

Minutes of the regular meeting of the Daggett County Commission/Redevelopment Agency Board Tuesday, May 24, 2016. Commissioners Clyde Slaugh, Karen Perry, and Jack Lytle were present. Chad Woolley-County Attorney, and Sue Olorenshaw, County Clerk were also present. The meeting was called to order at 9:00 a.m. by Commissioner Slaugh.

Also present were: Keri Pallesen-Auditor/Recorder, Brian Raymond, Hank Gutz, and Travis Dupaix

Old Business: Commissioner Perry addressed an email from Missy Butler at Manila High School regarding the year-end "Most Improved" awards. There are four \$50.00 awards and Mrs. Perry indicated that this comes from the Commissioners individually and not the County. Commissioners Lytle and Slaugh both stated that they would be in favor of sponsoring the awards. Commissioner Perry stated that she will follow up with Mrs. Butler. Commissioner Lytle mentioned the discussion regarding help for Jesse Slaugh in Dutch John. Commissioner Perry stated that she will speak with Joe Jacobs regarding helping Mr. Slaugh. Mrs. Olorenshaw addressed the Commission and let them know that Daggett County was awarded a HAVA Grant from the State to remodel the clerk's office for handicap access and the work needs to be completed by June 20th. Mrs. Perry stated that she will speak with Mr. Jacobs.

Public comment: None

The minutes of the regular commission meeting held on May 17, 2016 were presented for review and approval. Motion by Karen Perry to approve the minutes as written. Seconded by Clyde Slaugh, all in favor.

The Open Invoice Register was presented for review and approval by the Auditor's Office. Motion by Karen Perry to approve the Open Invoice Register in the amount of \$30,656.32. Seconded by Jack Lytle, all in favor.

Correspondence: Clyde Slaugh stated that he met with the Daggett Daze committee and they are trying to organize a band for a dance on Friday night. Mr. Slaugh indicated that there is a 2 hour minimum charge for the band. Commissioner Perry stated that she ordered a banner for Daggett Daze and could order an additional banner to advertise for the Friday night event if needed. Commissioner Slaugh stated that the committee has chosen a wild-west theme this year. Commissioner Perry stated that they are also planning to do the farmers market during that weekend as well. Commissioner Slaugh stated that Joe & Leta Wahlquist have been nominated for grand-marshals and he will be contacting them. Brian Raymond addressed the Commission regarding the UAC flyer regarding NACO activities dealing with solar power.

Commission Calendar Review. Commissioner Lytle stated that he will not be able to attend the NACO conference in Jackson, Wyoming. Mr. Lytle stated that the next SCIC meeting will be held on June 3rd and there will be a PLPCO meeting with Redge Johnson in Vernal on June 2nd & 3rd dealing with grazing issues on public land. Commissioner Lytle stated that he will meet with Hank Gutz to see if they can get the DCPLI moving forward.

The following business licenses were presented for review and approval: American Land & Leisure, American Towers, Coca Cola Bottling Co., Cove Storage, DishNet Satellite Broadband, Frito Lay, Intermountain Concrete Co., Rock Point Trucking, TruGreen Limited Partnership, and Xerox Corp. Motion by Karen Perry to approve the business licenses as submitted. Seconded by Jack Lytle, all in favor.

Brian Raymond addressed the Commission regarding the USFS permit application for the Tower Rock Run. Motion by Karen Perry to approve the application. Seconded by Jack Lytle, all in favor.

County Attorney Chad Woolley addressed the Commission regarding Brockbank Circle. Mr. Woolley stated that he has done further research on this and it is his legal opinion that this property should not be sold to another individual at tax sale. Discussion regarding how to deal with the delinquent taxes. Mr. Woolley stated that usually the circle would be deeded to an entity, i.e. the town or the county. Mr. Woolley stated that he was not sure how the Town of Manila would handle this. Commissioner Slaugh asked where the property was located. After further discussion, Mrs. Pallesen stated that she would be opposed to the County paying for this property and suggested that this be researched to see if it is possible that the parcel was actually created improperly to begin with and there may have been errors in how it was handled. Mr. Woolley stated that he can contact the owner(s) to see what can be done and will continue to try to figure out how to get it deeded to the property owners located in the circle who need this for access to their property.

Discussion and consideration of easements on SITLA properties. Mr. Woolley stated that Chase Andrizzi has been researching this. Mr. Woolley asked if the County wants to pay to get the easements and indicated that state statute allows for counties to get permanent easements prior to the sale of SITLA property however; one drawback is that it will cost the county. Commissioner Lytle stated that he does not like paying for the easements. Mr. Woolley stated that his understanding is the easements are temporary and will expire with the sale unless the county purchases the easements. Commissioner Lytle addressed a possible trade between SITLA and DWR. Commissioner Slaugh asked if the County would be able to get the easement through the DWR after the trade is completed. Commissioner Lytle stated the County could ask. Mr. Woolley stated that the County has 90 days from the date of the notice to let SITLA know what their intentions are. Discussion regarding Sears Canyon and Goslin. Commissioner Perry stated that she would like to approach DWR and see if they would give the easements without charging the County. Mr. Woolley stated that there is an application fee of \$750.00 then an additional charge per rod/road, plus a yearly fee as well. Commissioner Lytle stated he will contact John Andrews with SITLA and Commissioner Slaugh or Commissioner Perry can contact Boyd Blackwell with DWR. Commissioner Slaugh stated he will contact Mr. Blackwell and Commissioner Perry stated that she will get with Mrs. Slagowski on RS2477 issues.

Mrs. Pallesen addressed the compensation disclosure from Gallagher and Company. Mrs. Pallesen stated that they are tasked with finding less expensive insurance, and the amount is built in to the premium. Commissioner Perry stated that she believes they have done a good job. Motion by Karen Perry to approve the Client Coverage Acknowledgment and Compensation Disclosure Statement. Seconded by Jack Lytle, all in favor.

Discussion and consideration of the Entrepreneur in Residence, LLC land credit. Mrs. Pallesen stated that it was her understanding that the services provided were to be traded for land in lieu of payment and the records show that there is still an amount owed for this. Brian Raymond stated that the agreement was with Rex Falkenrath and he decided not to proceed with the agreement. Commissioner Perry stated that Mr.

Falkenrath may have been a mediator for the land exchange that did not take place. Mrs. Pallesen stated that there are still three outstanding invoices that either need to be paid or taken off the books. Mr. Raymond stated that he has contact information for Mr. Falkenrath and can try to get in touch with him. Mrs. Pallesen stated that this is an RDA issue and the invoices would need to be paid out of the RDA. Motion by Jack Lytle to go in and out of the RDA portion of the meeting at 10:03 a.m. Seconded by Karen Perry, all in favor. Further discussion regarding the outstanding invoices. Mr. Woolley indicated that if the agreement was no longer valid, the County will need something in writing.

Discussion regarding redevelopment agency policies and procedures. Brian Raymond addressed the Commission. Commission Lytle stated that he talked with Steve Handy at the legislature when this came up. Mr. Raymond stated that the biggest change was the name change. Mr. Raymond indicated that he felt it would be a good idea to have a list of questions that Craig Smith could answer when he comes to discuss the RDA. Mr. Raymond stated that the outside auditors had questions regarding the RDA. Mrs. Pallesen stated that the auditors suggested the County speak with the RDA attorney's to make sure things are being handled correctly. Mrs. Pallesen stated that the County did not implement tax incremental funding (TIF) however; the inter-local agreement states there will be TIF for repayment of the loan and that the \$40,000.00 that was spent from the RDA for trails will probably show up in the audit report. The auditor's indicated that it should not have been a transfer from fund to fund. Mr. Raymond stated that the TIF was not set up because the initial transfer did not happen. Further discussion regarding the \$267,000.00 that was repaid to the County from the RDA. The funding for the trails should have had a project set up in the RDA and should have then been paid out of the RDA fund. According to the auditors, the trails project was not procedurally handled properly. Each project area needs to have a budget set up, and when the project is complete or goes away, it can be tracked better. Mrs. Pallesen stated that there needs to be direction for the RDA. Mr. Raymond stated that there is \$2000.00 from the BEAR funding for training which could be used for RDA training. Mr. Woolley stated that he felt it was a good idea to have Craig Smith come out for training and he will contact Mr. Smith.

Discussion and consideration of a letter of support for the Hand in Hand project. Commissioner Perry addressed negative comments that were made on social media by Steve Henline. Commissioner Perry stated that she has tried to contact Mr. Henline to discuss this and has not heard back from him. Brian Raymond stated that Woody Bair did respond personally to the comments. Commissioner Perry stated that Mr. Henline had contacted her regarding Questars offer to purchase and install a water line. Mrs. Perry also stated that she spoke to Rowdy Muir with the Forest Service who indicated that he would look in to a possible lease for a future site. Mrs. Perry stated that it is neither the County nor TriCounty Health that is holding up this project. The health department is still waiting for engineered plans for the wastewater system. Uintah Engineering had agreed to do some pro bono work and they have yet to be contacted. If needed, Commissioner Perry stated that she would be willing to draft a letter of support.

Discussion regarding an easement for the water line for the Hand in Hand project. Commissioner Perry stated that she spoke with Mrs. Pallesen and they will need to have engineered plans and a survey. At this time, there is nothing to approve and this item will be tabled until further notice.

Consideration of Resolution #16-07 Equipment Lease Agreement between the Daggett County Sheriff's Office and Zions Bank. Commissioner Perry stated that she wanted to make it clear that these are the last vehicle leases that will be approved this year. Commissioner Perry addressed the sheriff's office budget. Mrs. Pallesen addressed the budget and stated that with this agreement there will be no budget left to do any other vehicle leases this year. Travis Dupaix addressed the Commission. Motion by Karen Perry to approve Resolution #16-07. Seconded by Jack Lytle, all in favor.

Commissioner Perry requested a closed session to discuss personnel issues. Motion by Karen Perry to go in to a closed session at 10:30 a.m. Seconded by Jack Lytle, all in favor.

Those present for the closed session were Commissioners Slaugh, Perry and Lytle, County Attorney-Chad Woolley, Clerk Olorenshaw and Keri Pallesen-Auditor/Recorder. Motion by Karen Perry to go out of closed session at 11:35 a.m. Seconded by Jack Lytle, all in favor.

Commissioner Lytle gave an update on the Dutch John water tank project and addressed the CIVCO bill from last week. Commissioner Perry stated that after reviewing the Commission was comfortable with approving the invoice however; Mrs. Perry felt it may be a good idea to bid out future projects.

With no further business, the meeting adjourned at 11:40 a.m.

/s/ Sue Olorenshaw_____

/s/ Clyde Slaugh_____

/s/ Jack Lytle_____

/s/ Karen Perry_____