

**SALINA CITY CORPORATION
COUNCIL MEETING
7:00 p.m. September 22, 2021**

COUNCIL AND STAFF PRESENT:

Mayor Jed Maxwell
Cade Hunter
Newell Hales
Jon Maxwell
Earl Taylor
Daniel Viers excused

Ashlee Larsen, City Recorder
Kathy Maxwell, City Treasurer
Brad Allen, Maintenance Supervisor
Al Taylor, Chief of Police
Kelly Laier, P&Z, Chairperson
Rodger Brazell Maintenance Supervisor
Lora Fielding, Salina Sun

Meeting called by: Mayor Jed Maxwell

Visitors Malcolm Nash: Marketing Study

Mayor Jed Maxwell called the regular city council meeting to order at 7:00 PM at the Salina City Hall, welcomed everyone present and led the pledge of allegiance. **Cade Hunter** offered the opening prayer.

Approval of City Council Meeting Minutes September 8, 2021 was motioned by **Newell Hales**. **Cade Hunter** seconded with the correction of changing the sentence to say Maintenance Technician instead of Security Guard. Motion carried 3 to 1 **Earl Taylor abstained**.

Approval of Work Meeting Minutes August 25, 2021 was motioned by **Cade Hunter**. **Jon Maxwell** seconded. Motion carried 3 to 1 **Earl Taylor abstained**.

Approval of Bills Submitted for Payment was motioned for approval by **Newell Hales**. **Earl Taylor** seconded. Motion carried 4 to 0.

VISITORS:

Malcolm Nash Economic Director: Marketing Study **Malcolm Nash** stated he's here to discuss Marketing Study of Salina City's Industrial Park for an executive summary. **Nash** stated the Covid 19 pandemic has transformed how people are working, how they shop, and how they live. These changes have given a major boost to rural locations that provide connectivity to larger metro regions but still offer a quieter, more family-friendly lifestyle, like Salina. The Salina Industrial Park has the potential to complement the existing community and solidify its reputation as a place where people want to live and recreate. Companies are coming back to the United States. The Salina Industrial Parks strengths include existing infrastructure and highway access. However, there is a lack of available buildings, a very tight workforce and very limited new and existing housing to support a growing workforce. Companies are looking for ground that is ready for shovel ready sites. Companies have concerns of housing. **Nash** spoke of a listing of five (5) industries

1. Third-party logistics providers, such as XPO Logistics and J.B. Hunt who is moving cargo for other companies.
2. Highly automated manufacturing, such as manufactured home and automotive supplier facilities
3. Data center, such as Switch or Digital Realty
4. Tourism-related businesses that will utilize Salina's proximity to world-renown national and state parks.
5. Organically grown businesses.

Newell Hales asked if the inland port plans on coming to Salina City like it did in Juab County.

Nash stated not initially, Millard County, Tooele County, Juab County, and Iron County, all have thousands of acres that is rail serviced which is an interest to the Inland Ports. In the future they might be willing to look at Salina City because of the remote area there in with both freeways.

Nash spoke about the Marketing and outreach the site and the strengths of the area will be critical in procuring new businesses to and expanding current businesses within the Salina Industrial Park. **Nash** spoke about incentives that can play an important role in showing support for expanding businesses considering the area. **Nash** stated I-70 is a big draw for Salina City and the trucking industry. **Nash** reviewed the graphs on page 12 and 13 which show the drive time from Salina City Industrial Park to Salt Lake City. **Nash** stated on page 16 and 17 it talks about Salina Industrial Park water and sewer lines that are in place. The Salina region is serviced by Western FiberNet with a metro network that runs down West Industrial Park South. On page 18 it states taking the ground North and South and identifies the Industrial areas. **Nash** suggested having Salina City Planning and Zoning take a look at this study. **Nash** stated on page 20 and 21 Colliers Team have connections with several teams, 3rd Party Logistics. **Nash** stated him and Colliers plan on going to different trade shows. **Nash** reviewed a graph on page 24 and stated there are six industries in Sevier County that exceed the national average for jobs compared to population representing a workforce with an attractive existing skillset. **Nash** stated he would like to come back to City Council during a work meeting to review more of this study. **Jon Maxwell** stated this is the exact material Salina City needs for targeting future businesses. **Cade Hunter** asked in the future will they bring back a rail line to Salina City. **Nash** stated, State railroads must sustain themselves. If the market ever comes back Salina City would be in a good place. **Mayor Maxwell** stated it's amazing the attention to detail that has been gone into this study, this is just what Salina City needs. **Nash** agreed and said the Seven County Coalition, who paid for the study, certainly got their money's worth as it is an invaluable resource. **Nash** stated going forward the city/county can't just sit on the information; they're going to work hard to market the area and now have concrete information on what the Industrial Park has to offer any Marketing Study.

AGENDA TOPICS

Mayor

Jed Maxwell:

6-month Moratorium Resolution 207-2021 Newell Hales motioned to approve Resolution 207 2021 **Cade Hunter** seconded. Motion carried 4 to 0

Review Budget Mayor Maxwell stated he would like the Council Members to review the department budgets and reach out to Ashlee Larsen with any questions.

Blackhawk Arena

Director:

Jake Van: Blackhawk Advertisement **Kathy Maxwell** stated she spoke with a lady from the Local Pages and she is wondering if the Blackhawk Area would like to renew the local pages ad, the amount of \$26 per year. Council agreed not to renew the Blackhawk subscription, due to the lack of landlines being used, most people google phone numbers.

Police Chief

Al Taylor: excused

Planning and Zoning

Chairperson: Kelly Laier

Discussion ongoing non-permitted development-Table work meeting

Kelly Laier thanked Mayor Maxwell and Jon Maxwell for attending the Planning and Zoning meeting last week.

Approval of Sunset West Subdivision **Kelly Laier** asked for the Council's approval of the Sunset West Subdivision's final plans. **Kathy Maxwell** stated she emailed the plans to everyone and she has one available at the office for review. **Kathy Maxwell** stated she would like to thank Sunrise Engineering for all their help preparing for the Sunset West Subdivision plans. It now meets all the Ordinance requirements, and they are ready for phase one.

Cade Hunter motioned to approve The Sunset West Subdivision Project. **Jon Maxwell** seconded. **Newell Hales** abstained due to not having a chance to review the plans. Motion carried 3 to 1.

Ordinance 159-2021 **Laier** reviewed Ordinance 159-2021. **Kathy Maxwell** stated Planning and Zoning will hold a Public Hearing at their next scheduled meeting, and asked Council if they would please review the Ordinance and reach out to her or Laier with any changes.

Earl Taylor asked if this Ordinance allows storage units to be placed at all the parcels in the Industrial Park, or just this parcel, **Taylor** voiced his concerns of placing storage units in the Industrial Park and not businesses which will create jobs. **Kelly Laier** suggested **Taylor** reviewing the Ordinance it states the units will be housed behind the business.

New Development: **Kathy Maxwell** stated the Assisted Living has been permitted and is ready for development. **Jon Maxwell** stated it's a good idea to place the guardrails around the building for safety concerns.

Maint. Supervisor

Brad Allen: Allegra Meters **Brad Allen** and **Rodger Brazell** discussed the purchase of updated water meters and introduced the possibility of citizens paying the additional charge. The new meter would provide personal usage at their household on an app. New technology has provided the potential opportunity for individual citizens to see exactly how much water is being used and other pertinent information, leaks could quickly be identified, and excess charges could be avoided.

Non-metered water from a fire hydrant: **Brazell** spoke about a problem in town with non-metered water being used from fire hydrants. Several problem areas have been locked, but citizens are asked to stop by the city for a key and water-meter is

available, but it must be taken the right way. Criminal charges can and will be filed for offenders. Reports must be filed with government entities for municipal water usage, and it is vital the reporting requirements are met. When water is taken, these critical measurements cannot be properly recorded and the city faces detrimental repercussions.

Jon Maxwell reviewed the fine for theft of water, he stated it's a Class B Misdemeanor up to six (6) months in jail and \$1000.00 fine, but it would be up to the court, what the charges would be.

Mayor Maxwell thanked Salina City Maintenance for all their hard work. **Mayor Maxwell** Stated he appreciates Joe Parker for all his hard work, he spent 4 days cleaning the gun range, and asked Council to thank him if they see him around town.

COUNCIL MEMBER BUSINESS

Newell Hales: Approval of trees at Salina City Park: **Newell Hales** motioned to approve around \$160.00 for the purchase of (6) six trees planted at the Salina City Park. **Cade Hunter** seconded. Motion carried 4 to 0.

9/11 Memorial Day of Service: **Newell Hales** publicly thanked citizens who participated in the 9/11 Day of Service and reported about their success. Trash was collected on freeway ramps and six (6) trees were planted at the city park.

Earl Taylor: Power on the poles for Christmas lights: **Earl Taylor** stated he spoke with Kent Sorenson from Rocky Mountain Power, who is over the power in Salina City area. The Power Company has new restrictions on power poles and won't allow Salina City to add new plugs South of the river bridge to place Christmas Decorations. Salina City has the option to place their own meters on the opposite of the street. The Power Company will consider placing lighting once the bike path is completed. **Taylor** stated he requested a written explanation but hasn't received anything from them. **Newell Hales** stated he also requested mapping for the poles Salina City owns but hasn't received anything. **Mayor Maxwell** stated this is something Salina City should investigate to see what the cost is.

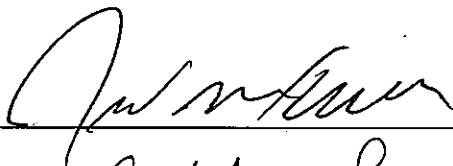
Jon Maxwell: Business of the Quarter Super 8 Motel; Randy Bumgardner representing Salina's Super 8 Motel was honored as the Salina City Business of the Quarter. "**Mayor Maxwell** stated Super 8 has been a big supporter of our community," and mentioned Bumgardner being involved with Chamber and the Balloon Festival, Salina City is grateful for all their hard work and support.

Rec. Board Meeting Update: **Jon Maxwell** stated at Rec Board meeting they discussed Wrestling and Basketball sign-ups, girls' volleyball starts tomorrow, youth football and soccer is going well. Heather Parsons is doing a cooking class the 2nd and 4th Monday of each month, she is also holding Arts & Crafts class the 1st and 3rd Monday of each month. Whitney Hampton has now taken over the Pilates class which will be held on Monday, Wednesday, and Friday's at 6:30am. The Rec. Board plans on ordering 3 new exercise machines. They spoke about placing bids for cinder block or chain link fencing for the new park. Brady Edwards purchased 36 power poles to redo the poles around the Rec Center. The Rec meeting will be held on the 2nd and 4th Tuesday at 7:00 p.m. until the park is completed.

Cade Hunter Square System Proposal Library: **Cade Hunter** suggested the Salina Library start using a Clover System to use for their cash till and time clock for the employees. Salina City Swimming Pool uses this system and it works great. **Eric MacArt** reviewed how the system works and pricing for a mini clover the price is \$849 the cash drawer is \$69 and a fee of \$9.99 per month. **Cade Hunter** approved to order the Clover System for the Salina City Library. **Newell Hales** seconded. Motion carried 4 to 0.

Daniel Viers: excused

Jon Maxwell motioned to adjourn the City Council at 8:13 p.m. **Cade Hunter** seconded. Motion carried 4 to 0.

Date 10/13/2021 Mayor 
Date 10/13/2021 City Recorder 