

MT. PLEASANT CITY COUNCIL

PUBLIC HEARING MINUTES

Wastewater Revenue Bonds – Not to Exceed \$2,950,000

Date: December 16th, 2025

Time: 6:00 p.m.

Location: City Office, 115 West Main Street, Mt. Pleasant, Utah 84647

1. Call to Order

The Public Hearing was called to order at 6:00 p.m. by Mayor Olsen.

Present: Mayor Mike Olsen; Councilmembers: D. Lynn Beesley, Paul C. Madsen, Russell G. Kiesel, Rony G. Black

Absent: Cade Beck

Staff Present: Natalie Crosby, Trinity Blackburn, Debbie James, Colter Allen, Chief Steve Gray, Jeff Parish, Jack and Gaylynn Widdison,

Others Present: Pam Stoker, Claudia Jarrett, Abdiel Silva, RL Taylor

3. Statement of Purpose / Opening Summary

The Mayor stated that the purpose of this public hearing is to receive input from the public regarding Mt. Pleasant City's intent to issue Wastewater Revenue Bonds in a principal amount of up to \$2,950,000, with interest at a rate not to exceed 3.0% per annum, payable over a period of not more than 25 years, pursuant to the Utah Government Bonding Act, Title 11, Chapter 14, Utah Code Annotated 1953, as amended.

The mayor further stated that the hearing is also to receive input regarding any potential economic impact to the private sector from the construction and upgrades to the City's existing wastewater treatment facility, together with related improvements (the "Project") to be funded by the Bonds.

4. Proof of Notice

The City Recorder stated that Public Notice of this hearing was provided as required, including publication once each week for two consecutive weeks.

5. Summary of Key Points Presented:

- The city will be installing a new wastewater headworks facility. The system will include an auger designed to remove debris and materials that should not enter the sewer ponds.
- Cell 3 of the wastewater lagoon will be lined with a rubber membrane. The cell has been dry for too many years and cannot be used full-time in its current condition.
- A dump station will be constructed for use by commercial haulers, with applicable user fees.
- The project has been bid, with the lowest bid coming in at \$1,774,867.00, plus engineering fees.

- The City estimates a savings of approximately \$300,000 by performing the Cell 3 scraping work in-house.

Project Description (as discussed):

- Construction of a wastewater headworks facility, rehabilitation of Cell 3, and installation of a commercial dump station to improve long-term wastewater system reliability and capacity.

Financing Overview (as discussed):

- Amount not to exceed: **\$2,950,000**
- Maximum interest rate: **3.0%**
- Term not to exceed: **25 years**
- Additional details were discussed during the presentation.

6. Public Comment

The mayor opened the public hearing for public comment at 6:04 p.m.

Speaker #1: Claudia Jarrett

Comment Summary:

- Expressed concern about the City's current level of debt and requested information on existing bonds and bond payments.
- Asked whether additional cost increases were anticipated.

Response:

- The Mayor stated that one bond was paid off last year and another will be paid off this year.
- He noted there may be a slight increase in sewer rates.
- Ms. Jarrett expressed concern about increasing costs to residents.
- The Mayor stated that action is necessary now to avoid losing the sewer pond.

Speaker #2: Councilman Beesley

Comment Summary:

- Asked about the total sewer rate increase.
- The Mayor stated the goal is to increase sewer rates by approximately \$2–\$3 after the first of the year.
- The first bond payment would not be due until January 2028.
- The Mayor expressed hope that the final project cost will be just over \$2 million, which would be less than the originally anticipated \$2.9 million.

Speaker #3: Councilman Black

Comment Summary

- Asked whether sewer impact fees could be applied toward the project. The Mayor stated that **some impact fees could be used**, but not all, meaning existing residents would still share in the cost of the bond.

Speaker #4 Unknown Name

Comment Summary

- Asked whether there were other major projects anticipated soon.
- Colter Allen stated that due to growth, several main sewer lines would need to be upsized.

- The Mayor and Councilman Black stated that **road improvements** will be the next major focus.
- **Councilman Beesley** asked who is responsible for sewer issues—the City or the homeowner.
- A question was raised about whether impact fees could be increased to help cover costs.

Speaker #5: Unknown Name

Comment Summary:

- Asked whether property owners would be required to make any changes on their end.
- The Mayor stated that residents should already be connected to the sewer system, and no changes should be required.

Speaker #6 Abdiel Silva

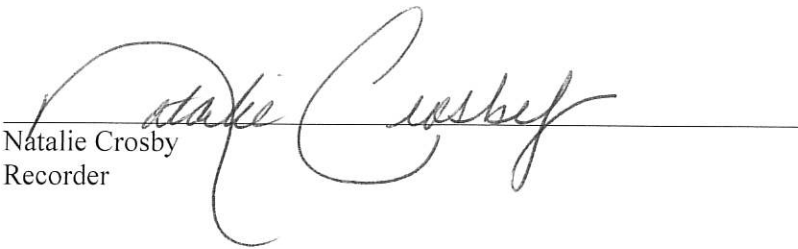
- Asked whether impact fees could be raised to cover the cost.
- It was clarified that while impact fees cannot be increased for this purpose, some existing impact fees may be used toward the project.

8. Close Public Hearing

The mayor closed the public hearing at 6:16 p.m.

No action taken public hearing only

Natalie Crosby
Recorder

A handwritten signature in dark ink, appearing to read "Natalie Crosby", is written over a horizontal line. The signature is fluid and cursive.