, including the services of a licensed and trained Pyrotechnician to take charge of and fire the Display.

CLIENT shall pay LANTIS the sum of **Fourteen Thousand Nine Hundred Dollars** and No/100 **\$14,900 DOLLARS**, in United States Currency, according to the following terms and conditions:

1. Deposit due upon execution of contract **\$7,450**
2. Balance due at time of delivery **\$7,450**

All sums due herein shall be mailed directly to the corporate offices of Lantis Productions Inc., P.O. Box 491, Draper, Utah 84020, unless directed otherwise in writing.

Said merchandise shall be delivered prepaid by a LANTIS truck and properly licensed driver to the location specified by CLIENT, which may not be a private residence. CLIENT hereby acknowledges that storage of Fireworks (1.3 G Explosives) is subject to numerous federal, state, and local regulations, and CLIENT assumes all responsibility for such storage.

CLIENT hereby warrants that it is eligible to receive said Fireworks (class 1.3G Explosives) under all applicable rules and regulations.

CLIENT hereby states that it fully understands the proper handling and use of these Fireworks (1.3G explosives) and agrees to hold harmless and absolve LANTIS and its suppliers from legal actions that may arise from use and handling of these explosive products being release to CLIENT's care and custody.


It is agreed that this Contract shall be governed by the laws of the State of Utah. Should any legal action be brought to enforce or interpret the terms or provisions of this Contract, any court of competent jurisdiction in the State of Utah shall be a proper venue for such action.

Interest at 2% per month (AN ANNUAL PERCENTAGE RATE OF TWENTY FOUR PERCENT PER ANNUM A.P.R. 24%) will be charged on all accounts past due accounts. If any legal action is brought to enforce or interpret the terms or provision of this contract; the prevailing party shall be entitled to reasonable attorney's fees and costs in addition to any other relief, they may be entitled to.

It is further agreed that nothing in this Contract shall be construed as forming a partnership, the parties hereto being severally responsible for their own separate debts and obligations, and neither party shall be held responsible for any agreement not stated in this Contract. The parties hereto do mutually and severally guarantee the terms, conditions and payments of this Contract and these articles shall be binding on the parties themselves and on their heirs, executors, administrators, successors, and assigns. CLIENT further warrants that the signature affixed hereto on their behalf is properly authorized to execute such documents and incur such obligations on behalf of the CLIENT. CLIENT further agrees that none of the provisions of this contract may be changed or modified in any way without the express written permission of LANTIS.

IN WITNESS WHEREOF, the parties hereto, by and through their duly authorized agents, have set their duly authorized signatures and dates indicated below.

Executed on behalf of LANTIS PRODUCTIONS INC.

By: 

Title: Kenneth L. Lantis, President

Executed on behalf of **Gunnison, Utah**

By: _____ Signature: _____ Title: _____ Date: _____



Memorandum

To: Mayor Nay and City Council
From: Dennis L. Marker, City Administrator
Date: May 30, 2025
Re: Partial Vacation of 300 South Right-of-Way Between Main Street and 200 East

At the direction of the City Council, Ensign Engineering conducted a survey of the 300 South right-of-way to determine how best to clean up discrepancies between the historic corridor and the encroachments which have occurred over the years. The survey will result in the city “vacating” part of the historic corridor. Those parts that are vacated are effectively granted to the adjacent property owners. The amount of property being granted varies depending on the frontage and location along the road (see attached drawings).

State Law requires the City to conduct a public hearing before vacating any right-of-way. The adjacent property owners were all noticed and provided a copy of the vacation maps.

If, after the public hearing, the Council decides to move forward with the vacation, then Ordinance 2025-06 must be adopted. After the ordinance is adopted, it will be recorded at the County. The County Recorder will then make appropriate adjustments to all property records.

Recommendation

Conduct a public hearing about the 300 South partial vacation and then adopt Ordinance 2025-06.

ORDINANCE 2025-06

AN ORDINANCE OF GUNNISON CITY VACATING A PORTION OF THE 300 SOUTH STREET RIGHT-OF-WAY BETWEEN MAIN STREET (HWY 89) AND 200 EAST.

WHEREAS, Gunnison City is a fifth class city of the state of Utah; and

WHEREAS, On March 5, 2025, the Gunnison City Council initiated a survey of the 300 South Street corridor between Main Street and 200 East to ascertain the historically platted road corridor and potential encroachments into the corridor by adjacent property owners; and

WHEREAS, the City Council, after receiving the 300 South survey, has determined the most appropriate action is to vacate a portion of the original 99-foot-wide road corridor. This action would resolve concerns about private improvement encroachments and clarify right-of-way extents; and

WHEREAS, On June 4, 2025, the City Council conducted a public hearing on the proposed vacation. Such hearing having been noticed according to Utah Code 10-9a-208; and

WHEREAS, The City Council finds that good cause exists for the vacation; and neither the public interest nor any person will be materially injured by the vacation.

NOW THEREFORE, BE IT ORDAINED BY THE GUNNISON CITY COUNCIL THAT:

Section I. Right-of-Way Designation. The 300 South Boundary survey ("Survey") prepared by Dusty Bishop, of Ensign Engineering, which is attached hereto as Exhibit A, and by this reference is made part hereof, shall be recorded in the Sanpete County Recorder's office to satisfy the requirements of Utah Code Ann. 10-9a-609.5(5), and shall represent the city's 300 South right-of-way interest here forward.

Section II. Easements. Any and all public utility easements or rights-of-way established and in effect prior to the adoption of this ordinance shall continue within, upon, and through those portions of public right-of-way vacated under this ordinance.

Section III. Conveyance of Vacated Property to Adjacent Property Owners. Those portions of the 300 South Street being vacated by this ordinance shall be conveyed to the adjacent property owners and consolidated into their respective lands as indicated in the Survey.

Section IV. Contrary Provisions Repealed. Any and all other provisions of the Gunnison City Municipal Code that are contrary to the provisions of this Ordinance are hereby repealed.

Section III. Codification, Inclusion in the Code, and Scrivener's Errors. It is the intent of the City Council that sections of this ordinance may be re-numbered or re-lettered, that the

word ordinance may be changed to section, chapter, or other such appropriate word or phrase in order to accomplish such intent regardless of whether such inclusion in a code is accomplished. Sections of the ordinance may be re-numbered or re-lettered. Typographical errors which do not affect the intent of this ordinance may be authorized by the City without need of public hearing by its filing a corrected or re-codified copy of the same with the City Recorder.

Section IV. Severability. If any section, phrase, sentence, or portion of this ordinance is for any reason held invalid or unconstitutional by any court of competent jurisdiction, such portion shall be deemed a separate, distinct, and independent provision, and such holding shall not affect the validity of the remaining portions thereof.

Section V. Posting and Effective Date. Prior to 5:00 p.m. on June 5, 2025, the City Recorder shall: (a) deposit a copy of this ordinance in the official records of the City; and (b) post a copy of this ordinance in three places within the City. This ordinance shall become effective at 5:00 p.m. on June 5, 2025.

ADOPTED AND PASSED by the City Council of the City of Gunnison, Utah this 4th day of June, 2025.

Lori Nay, Mayor

ATTEST

Valerie Andersen, City Recorder

Councilmember Robert Andersen

Councilmember Donald Childs

Councilmember Shawn Crane

Councilmember Stella Hill

Councilmember Michael Wanner

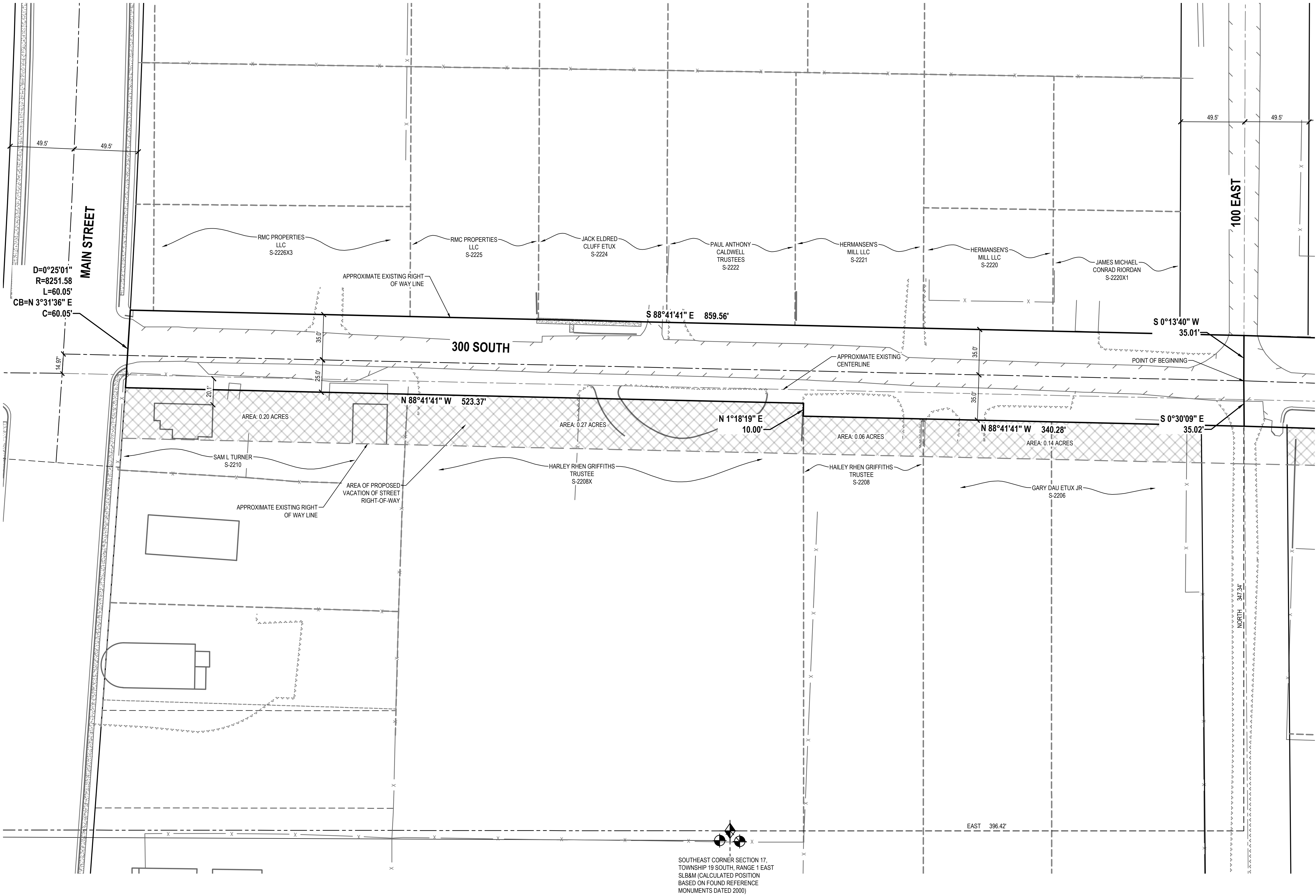
811

Know what's below.
Call before you dig.

CALL BLUESTAKES
@ 811 AT LEAST 48 HOURS
PRIOR TO THE
COMMENCEMENT OF ANY
CONSTRUCTION.

LEGEND			
	SECTION CORNER		MINOR CONTOURS 1' INCREMENT
	MONUMENT		MAJOR CONTOURS 5' INCREMENT
	EXIST REBAR AND CAP		CONCRETE
	SET ENSIGN REBAR AND CAP		ELECTRIC METER
	SET RIVET		STORM DRAIN CLEAN OUT
	WATER METER		SANITARY SEWER MANHOLE
	WATER MANHOLE		WATER LINE
	WATER VALVE		ADJACENT RIGHT OF WAY
	FIRE HYDRANT		RIGHT OF WAY
	AREA TO BE VACATED BY GUNNISON CITY		AREA TO BE DEEDED TO GUNNISON CITY

	DEED LINE		SECONDARY WATERLINE
	TANGENT LINE		IRRIGATION LINE
	SECTION LINE		CENTERLINE
	FENCE		PROPERTY LINE
	EDGE OF ASPHALT		ADJACENT PROPERTY LINE
	SANITARY SEWER		ELECTRIC POWERLINE
	STORM DRAIN LINE		TELEPHONE LINE
	GAS LINE		IRRIGATION VALVE
	BUILDING PRIMARY		SCHEDULE B-2 REFERENCE NUMBER



SURVEYORS NARRATIVE

I, Dusty L. Bishop, do hereby state that I am a Professional Land Surveyor, and that I hold license no. 4938720, as prescribed by the laws of the state of Utah, and represent that I have made a survey of the following described property. The purpose of this survey is to retrace the existing alignment of the improvements along 300 South Street in Gunnison, between Main Street and 200 East Street, and to determine a best-fit alignment and width to which the record position of the street will be adjusted.

It has become apparent that the alignment of 300 South Street, between Main Street and 100 East Street, and to a lesser degree between 100 East and 200 East Streets, is greatly at variance with the alignment shown on the recorded plat depicting the ownership of Blocks 2 and 4, and of Blocks 1 and 5, and the original Townsite Plat. The existing street improvements and occupation lines are on a heavy bearing, and reflect a width of 66 feet that has been historically occupied and used by the street improvements, as opposed to the 99-foot width shown on the Townsite Plat. If the platted position of said 300 South Street were to be maintained, much of the corner parcel, currently owned by Sam L. Turner, would fall within the road right-of-way, including most of the house and the shop on the property, and it would create numerous issues with the lots along the street through both blocks.

The asphalt road, existing fence lines, the few existing sections of sidewalk and curb, and utilities, etc. were mapped in order to determine the best position for the adjusted right-of-way which would match the improvements and historically perpetuated alignment and width thereof. The goal of the city in ordering this survey is to come up with the most equitable position that will interfere as little as possible with the improvements that have been constructed on the adjoining lots over the years, while still encompassing the existing utilities and allowing for future expansion and improvements of the roadway.

The best alignment was determined to hold the existing north line of 300 South Street, and offset it the distances shown on the drawing which encompass the street improvements, utilities, and other infrastructure. The centerline was held 35 feet south of this north line, and when extended, it intersects the centerline of Main Street at a point 14.97 feet north of the centerline of 300 South Street on the west side of Main Street, also determined by this survey. At the east end, the revised centerline intersects the centerline of 200 East Street 5.36' north of the centerline of 300 South Street running to the east. A width of 70 feet was determined to best fit the existing improvements and provide for future expansion, without encroaching too far into the adjoining yards, etc. This alignment also matches fairly well and encompasses the existing sewer line, power lines, and other utilities located within the right-of-way.

It was also decided that one regular adjustment would need to be made to this 70-foot right-of-way width. The west 523 feet, approximately, of the south line of 300 South Street will be narrowed by 10 feet, in order to further avoid conflict with the buildings and other improvements on the corner parcel mentioned above, at the corner with Main Street, as well as existing improvements on the adjoining parcels, resulting in a 60-foot right-of-way width for this section of the road. This will allow for a right-turn lane to the south at the intersection with 100 East, and allow future sidewalks, etc. to align with those in the block to the east.

Those portions of the original right-of-way that fall outside of the newly described alignment will be vacated by the required process, and ownership of the vacated portions will be attached to the adjoining parcels, each containing the area between the extensions of the east and west boundary lines thereof out to the new right-of-way lines, however those might be precisely determined by future boundary surveys of the individual parcels. No individual descriptions of these portions of the vacated right-of-way will be written at this time, in order to prevent future conflicts with those various future boundary determinations.

The basis of bearing for this survey is the measured Section line between the calculated position of the Northeast Corner (based on found Reference Monuments) and the calculated position of the North Quarter Corner (based on found Reference Monuments) of Section 20, Township 19 South, Range 1 East, Salt Lake Base and Meridian, which bears North 89°56'03" West 2640.82 feet.

BOUNDARY DESCRIPTIONS

Adjusted Right-of-Way of 300 South Street, Between Main Street and 100 East Street

A parcel of land, situate in the Southwest Quarter of Section 16 and in the Southeast Quarter of Section 17, Township 19 South, Range 1 East, Salt Lake Base and Meridian, more particularly described as follows:

Beginning at the proposed centerline intersection of 300 South and 100 East Streets, as determined by this survey, which is located East 396.42 feet and North 347.34 feet from the calculated position (based on found Reference Monuments dated 2000) of the Corner of Sections 16, 17, 20 and 21, Township 19 South, Range 1 East, Salt Lake Base and Meridian, and running:

thence South 0°30'09" East 35.02 feet along the measured centerline of said 100 East Street (as determined by this survey), to the adjusted south line of 300 South Street;

thence North 88°41'41" West 340.28 feet along said south line;

thence North 1°18'19" East 10.00 feet;

thence continuing North 88°41'41" West 523.37 feet along said south line, to its intersection with the east line of Main Street (Highway 89);

thence Northerly 60.05 feet along the arc of an 8251.58-foot radius non-tangent curve to the left (center bears North 86°15'54" West, and the long chord bears North 3°31'36" East 60.05 feet, through a central angle of 0°25'01"), along said east line;

thence South 88°41'41" East 859.56 feet along the adjusted north line of said 300 South Street, to its intersection with said centerline of 100 East Street;

thence South 0°13'40" West 35.01 feet along said centerline, to the Point of Beginning.

Parcel contains: 55,080 square feet, or 1.26 acres.

Date _____

Dusty L. Bishop
License no. 4938720

EN SIGN

THE STANDARD IN ENGINEERING

RICHFIELD
225 N 100 E
Richfield, UT 84701
Phone: 435.896.2983

SANDY
Phone: 801.255.0529

LAYTON
Phone: 801.547.1100

TOOELE
Phone: 435.843.3590

CEDAR CITY
Phone: 435.865.1453

WWW.ENSIGNENG.COM

FOR:
GUNNISON CITY
38 W CENTER ST
GUNNISON UTAH 84634

CONTACT:
CLIENT CONTACT
PHONE: 801.000.0000

300 SOUTH BOUNDARY

MAIN STREET TO 100 EAST

300 SOUTH

GUNNISON, UTAH

PROFESSIONAL LAND SURVEYOR

05/12/25

No. 4938720

DUSTY L. BISHOP

STATE OF UTAH

Gunnison City

Ordinance 2025-06

Exhibit A

BOUNDARY SURVEY

PROJECT NUMBER
8074Y-2

PRINT DATE
2025-05-12

PROJECT MANAGER
K. CHAPPELL

DESIGNED BY
D. FAILNER

1 OF 2

6



Memorandum

To: Mayor Nay and City Council
From: Dennis L. Marker, City Administrator
Date: May 30, 2025
Re: Reversion of CUCC Property to Gunnison City (151 South Main St.)

Executive Session Potential Discussion

The Central Utah Counseling Center (CUCC) has been working with the Technical Review Committee members about their new office building and receiving clinic. Mr. Richard Andersen wrote the following email on Tuesday, May 27:

I wanted to provide you with an update on our proposed project in Gunnison. As you know, our purchase of the land from Gunnison City came with specific stipulations and timelines outlined in the warranty deed.

We met with the City Council to give them an update. They were understanding of our situation and offered us an extension, as we were awaiting legislative approval for receiving center funding. Unfortunately, during the last legislative session, only one receiving center was funded, and those funds were allocated to Northeastern Counseling, leaving our project without the necessary financial support.

In addition to the receiving center funding challenges, our plans to construct an administration building have also been impacted. We've experienced changes to some ARPA funding, and we haven't yet been successful in selling our building in Richfield. Our original plan was to construct both buildings concurrently.

Given the legislative delays for the receiving center and the funding issues related to our administration building, we've reached a point where we can no longer move forward with the construction of either building at this time. We have made some internal adjustments to accommodate our administrative staff's office space and are exploring alternative options for a receiving center. Furthermore, potential changes to Medicaid at the federal level add a significant layer of uncertainty, making it difficult to justify the project financially.

As per the terms of the warranty deed, Gunnison City retains the right of reverter under these circumstances. Please let me know how you would like to proceed given this situation.

Thanks,

Richard

According to the terms of the warranty deed, Gunnison can get the property back by paying CUCC the original purchase price (\$75,000) minus 15% and any title company costs. Gunnison would need to pay roughly \$63,000.

Recommendation

The City Council may discuss this in an executive session. Points to consider may include the City's interests, Main Street economic strategies, potential development, and return on investment.



Memorandum

To: Mayor Nay and City Council
From: Dennis L. Marker, City Administrator
Date: May 30, 2025
Re: Resolution 2025-08 Personnel Policy Updates

Updates have been drafted to the Personnel Policy to clarify travel policies, address financial procedures, and better comply with the state's fraud risk assessment procedures.

RESOLUTION 2025-08

A RESOLUTION AMENDING THE PERSONNEL POLICY TO ADDRESS TRAVEL AND FINANCIAL PROCEDURES

WHEREAS, Gunnison City has adopted personnel policies to provide guidance and direction in the hiring and management of employees; and

WHEREAS, The City desires to institute more fiscally responsible policies regarding employee travel, use of city assets, reporting fraud, and other fiscal procedures.

NOW THEREFORE, BE IT RESOLVED by the Gunnison City Council

1. That the city's personnel policies be amended as shown in Exhibit A of this Resolution which by this reference is made part hereof.

PASSED by the City Council of the City of Gunnison, Utah this 4th day of June 2025.

Lori Nay, Mayor

ATTEST:

Valerie Andersen, City Recorder

Councilmember Andersen	_____
Councilmember Childs	_____
Councilmember Crane	_____
Councilmember Hill	_____
Councilmember Wanner	_____

Section I. Travel Amendments. Chapter 2.7 Training and Travel is amended as follows:
(underlined text is added, stricken text is deleted)

CHAPTER 2.7 TRAINING AND TRAVEL

2.7.010. Purpose

The purpose of these policies and procedures is to establish guidelines for attending training and traveling on official business in conjunction with employment with Gunnison. These policies are intended to:

- (a) Establish when employees may attend training outside the City and travel on official business.
- (b) Provide guidelines for approving official business travel and training requests.
- (c) Provide for the reimbursement of reasonable travel, lodging and food expense in conjunction with attendance at training outside the City and traveling on official business.

2.7.020. Responsibility

All employees are responsible ~~to adhere~~for adhering to these policies. Department heads will ~~insure~~ensure compliance with these policies.

2.7.030. City Council Review

These policies shall be reviewed by the City Council each year during its annual budget deliberations, and from time to time, as deemed necessary by the governing body.

2.7.040. Permitted Training

Training will only be permitted if it is job-related and can be reasonably expected to improve the employee's job performance. All training that takes an employee away from their regular duties must be approved by supervisors before employees register for or attend the training.

2.7.050. Training Approval Procedures

- (a) Non-Overnight Training. The City Administrator, City Council, or Department heads may permit attendance at training conferences and seminars if it does not involve the need for overnight accommodations. The City will pay for the registration fees, ~~for the~~ training materials, and travel.
- (b) Overnight Training. All overnight training must be approved by the City Council. An employee desiring to attend overnight training must submit a request to the City Council at least one week prior to the training. The request must include the following information:
 - (1) Name of the employee(s) attending the training.
 - (2) Training dates.
 - (3) Training location.
 - (4) Proposed budget including transportation and lodging costs.
 - (5) Reason for attendance. The City Council may deny, approve or approve with modifications the overnight training request.

2.7.060. Spouses and Family Members

Spouses or family members may go with an elected official, employee or volunteer to overnight training provided that the employee pays for all expenses, including the lodging cost difference between a single and double occupancy room, food, travel expenses, and ~~spouses-spouses'~~ programs.

2.7.070. Transportation

Transportation will be by the fastest, most direct and most economical means of transportation. If a private vehicle is used the City will reimburse the employee at state mileage reimbursement rate. If a City vehicle is used no mileage reimbursement will be made but the City will reimburse fuel costs and any repairs needed to the vehicle while traveling. Spouses and family members may not ride in City vehicles if ground transportation is chosen. Private vehicles will need to be taken in these cases. The City will not permit its vehicles to be used for side trips or sight seeing along the way during the course of the approved travel. Mileage reimbursement will not be paid for any side trips or sightseeing trips taken by employees in private vehicles. Employees taking time for personal business, side trips and sightseeing must use vacation time for these purposes. ~~A Personnel Action Form in accordance with Title 3, Chapter 4 of the Gunnison Administrative Policies and Procedures will be submitted.~~

2.7.080. Lodging

The City will reimburse reasonable lodging expenses. Lodging arrangements must be approved by supervisors before reservations are made. Lodging should be paid for with a city issued check or city credit card. In extenuating circumstances, if an employee places a room rental on their personal credit card, approved reimbursement will take place upon presentation of a receipt. Lodging will be reimbursed at the actual room rate. The city will not pay for incidental purchases nor damage caused by the employee at the lodging establishment.

2.7.090. Per Diem

The City will reimburse food expenses incurred as a result of training ~~at per~~ the state locational reimbursement rates. If meals are provided as part of the work-related activity, training, conference or seminar, reimbursement shall not be made to the employee for conference-provided meals. Similarly, reimbursement shall not be made to employees for morning meals covered under lodging costs. If a traveler can't eat a provided meal because of a dietary restriction and buys another meal, the traveler may be reimbursed the per diem for that meal. The traveler must note "dietary restriction" in their reimbursement request.

2.7.100. Reimbursement

Employees are required to present their receipts to the ~~City Recorder~~ Assistant Finance Director within 48 hours after returning to the City. The City Administrator will review all travel expenses and authorize a travel reimbursement check to be issued. A travel reimbursement check will be issued to the employee within 24 hours after presentation of his

receipts to the City Recorder. Travel advances ~~will~~may be issued by the City if a travel advance request is submitted at least 48 hours prior to travel commencement.

2.7.110. ~~Official Business~~ Travel Distance Limitations

No employee may travel on official business more than 125 miles from the City without notifying the City Administrator before such travel takes place and the nature of the City business that must be conducted. The City Administrator will report official travel beyond 125 miles to the City Council. Policies and procedures for non-overnight training and overnight training will apply to travel on official business.

2.7.120 Hours of Work While Traveling

- (a) The city will generally follow the guidance provided by the U.S. Department of Labor for compensating employees who travel outside of regular duty hours. Time spent outside of regular duty hours as a passenger on an airplane, train, boat, bus, or automobile is not considered working hours. Employees traveling to training should generally travel during work hours unless otherwise approved by their supervisor.
- (b) Multi-Day Conferences
 - (i) Conference activities. If a conference activity is mandatory, related to the employee's job, or requires productive work, the time spent attending is considered "hours worked" and must be paid. This includes sessions, workshops, and even mandatory social events.
 - (ii) Voluntary Activities. If the conference training or event is purely voluntary, outside of normal work hours, and not directly related to the job, it will not be counted as time worked.
 - (iii) Time spent at a lodging facility is not considered work hours unless the approved training is held at the venue and the employee is participating in a conference training activity or conducting job-related work. Overtime authorization procedures still apply.

Section II. Use of Public Property. Chapter 3.7.070 Conflicts of Interest is amended as follows: (underlined text is added, stricken text is deleted)

3.7.070. Conflicts of Interest

- (a) Gunnison employees shall actively avoid the appearance of or the fact of conflicting interests. They shall discharge their duties without favor and shall refrain from engaging in any outside matters of financial or personal interest incompatible with the impartial and objective performance of their duties. They shall not:
 - (ia) Directly or indirectly, seek or accept personal gain which would influence, or appear to influence, the conduct of their official duties.
 - (iib) They shall not use public property, equipment, or resources for personal gain, which includes but is not limited to receiving remuneration for services rendered with the aid of city property, equipment, or resources, and use of public property, equipment, or resources for personal, non-work-related benefit.

(~~e~~iii) Participate in the election of the Mayor and City Council, and shall refrain from all partisan political activities which would impair their job performance.

(b) Employees should report to a supervisor, Department Director, or the Mayor any personal activities or those of another employee which are conflicts of interest or other issue(s) adversely affecting City interests. All reports will be confidential to the fullest extent possible. Utah Code 67-21-3 protects whistleblowers from adverse personnel actions.

(c) Employees may report potential fraud situations to their supervisor, city administration, or the State Auditor. Investigation of a fraud claim will be handled through appropriate law enforcement entities. Reporting a potential fraudulent matter does not release employees and managers from their obligations and responsibilities of following all applicable city policies, or city, state, or federal laws.



City Council Meeting

May 21st, 2025

City Council Chambers, 38 West Center

7 P.M. Mayor Nay opened the meeting.

Roll Call:

Donald Childs, Mike Wanner, Shawn Crane, Stella Hill, Robert Andersen, Lori Nay

Invocation/Inspirational Thought:

Given by Councilor Stella Hill

Pledge of Allegiance:

Led by Mayor Nay

Public Forum:

Minutes

May 7th, 2025, Work Meeting:

Councilor Crane made the motion to approve the minutes for the May 7th, 2025, work meeting, Councilor Andersen seconded the motion.

Roll Call:

Childs: Yes, Wanner: Yes, Shawn: Yes, Hill: Abstain, Andersen: Yes

May 7th, 2025, Regular Council Meeting:

Councilor Wanner made the motion to approve the minutes for the May 7th, 2025, regular council meeting, Councilor Childs seconded the motion.

Roll Call:

Childs: Yes, Wanner: Yes, Shawn: Yes, Hill: Abstain Andersen: Yes

Bills for period ending May 16th, 2025, totaling \$165,510.17:

Councilor Crane made the motion to approve the bills for the period ending May 16th, 2025, totaling \$165,510.17, Councilor Hill seconded the motion.

Roll Call:

Childs: Yes, Wanner: Yes, Crane: Yes, Hill: Yes, Andersen: Yes

Previous Items of Discussion and Possible Action

County Fire Protection Agreement:

Chief Jed Hansen addressed the council. He let the council know the number of calls that are going to the county is getting to be more than the amount of calls they get for in town. The agreement provides that Gunnison will be paid \$11,073.53 for anticipated fire services to surrounding County properties in 2025. The 2024 agreement had similar terms and payment. The proposed fee for service is based on the County's calendar year budget, which was approved in December 2024. An increase in the service payment will need to be incorporated into the December 2025 budget for next year. He let them know that they are working with the county to make sure they are involved in the budget for the next year. He let them know that they need to approve the contract for this year. He also let them know that the County is getting a new brush truck for Gunnison.

Councilor Wanner made the motion to approve the County Fire Protection Agreement, Councilor Andersen seconded the motion.

Roll Call:

Childs: Yes, Wanner: Yes, Shawn: Yes, Hill: Abstain Andersen: Yes

Lease of Water Rights:

Dennis Marker addressed the council. He stated that the City advertised a silent bid opportunity to Lease all or a portion of the City's recently acquired water rights and shares. They received the following bids; Clark Bown \$2,000 for 36 shares of Gunnison/Fayette, Jason Christensen \$3,500 for 112 A.F. from Sevier and \$2,000 for 36 shares of Gunnison/Fayette, Henry Hammond for 112 A.F. From and \$2,016 for 36 shares of Gunnison/Fayette, Dymond Farm \$8,000 for 112 A.F. from and \$500 for 36 shares of Gunnison/Fayette. After reviewing He recommended that the Council authorize The Mayor to execute lease agreements with Dymond Farm for the Sevier River water shares and With Henry Hammond for the 36 shares of Gunnison/Fayette canal water.

Councilor Andersen made the motion to authorize the Mayor to execute lease agreements with Dymond Farm for the Sevier River water shares and With Henry Hammond for the 36 shares of Gunnison/Fayette canal water, Councilor Childs seconded the motion.

Roll Call:

Childs: Yes, Wanner: Yes, Shawn: Yes, Hill: Abstain Andersen: Yes

Fiscal Year 2025-2026 Budget Preparation Update:

Dennis Marker addressed the council. He let them know that through minor reductions to several general expense lines and recognizing more detailed tax revenue information into the budget, the previously estimated tax increase of \$75,000 has been reduced by 25% to \$56,170 (Library = +\$900

(5%), General Property Tax = +\$55,270 (23%). The total local property tax increase would be 21.77% from 2024 but is only a 2% increase from the rate property owners were paying in 2023. The total proposed property tax would be \$314,220.21. Irrigation Fund. The anticipated \$12 per month increase for irrigation services has been reduced to \$9 per month. This is possible by reducing the reserves toward future meter replacement efforts from \$75,000 to \$60,000 and eliminating the \$10,000 line item for purchasing additional water shares as they are made available.

The Police Department continues to analyze opportunities to reduce expenses and the potential use of reserves to offset increased funding requests. The police board will meet on June 2 to discuss department findings and recommendations. The City's and Police Department's finance advisor is indicating that no change is expected from previously provided numbers (i.e., a \$79,364 increase in police department expenses).

The truth in taxation process requires that a public hearing be set to present numbers to the public. That public hearing must be on an agenda where no other items will be discussed except budget related issues. It is proposed that the Council set a TNT public hearing for August 6, 2025, at 6:00 p.m. The Council can convene a regular Council meeting after the public hearing meeting.

Reports of Officers, Staff, Boards and Committees

Dennis Marker:

6 new single-family home permits this month

Met with Farmers for the easements for the well

Receiving bids to finish the landscaping around the new city sign at the park

The council went into discussion about the easements for the Tarr Canyon Well

Councilor made the motion to go into executive session to discuss the pending or reasonably imminent litigation, and/or purchase, exchange, or lease of real property, Councilor seconded the motion.

Roll Call:

Childs: Yes, Wanner: Yes, Crane: Yes, Hill: Yes, Andersen: Yes

8:26 P.M. Out-of-executive session

Reports by Mayor and Council Members

Mike Wanner:

Lots of help with the service project for G-day

4th of July planning going well

Shawn Crane:

Working on getting the clock tower fixed
Chairs and tents will be taken care of by local wards

Stella Hill:

Wanting to have flowers by Friday

Robert Andersen:

Great food at the ballpark
Forms are up for the building at the ballpark
He would like to get some old cars cleaned up from a lot, it looks like a wrecking yard

Mayor Nay:

June 2nd DUP dedication for cabin at noon
Need to remove some dead trees

Councilor Andersen made the motion to adjourn; Councilor Wanner seconded the motion.

Roll Call:

Childs: Yes, Wanner: Yes, Crane: Yes, Hill: Yes, Andersen: Yes

Approval Date: June 4th, 2025

Lori Nay, Mayor

Attest:

Valerie Andersen, City Recorder

Report Criteria:

Detail report.
Invoices with totals above \$0.00 included.
Paid and unpaid invoices included.

Vendor	Vendor Name	Invoice Number	Description	Invoice Date	Net Invoice Amount	Amount Paid	Date Paid
10-2221							
4009	IRS	2025.05.18	05/05/2025-05/18/2025	05/20/2025	4,646.73	4,646.73	05/23/2025
Total 10-2221:					4,646.73	4,646.73	
10-2225							
3570	UTAH RETIREMENT SYSTEMS	2025.05.05	LIABILITIES-RETIREMENT PAYA	05/20/2025	3,875.00	3,875.00	05/23/2025
Total 10-2225:					3,875.00	3,875.00	
10-2229							
4067	SUN LIFE	2025.06	JUNE 2025	05/19/2025	339.50	339.50	05/23/2025
Total 10-2229:					339.50	339.50	
10-2231							
4003	PEHP FLEX	2025.05.18	PEHP FLEX - 05/05/2025-05/18/2	05/20/2025	194.23	194.23	05/23/2025
2385	PUBLIC EMPLOYEES HEALTH	542461	LIABILITIES- JUNE 2025	05/15/2025	13,012.11	13,012.11	05/29/2025
Total 10-2231:					13,206.34	13,206.34	
10-2232							
4033	PEHP LIFE	0124159651	LIFE INSURANCE- MAY 2025	05/20/2025	139.49	139.49	05/23/2025
2390	PEHP LTD PROGRAM	2025.05.05	LIABILITIES-05/05/2025-05/18/20	05/20/2025	84.31	84.31	05/23/2025
Total 10-2232:					223.80	223.80	
10-41-23							
4032	MIKE WANNER	2025.05	COUNCIL- MILAGE ST.GEORGE	05/27/2025	277.20	277.20	05/29/2025
Total 10-41-23:					277.20	277.20	
10-42-31							
4065	KELLY PATINO	2025.05.25500	COURT- INTERPRETER FEE	05/23/2025	41.00	41.00	05/29/2025
Total 10-42-31:					41.00	41.00	
10-49-23							
150	ANGELA LEATHERWOOD	2025.05	ADMIN-LUNCH CASELLE TRAIN	05/16/2025	11.81	11.81	05/23/2025
150	ANGELA LEATHERWOOD	2025.05	ADMIN-MILEAGE REIMBURSEM	05/16/2025	113.40	113.40	05/23/2025
Total 10-49-23:					125.21	125.21	
10-49-24							
31	AMAZON BUSINESS	166C-D1GQ-F	ADMIN-ENVELOPES AND PENS	05/21/2025	49.37	49.37	05/23/2025
Total 10-49-24:					49.37	49.37	
10-51-25							
2410	PETERSON REFRIGERATION &	129435	CITY HALL-ICE MACHINE WATE	05/14/2025	419.86	419.86	05/23/2025
Total 10-51-25:					419.86	419.86	

Vendor	Vendor Name	Invoice Number	Description	Invoice Date	Net Invoice Amount	Amount Paid	Date Paid
10-52-29							
2685	ROCKY MOUNTAIN POWER	2025.05.66589	SHOP APRIL 2025	05/09/2025	125.29	125.29	05/29/2025
Total 10-52-29:					125.29	125.29	
10-52-61							
31	AMAZON BUSINESS	166C-D1GQ-F	MAINTENANCE-GARAGE DOOR	05/21/2025	73.90	73.90	05/23/2025
Total 10-52-61:					73.90	73.90	
10-56-23							
4032	MIKE WANNER	2025.05	ECONOMIC DEVELOPMENT - L	05/27/2025	123.18	123.18	05/29/2025
Total 10-56-23:					123.18	123.18	
10-57-20							
2685	ROCKY MOUNTAIN POWER	2025.05.66589	FIRE DISTRICT APRIL 2025	05/09/2025	100.00	100.00	05/29/2025
Total 10-57-20:					100.00	100.00	
10-60-29							
2685	ROCKY MOUNTAIN POWER	2025.05.66589	STREETS APRIL 2025	05/09/2025	602.06	602.06	05/29/2025
Total 10-60-29:					602.06	602.06	
10-70-29							
2685	ROCKY MOUNTAIN POWER	2025.05.66589	PARKS AND CEMETERY APRIL	05/09/2025	155.68	155.68	05/29/2025
Total 10-70-29:					155.68	155.68	
10-70-50							
4069	HALL'S HOMES, BUILDING AND	1076	PARKS AND CEMETERY -GUNN	05/18/2025	11,474.33	11,474.33	05/23/2025
Total 10-70-50:					11,474.33	11,474.33	
10-75-21							
31	AMAZON BUSINESS	17L4-JHFH-RR	LIBRARY-BOOK SHELF	05/19/2025	470.80	470.80	05/23/2025
31	AMAZON BUSINESS	1RCJ-X3FH-6V	LIBRARY-ASSORTED BOOKS	05/14/2025	82.95	82.95	05/29/2025
2170	MICRO MARKETING LLC	980878	LIBRARY- ASSORTED BOOKS	05/06/2025	44.99	44.99	05/23/2025
Total 10-75-21:					598.74	598.74	
10-76-30							
2685	ROCKY MOUNTAIN POWER	2025.05.66589	RODEO APRIL 2025	05/09/2025	11.15	11.15	05/29/2025
Total 10-76-30:					11.15	11.15	
11-61-25							
2550	RASMUSSEN EXCAVATION L.L.	3550	CLASS C ROADS- WATERLINE	05/19/2025	16,555.00	16,555.00	05/23/2025
Total 11-61-25:					16,555.00	16,555.00	
21-40-15							
31	AMAZON BUSINESS	19LP-HFJ7-QK	POOL- LIFEGUARD FANNY PAC	05/22/2025	34.64	34.64	05/29/2025
Total 21-40-15:					34.64	34.64	

Vendor	Vendor Name	Invoice Number	Description	Invoice Date	Net Invoice Amount	Amount Paid	Date Paid
21-40-22							
31	AMAZON BUSINESS	19LP-HFJ7-QK	POOL - FIRST AID	05/22/2025	180.00	180.00	05/29/2025
3996	CINTAS CORPORATION	5272089901	POOL- HARD SERFACE DISINF	05/27/2025	7.15	7.15	05/29/2025
Total 21-40-22:					187.15	187.15	
21-40-24							
3980	KELSIE WIRSCH	2025.05	POOL- MILEAGE REIMBURSEM	05/12/2025	112.00	112.00	05/23/2025
Total 21-40-24:					112.00	112.00	
21-40-25							
2480	CULLIGAN QUENCH USA, INC	INV09009620	POOL-WATER DISPENSER 05/1	05/17/2025	39.95	39.95	05/29/2025
Total 21-40-25:					39.95	39.95	
21-40-26							
31	AMAZON BUSINESS	19LP-HFJ7-QK	POOL - SWIM GOOGLES	05/22/2025	66.49	66.49	05/29/2025
Total 21-40-26:					66.49	66.49	
21-40-29							
2685	ROCKY MOUNTAIN POWER	2025.05.66589	POOL APRIL 2025	05/09/2025	1,803.89	1,803.89	05/29/2025
2685	ROCKY MOUNTAIN POWER	2025.05.66589	AIRPORT APRIL 2025	05/09/2025	115.96	115.96	05/29/2025
Total 21-40-29:					1,919.85	1,919.85	
21-40-31							
145	AMERICAN RED CROSS	22803485	POOL-LIFEGUARDING BLTRAIN	05/14/2025	141.00	141.00	05/23/2025
Total 21-40-31:					141.00	141.00	
21-40-42							
565	CEM AQUATICS	21458	POOL- CHEMICALS	04/28/2025	1,106.04	1,106.04	05/23/2025
Total 21-40-42:					1,106.04	1,106.04	
22-40-22							
3065	SOUTH SANPETE PACK	30017	FIRE STEAK MAY 2025	05/19/2025	486.05	486.05	05/29/2025
Total 22-40-22:					486.05	486.05	
22-40-29							
2685	ROCKY MOUNTAIN POWER	2025.05.66589	FIRE APRIL 2025	05/09/2025	217.86	217.86	05/29/2025
Total 22-40-29:					217.86	217.86	
50-40-75							
1515	HYDRO SPECIALTIES COMPAN	29597	PI-ORION CELLULAR C ENDPOI	05/05/2025	13,686.72	13,686.72	05/23/2025
Total 50-40-75:					13,686.72	13,686.72	
51-81-29							
2685	ROCKY MOUNTAIN POWER	2025.05.66589	WATER APRIL 2025	05/09/2025	5,366.46	5,366.46	05/29/2025
Total 51-81-29:					5,366.46	5,366.46	

Vendor	Vendor Name	Invoice Number	Description	Invoice Date	Net Invoice Amount	Amount Paid	Date Paid
52-82-29							
2685	ROCKY MOUNTAIN POWER	2025.05.66589	SEWER APRIL 2025	05/09/2025	51.09	51.09	05/29/2025
Total 52-82-29:					51.09	51.09	
Grand Totals:					76,438.64	76,438.64	

Dated: _____

Mayor: _____

City Council: _____

City Recorder: _____

Report Criteria:
Detail report.
Invoices with totals above \$0.00 included.
Paid and unpaid invoices included.