

PAYSON CITY
CITY COUNCIL MEETING
Payson City Center, 439 W Utah Avenue, Payson UT 84651
Wednesday, April 7, 2021

CONDUCTING William R. Wright, Mayor

ELECTED OFFICIALS Brett Christensen, Linda Carter, Taresa Hiatt, Bob Provstgaard, William R. Wright

EXCUSED: Brian Hulet

STAFF PRESENT Cathy Jensen, Finance Director
Kim E. Holindrake, City Recorder
Jason Sant, City Attorney
Brad Bishop, Police Chief
Nestor Gallo, Development Services Director
Travis Jockumsen, Public Works Director/City Engineer
Chris Van Aken, Planner II
Janeen Dean, Community Events Coordinator
Kent Fowden, Streets, Landfill, Storm Superintendent

OTHERS Michelle Lines – Chamber, Michael Olsen - Chronicle

William R. Wright, Mayor, called this meeting of the City Council of Payson City, Utah, to order at 6:00 p.m. The meeting was properly noticed.

A. PRAYER & PLEDGE OF ALLEGIANCE

Prayer offered by Bob Provstgaard.

Pledge of Allegiance led by Taresa Hiatt.

B. CONSENT AGENDA

1. Approval of the March 17, 2021 City Council Meeting Minutes
2. Approval of the March 31, 2021 City Council Work Session Minutes
3. Proclamation – Arbor Day
4. Resolution – Appointment of South Valley Animal Shelter Board Member

MOTION: Councilmember Provstgaard – To approve the consent agenda. Motion seconded by Councilmember Carter. A roll call vote was taken as follows and the motion carried.

Yes	-	Linda Carter
Yes	-	Brett Christensen
Yes	-	Taresa Hiatt
Yes	-	Bob Provstgaard

C. PETITIONS, REMONSTRANCES & COMMUNICATIONS

1. Public Forum

No public comments.

2. Staff and Council Reports

Staff Reports

COMMUNITY EVENTS – Janeen Dean reported the Peteetneet museum volunteers host guests and conduct tours, which is huge for the City. These volunteers love the community and see the historical value in the museum. The museum’s big reopening is this Saturday with regulars Monday through Friday excluding Thursday. The Peteetneet is getting closer to new restrooms and the goal including blue prints, maps, costs, etc. The hope is to get a historical grant and a PARC tax grant in the future. The project is a couple years off. Arbor day is April 29 with trees being planted at Memorial Park; Payson City is part of Tree City USA. The pay-it-forward challenge will be May 15 and promotes health and fitness. Memorial Day is right around the corner and will be the same as years past. The food truck events begin the first Saturday in June.

POLICE – Chief Brad Bishop noted April 11 – 17 is dispatchers appreciation week. He publicly thanked and recognized those individuals.

CHAMBER OF COMMERCE – Michelle Lines stated there have been a lot of changes to the Chamber in membership and events since the beginning of the year. There has been 15 new members since the beginning of the year with a total of 137 members. Pickleball tournaments were added in the spring and fall. The fund raiser has been replaced with a trap shoot tournament and other events. There will be a hometown market in Santaquin that is geared toward home-based businesses, which has a \$20 registration fee each week. It will be held on a week night so it doesn’t interfere with the Payson farmer’s market. The Chamber is working with Janeen Dean on an Onion Days event. The Easter egg event included a scavenger hunt and drive through with over 50 submissions. People loved that they were learning about their city.

Council Reports

Councilmember Hiatt asked Chief Bishop to check into the animal shelter and how animals are euthanized. She doesn’t agree with the gas chamber method. She thanked the city staff and all they do. They are awesome.

Councilmember Provstgaard echoed the staff is great, and he appreciates their time spent helping the City move forward. He would still like a joint meeting with the Planning Commission.

Councilmember Carter thanked the city employees as well; they all do such a fine job. There was a lot of activity at the skate park this week, and she had to get a police officer involved. The pickleball courts are very busy. Memorial Park is so beautiful, but there needs to be more tables in the park with two or three together for families.

Councilmember Christensen noted new stop signs have been installed, which have been nice in some ways and caused concerns in other ways. Some intersections need to be identified as two or

four-way stops or cross traffic doesn't stop. He went to the library this week; the staff was super helpful with his family. The self-checkout is handy. He would like to see the trees that are planted in Memorial Park tied to veteran or a specific branch of the military. The cemetery needs pressurized irrigation water so it is ready for Memorial Day. Housing costs are up 20% in less than a year, which is a concern because developers are pushing townhouses and apartments. The pendulum needs to swing back to single-family dwellings for all types of families.

Mayor Wright stated with regards to stop signs, the City is evolving by doing a comprehensive plan and will be safer in the long run.

3. Scout Attendance Certificates

No scouts present.

4. Chamber Business of the Month (6:28 p.m.)

Michelle Lines announced the Chamber Business of the Month is the Payson Chronicle. They do an excellent job keeping people informed. Michael Olsen stated the paper has been in business since 1888, and the name has changed through the years. He enjoys the work. Denise Windley has been with the Chronicle since 1990 and is a reason the paper is still here.

D. ACTION ITEMS

1. Resolution - Appointment of Planning Commission Members (6:41 p.m.)

Mayor Wright proposed Blair Warner be reappointed to the Planning Commission.

MOTION: Councilmember Hiatt – To (resolution) reappoint Blair Warner to the Planning Commission for a four-year term. Motion seconded by Councilmember Provstgaard. A roll call vote was taken as follows and the motion carried.

Yes	-	Linda Carter
Yes	-	Brett Christensen
Yes	-	Taresa Hiatt
Yes	-	Bob Provstgaard

2. Resolution - Appointment of Board of Adjustment Members

Mayor Wright proposed reappointing John Wilson and appointing Cary Stockwell to the Board of Adjustment.

MOTION: Councilmember Provstgaard – To appoint (resolution) Cary Stockwell (2020-2025) and reappoint John Wilson (2021-2026) to the Board of Adjustment. Motion seconded by Councilmember Hiatt. A roll call vote was taken as follows and the motion carried.

Yes	-	Linda Carter
Yes	-	Brett Christensen
Yes	-	Taresa Hiatt
Yes	-	Bob Provstgaard

3. Ordinance - Amendments to the Payson City Zone Map requested by Blaine Spencer for property located at approximately 1300 W Utah Avenue from R-1-A, Residential-Agriculture to the BPD, Business Park Development (6:45 p.m.)

Staff Presentation:

Chris Van Aken stated the change involves seven parcels of land at approximately 1300 W. Utah Avenue. Parcel 30:022:0069 was added to the request after the fact that creates a legal nonconforming use, which cannot be expanded. Adjacent zoning includes the Business Park Development Zone and the Light Industrial Zone. There are no conflicts with the General Plan or zoning. The Planning Commission held the public hearing with no public comments and recommended approval.

MOTION: Councilmember Hiatt – To accept the ordinance to change the parcels (30:022:0080, 30:019:0024, 30:019:0023, 30:019:0022, 49:876:0008, 30:022:0063, 30:022:0069) from R-1-A, Residential-Agriculture to BPD, Business Park Development and no other residential building will be allowed because of the change. Motion seconded by Councilmember Christensen. A roll call vote was taken as follows and the motion carried.

Yes - Linda Carter
Yes - Brett Christensen
Yes - Taresa Hiatt
Yes - Bob Provstgaard

4. Resolution – Interlocal Agreement with Utah County regarding Communities That Care (6:50 p.m.)

Staff Presentation:

Jason Sant reported the City receives funding each year from Utah County for Communities That Care, which funds the city employee. These programs help youth to keep away from substance abuse and other problematic issues. This agreement is actually for the 2020-2021 year, but the County had some difficulties getting agreements out because of COVID. This agreement ends June 30, 2021, but the City has already received the funds. A new agreement for 2021-2022 will be forthcoming in June.

MOTION: Councilmember Christensen – To accept the (resolution) agreement with Utah County regarding Communities That Care. Motion seconded by Councilmember Carter. A roll call vote was taken as follows and the motion carried.

Yes - Linda Carter
Yes - Brett Christensen
Yes - Taresa Hiatt
Yes - Bob Provstgaard

5. Resolution – Amendments to the Interlocal Agreement with Santaquin City

Staff Presentation:

Jason Sant stated a few months ago, the Council discussed the interlocal agreement with Santaquin City and that the agreement would expire in August. Both cities have been working to determine where the boundary line should be drawn. It has been determined the line will be at 12400 South. Santaquin approved this addendum last night. Both cities will work with UDOT to push for an interchange at 12400 South and I-15. The cities for the next 40 years will share any revenue from any businesses that generate sales tax at that intersection. Santaquin will de-annex a portion where residents wanted to remain with Spring Lake.

MOTION: Councilmember Provstgaard – To approve the (resolution) addendum to the Interlocal Cooperation Agreement establishing the Payson/Santaquin annexation boundaries as described in this document. Motion seconded by Councilmember Christensen. A roll call vote was taken as follows and the motion carried.

Yes	-	Linda Carter
Yes	-	Brett Christensen
Yes	-	Taresa Hiatt
Yes	-	Bob Provstgaard

6. Resolution – Lease Agreement with Kent Fowden (6:57 p.m.)

Staff Presentation:

Jason Sant noted the City owns property located at approximately 11055 South 2170 West, which will be a road and retention basin in the future. Kent Fowden has asked to lease the property for the \$500, which is the same amount as a previous lease. There are not water rights or other rights associated with the property. The agreement can be terminated with a 30-day written notice.

MOTION: Councilmember Carter – To authorize the (resolution) lease agreement between Payson City and Kent Fowden for the lease of city-owned land at 11055 South 2170 West for \$500 a year. Motion seconded by Councilmember Provstgaard. A roll call vote was taken as follows and the motion carried.

Yes	-	Linda Carter
Yes	-	Brett Christensen
Yes	-	Taresa Hiatt
Yes	-	Bob Provstgaard

7. Ordinance – Amendments to Title 10, Water (7:00 p.m.)

Staff Presentation:

Travis Jockumsen stated Title 10 and Title 12 are being updated with the same wording to allow water and sewer connections outside the city. The proposal requires connection to both sewer and water but could be modified to allow just connection to either utility. The impact fees and connection fees would have to be paid prior to connection. The monthly sewer fee is based on culinary water usage so there would need to be some type of water metering if only connected to sewer.

Council Discussion:

Councilmember Hiatt stated it make sense to connect only to one if the other is far away.

Councilmember Christensen noted that eventually everyone will be required to meter their water even on a personal well. The water would need to be metered if just connected to the sewer.

Councilmember Provstgaard noted his concerns with septic tanks located over the aquifers.

Mayor Wright stated if the property is close, it should be connected to both; but if not close, they shouldn't be required to connect to both.

Jason Sant noted there needs to be a metering mechanism for billing if not connected to both.

Discussion as to where the Red Bridge sewer line will be located, which doesn't cross to the west side of the railroad tracks.

MOTION: Councilmember Christensen – To accept the (ordinance) amendments to Title 10, Water and allow them to tie to just water and not sewer. Motion seconded by Councilmember Provstgaard. A roll call vote was taken as follows and the motion carried.

Yes	-	Linda Carter
Yes	-	Brett Christensen
Yes	-	Taresa Hiatt
Yes	-	Bob Provstgaard

8. Ordinance – Amendments to Title 12, Sewer and Wastewater

MOTION: Councilmember Provstgaard – To accept the (ordinance) amendments to Title 12, Sewer and Wastewater and ask staff to add at the connector's expense a supply meter that can be read and they can connect to the sewer without connecting to the water. Motion seconded by Councilmember Christensen. A roll call vote was taken as follows and the motion carried.

Yes	-	Linda Carter
Yes	-	Brett Christensen
Yes	-	Taresa Hiatt
Yes	-	Bob Provstgaard

9. Interlocal Agreement with Santaquin City regarding solid waste (7:13 p.m.)

Staff Presentation:

Jason Sant stated Santaquin recently considered moving their solid waste service to Republic Solid Waste Services. Some of their residents spoke out because it would then cost their residents \$10 at the landfill instead of \$3, which is the residential rate. The Santaquin council put their decision off until next week. The City will lose about \$226,000. Santaquin is currently paying \$36 per ton and asked Payson to provide the same price as Republic, which is \$33 per ton. There has been discussion as to what may happen if other commercial entities requested the same rate, which calculates to a loss of about \$177,000. The City could write the agreement and fee based on a certain tonnage, which other entities wouldn't meet the tonnage. The City has a unique situation in that it owns the dump and controls the fees.

Council Discussion:

Councilmember Hiatt stated fifty years ago the cost was \$10 to take a load to Mount Pleasant. She questioned what the rates are at other places. Some rates are based on what is in the load. The landfill is a business and costs such as fuel are going up.

Councilmember Christensen clarified the \$10 is for the first ton, and it's \$21 per ton after the first ton. It would be fair to make a counter offer to Santaquin. \$33 per ton is still feasible even though it's a loss in revenue. It builds the relationship with Santaquin.

Councilmember Carter agreed.

Councilmember Provstgaard disagreed. The City spent a million for the shredder to extend the life of the landfill. He is concerned adjusting the fee with Santaquin and having others request the same. The citizens of Santaquin are making about 33,000 dump trips per year at \$3 per load. The concern is Payson is fronting all the costs for the landfill. The landfill is an asset to Payson and a convenience to the Payson residents. His fear is opening it up with Santaquin and others will follow. He can't believe Santaquin City would consider trading a saving of \$28,000 per year and telling its citizens they'll need to pay \$10 per ton at the landfill. This would offset Payson's loss with the agreement by about half.

Kent Fowden stated he understands Santaquin charges its residents \$12 per month. Santaquin's residential participation at the landfill is about 60%. A consultant is doing a cost analysis on operating costs at the landfill, which will be done in four to six weeks. The consultant is also looking at an estimate for potential construction costs for a cell.

The consensus of the Council is to stay with the current contract with Santaquin. Staff will continue looking into fees and costs at the landfill.

E. ADJOURN TO CLOSED SESSION (7:40 p.m.)

MOTION: Councilmember Hiatt – To adjourn to closed session. Motion seconded by Councilmember Provstgaard. A roll call vote was taken as follows and the motion carried.

Yes	-	Linda Carter
Yes	-	Brett Christensen
Yes	-	Taresa Hiatt
Yes	-	Bob Provstgaard

1. Purchase, exchange, sale, or lease of real property

F. ADJOURN FROM CLOSED SESSION

MOTION: Councilmember Provstgaard – To adjourn from Closed Session. Motion seconded by Councilmember Carter. Those voting yes: Linda Carter, Brett Christensen, Taresa Hiatt, Bob Provstgaard. The motion carried.

G. ADJOURNMENT

MOTION: Councilmember Carter – To adjourn. Motion seconded by Councilmember Christensen. Those voting yes: Linda Carter, Brett Christensen, Taresa Hiatt, Bob Provstgaard. The motion carried.

The meeting adjourned at 8:15 p.m.

 /s/ Kim E. Holindrake
Kim E. Holindrake, City Recorder