

Hinckley Town Council
Town Council Chambers
161 East 300 North Hinckley, UT
Digital Recording
June 2, 2022

Invocation Thomas Miller

I. PLEDGE

Mayor Brian Florang asked all to rise and join in the Pledge of Allegiance.

Mayor Brian Florang called the meeting to order at 7:12 p.m.

II. ROLL CALL

Mayor Brian Florang
Councilmembers: Thomas Miller, LeeAnn Terry, Ray Searle, Leon Lewis
Hinckley Town Clerk Tresa Taylor
Maintenance Employees Trey Ross and Joe Stevens
Hinckley Town Treasurer Chris Palmer

III. GUESTS:

Christi Palmer, Brent Larson

IV. APPROVAL OF MINUTES FROM PREVIOUS MEETING

Councilmember Ray Searle made a motion to approve the meeting minutes as presented for May 19, 2022. Councilmember LeeAnn Terry seconded the motion, all voted aye.
Motion carried.

V. PETITIONS, REMONSTRANCES, AND COMMUNICATION

None.

VI. REPORT OF GOVERNING BODY – BOARDS – COMMITTEES:

Councilmember Ray Searle informed the Council that the Planning and Zoning Commission made a recommendation to amend Hinckley Town Code, Title 10, Chapter 1, General Provisions 10-1—3 Definitions, 89. Setback and Chapter 4, Residential Zone, 10-4—7 Yard Requirement. Ray asked council members to review the written ordinance and said a public hearing will be held on June 16, 2022, to adopt the ordinance amendment.

Councilmember Thomas Miller stated he recently attended a UDOT meeting, where town's, cities, and counties gathered to identify and discuss road needs. Councilmember Miller said there is a substantial amount of money available for towns and cities for construction of new roads.

VII. STAFF REPORTING

Clerk Tresa Taylor asked for the council's permission to write off a \$10.00 delinquent penalty notice for a customer. Tresa explained the customer asked for removal of the delinquent fee because the customer did not notice a business garbage fee was added to their utility bill. The customer did not pay their account in full, and a delinquent account notice was created. The council gave Clerk Tresa permission to write off the customer's \$10.00 delinquent penalty fee.

Maintenance employee Trey Ross stated the new SCAG lawn mower is here and parked outside. Trey discussed the need to replace the tires on the manlift and backhoe. Mayor Florang asked Trey to get bids for new tires.

Maintenance employee Trey Ross discussed the new Lead and Copper Rule Revision and requirements and noted he received an annual subscription pricing proposal in the amount of \$5,000 from 120 Water for data management services, program support and consulting service and technical implementation. Mayor Florang asked Clerk Tresa to add \$8,000 to \$10,000 in the 2023 Water Fund Budget for the needed Lead and Copper Rule Revision tools.

VIII. PUBLIC HEARING

Mayor Brian Florang opened the public hearing at 7:28 p.m. and asked for any discussion on the proposed water and sewer rates.

Clerk Tresa provided the council and audience water and sewer fund handouts.

The water fund handout includes past and proposed water rates, a spreadsheet with ten years of water fund revenues, expenses, and losses/gains, and a spreadsheet reflecting the past thirteen months of water usage and water revenue with current rates and proposed rates. The sewer fund handout reflects sewer rates from 1987 to Current and proposed rates as well as seven years of sewer fund revenues, expenses, and losses/gains.

Chris Palmer said he would like the town to continue to find a way to offer customers unused water and noted offering unused water may make water rate increases a little more tolerable.

The council discussed the following example: The current base water rate charge is \$38.00 for 0 – 7500 gallons of water and if a customer only uses 2,500 gallons of water in a month, then the customer would carry the unused 5,000 gallons of water forward for future use.

The council and audience discussed different ways to track usage and water credits. Clerk Tresa noted the current accounting and billing system the town uses cannot track and bank unused water amounts.

Mayor Florang noted this public hearing is for discussing the proposed water rate increase and explained the prepared water rate increase handout as follows:

Zero Usage: 0

Base Minimum: \$39.00

7,501- 30,000 Gallons: \$1.45 per 1000 gallons

30,001-50,000 Gallons: \$2.00 per 1000 gallons

50,001-Unlimited Gallons: \$2.75 per 1000 gallons

Bulk Water: \$7.00 per 1000 gallons

New Connection Fee: Base fee \$650.00 plus actual cost for all connection parts and metering supplies.

Reactivation Fee: \$50.00

Turn On/Off Fee: \$35.00

Tampered Water Connection Fee: \$500.00

The council and audience reviewed and discussed the handout information and Mayor Brian Florang noted if water usage remains the same, the proposed water rates will generate approximately \$14,754 of additional revenue.

The council and audience reviewed and discussed the sewer fund handout and proposed five-year sewer rates.

2022-2023

Residential Rate: \$33.00

Industrial Rate: \$70.00

2023-2024

Residential Rate: \$36.00

Industrial Rate: \$73.00

2024-2025

Residential Rate: \$39.00

Industrial Rate: \$76.00

2025-2026

Residential Rate: \$42.00

Industrial Rate: \$79.00

2026-2027

Residential Rate: \$45.00

Industrial Rate: \$82.00

Brent Larson asked if the town has any industrial sewer users and Clerk Tresa stated yes, one industrial user.

Mayor Brian Florang stated it's not fun to raise rates, but the town council is responsible for the maintenance and repair of the town systems.

Mayor Brian Florang thanked Chris Palmer and Brent Larson for their suggestions and stated the town will continue to search for a way to offer unused water credits.

Mayor Florang stated if there are no other questions and no discussion on proposed rates then he would like to close out the public hearing for water and sewer rate increases and move on with the agenda.

IX. NEW BUSINESS

1. Discuss plan for building town maintenance and equipment yard.

Maintenance employee Trey Ross stated the maintenance department would like to build a town maintenance and equipment yard at the rodeo grounds, north of the Hinckley Lions Club, and utilizing two existing fences to make an enclosed area of approximately 80' x 100' with four 20' x 20' three sided bays, open to the north for equipment. Trey noted this location would provide close access to power and water. Mayor Brian Florang asked if there would be problems accessing this area during the rodeo and Trey said he didn't believe there would be a problem.

Councilmember Leon Lewis believes this is not a good location. The council and maintenance employees discussed different areas at the rodeo grounds for location of the maintenance and equipment yard as well as entrance access and access to power and water.

2. Bonnie Vadnais, 975 West Center St., Hinckley – Business License Application – Udderly Fresh Soap, LLC.

Mayor Brian Florang noted the Planning and Zoning Commission made a recommendation to approve the business license from Bonnie Vadnais for Udderly Fresh Soap, LLC., located at 975 W Center St. and asked if there was any discussion.

Councilmember Ray Searle made a motion to approve the business license.

Councilmember Leon Lewis seconded the motion, all voted aye. Motion carried.

2. Review Hinckley Town Conditional Use Application

Mayor Florang stated the town does not have a specific application for conditional use, so the office staff created an application. The council reviewed the Hinckley Town Conditional Use Application. Councilmember LeeAnn Terry asked for an example that would require a conditional use application and Mayor Florang gave the following example: A power company wants to build a power generating unit within town limits but in the agricultural zone. Mayor Florang stated if Hinckley Town Code, Agricultural Zone does not have power generation as a permitted use, then the power company may submit a conditional use application and the town may allow the business to generate

power in the agricultural zone under certain conditions.

The council approved the conditional use application.

X. OUTSTANDING BUSINESS

1. Sewer System Master Plan

Mayor Brian Florang said he had a conversation with Coulson Rich from Jones and DeMille Engineering and got very adamant about the use of a meter. He said he was asked detailed questions, so he gave Coulson Trey's number. Mayor Florang stated Jones and DeMille really didn't want to put their meter in to measure sewer flow, but they are now going to. Mayor Florang said he gave two options: 1. Place a meter, or 2. Jones and DeMille agrees to sign a letter stating that if any of the data in the Sewer Master Plan is not accurate that the plan is based on then Jones and DeMille will recreate the plan. Maintenance employee Trey Ross stated he talked with Coulson and Coulson said a meter will be installed as soon as one is available.

2. Mini Split Install, Restroom & Breakroom Update

Maintenance employee Trey Ross said he will work on the breakroom layout and put together a list of needed materials.

3. Water System Master Plan

None.

4. 2022 Road Repair Project – Center Street 500 W – 1000 W

The 2" asphalt overlay is complete and Maintenance employee Trey will check into getting lime chips to build up the shoulder of the road.

5. Hinckley Pioneer Days Celebration Planning

Councilmember Leeann Terry asked about having a Town Council booth at the celebration and the consensus of council members was that everyone is too busy during the celebration to have a man a booth.

The council discussed all celebration events held on Saturday, July 23, 2022, and decided a celebration work meeting will be held on Wednesday, June 8, 2022, at 7 pm.

XI. MISCELLANEOUS DISCUSSION

None.

XII. PAYMENT OF BILLS

Councilmember LeeAnn Terry made a motion to accept the following purchase orders: P.O. # 579430 to Bennett Paving, \$93,663.20 for 2" asphalt overlay on Center St. 500 W – 1000 W.

P.O. # 579431 to RelaDyne, \$2825.76 for gas and diesel.

P.O. # 579432 to Sound Unlimited, \$400.00, sound system for Miss Hinckley.

P.O. # 579433 to Amazon, \$2,359.91 for computer tower for water SCADA system.

P.O. # 579434 to Greg Ogden, \$4,000.00 for Agreed Upon Procedures Review.

P.O. # 579435 to Brenntag, not to exceed \$6200.00 for 4-275 gallon totes of ferric chloride.

P.O. # 579435 to Grainger, \$442.50 for 30 60 lb. bags of road patch.

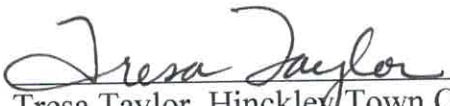
Councilmember Ray Searle seconded the motion to accept the purchase orders as read, all voted aye. Motion carried.

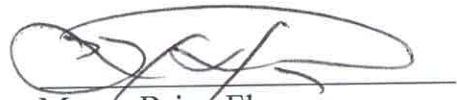
Councilmember Leon Lewis made a motion to pay bills. Councilmember LeeAnn Terry seconded the motion, all voted aye. Motion carried.

XIII. ADJOURNMENT

Councilmember Leon Lewis made motion to adjourn the meeting at 9:03 p.m.

Councilmember Thomas Miller seconded the motion, all voted aye. Motion carried.


Tresa Taylor, Hinckley Town Clerk


Mayor Brian Florang