

Minutes of the Altamont Town Council Meeting
May 12, 2022

Present:

Clyde Watkins

Ole Olsen

Shilo Monney (by telephone)

Amanda (Mandy) Gardner, Town Clerk

Sommer Arnold (joined at 7:46 p.m. by telephone)

Craig Kettle, Town Employee

Public Present:

Sierra Harbison

Jack Wood

Annissa Maxfield

Donna Brotherson

Sherry Holgate

Danielle Brinkerhoff

Glen Jessen was excused.

Also present was Kimberly Layton, taking minutes.

Clyde Watkins called the meeting to order at 7:01 p.m.

Minutes Approved (7:02 p.m.)

A Motion was made by Shilo Monney to approve the minutes of April ??, 2022 as written. Motion seconded by Ole Olsen. Motion carried unanimously.

Fire Department (7:06 p.m.)

The council agreed to move this item inasmuch as Chief Phillips was not yet in attendance.

Upper Community Recreation District (7:07 p.m.)

Shilo stated that the Rec District had put together some of their thoughts and ideas and had re-written the proposal to review the Town Council. Annissa provided the proposal to the board members. Annissa informed the council that she is the clerk for the Recreation District. They meet the first Thursday of every month at 7:00 p.m.

Annissa stated that the Town would appoint a liaison to work with the Upper Community Recreation. That person would sit on the Upper Community Recreation Board and then report back to the Town at the Town Council meetings. The Upper Community Recreation District has re-worded their bylaws to state that the Town's liaison should be a non-voting member who is not in the same household as a city council member. This suggestion came from Greg Miles. Mayor Watkins shared some concerns with the bylaw. Town residents vote for council members but not for an appointed person. Mayor Watkins will contact Greg for clarification. Annissa stated that Shilo Monney has been acting as the liaison until someone else is appointed.

The Upper Community Recreation District has decided not to do a property exchange at this time. They suggested setting up a one-or two-year lease and then make adjustments as needed.

Annissa stated that the Recreation District recently received a quote for insurance and that would include the park. The Recreation District could cover that insurance under their general budget. It would not come from the park's portion of the budget.

Annissa stated that the Recreation District has earmarked \$15,000 for the Altamont Park. They have line-itemed expenses according to what Melba and Vicky had provided them. Annissa would need an invoice for each expense including garbage, sewer, etc. The Recreation District is willing to pay anything that says "labor" to the Town's employee. If there are going to be adjustments in the expenses for next year, the Recreation District needs to know that by October 1. Mayor Watkins stated that he doesn't anticipate an increase in garbage, sewer, culinary water or electricity. Secondary Water may be more difficult to estimate by October. We would not be aware of the increase until February. Annissa can work directly with the Town Clerk to pay bills. Some bills may be able to just be transferred to the Recreation District's name and address so the Town will not need to be involved at all. Annissa would like the invoices to be broken down as much as possible so that expenses can be allocated correctly.

Longhorn Days will cover cleaning at the park during Longhorn Days. They will have someone cleaning the restrooms a couple times each day and that expense will come from the Longhorn Days budget. If someone from the Town could just be available in case there are questions during Longhorn Days that would be very helpful.

Annissa further stated that the Recreation District has set up an operational website to pay for soccer, etc. She could also set up a portal that could be used to reserve the park and pay through their site. They are already paying for the website but there may be a small fee that would come from the park's budget. Revenue from the park can go back into the park's budget. If the Town would like the Recreation District to add that to their website, it can be up and going by June 1.

Mayor Watkins stated that with regard to invoicing labor, our legal counsel stated that it was portrayed to voters in Altamont that the Town would not lower taxes, but they would not have a line item for parks and the taxes would go to other sources. The Town must be able to account for those taxes without double taxing residents of the town. Invoices that get submitted will be exact costs, even if it goes over \$15,000. He explained that the park has never created enough revenue to pay for the expenses, so the Town's general fund has kept the park maintained. Annissa asked if it would be helpful for their legal counsel to speak with the Town's legal counsel.

Shilo asked if there was anything in particular that the lease needed to say. Jack Wood suggested making it a short-term lease for now so that it could be adjusted as needed.

Sierra Harbison, Annissa Maxfield, Donna Brotherson, Sherry Holgate, Jack Wood and Danielle Brinkerhoff left the meeting.

Shilo suggested asking the Town's legal counsel if the Town needs a lease agreement with the Recreation District or just a funding agreement. Mayor Watkins suggested sending a copy of the ballot to legal counsel and have him draw up an agreement.

Mayor Watkins stated that our legal counsel said that one thing to keep in mind is the cost of the equipment.

Mayor Watkins stated that if Sommer would be interested in sitting on the Recreation District board, she can let the council know. He further stated that if there needs to be a council pay raise because of extra assignments that can be done as well.

Stormwater Project (8:02 p.m.)

Mayor Watkins reported that they changed out the person who is over the Town for the stormwater project. The new representative has provided contact information and Mayor Watkins will forward that information to Shilo.

Utilities/Secondary Water (8:02 p.m.)

Mayor Watkins reported that the tribe did not have an increase this year, but if the Town is going to do any metering, we need to make sure we are collecting enough money to pay for meter installation, maintenance, upkeep, etc.

Ole stated that he watched the seminar and it seemed to be geared more to the Wasatch Front. If we take grant money we have to have it monitored. Right now in order to get meters, they are one to two years out. We could get the boxes set so that when the meters come they could just be installed. Mayor Watkins stated that the one benefit with the meters is the ability to charge for overages. Agricultural fields would not be metered. Churches and parks would be metered.

Mayor Watkins stated that the council will need to consider how to fund the meters. There is funding available, but nothing is 100%. The Town has approximately 97 connects and the cost for the meters would be approximately \$800.00 each.

Shilo asked if we assume this will become a requirement, can the Town increase the secondary water rates now? Mayor Watkins stated that it would require a public hearing, but we could increase the price now to start saving. He further stated that we are at a maximum of what we can charge without a public hearing. Sommer and Ole both agree that it would be a good idea to look into increasing the price of the secondary water now. It may also be beneficial to get an engineer involved just to make sure we follow all protocols.

Ole stated we have until the year 2030, but they are offering grant money now so that it can be done by 2030.

Property Management (8:18 p.m.)

Shilo stated that he received an email from Glenna Mayhoo regarding Ashley Webb and the trailer on Zeeman property requesting something from the Town of Altamont to move the trailer into the trailer park. Ashley then emailed Shilo a copy of the title and Shilo responded that we have never received the survey or plans for trailer park and we would need that information prior an approval. Mr. Webb has not responded. Mandy said that she spoke with Glenna and stated that we wouldn't move forward with a decision until we saw the title.

Shilo stated that the only problem he has with the title is that Glen Jessen looked underneath the trailer and could never find a VIN number. If we can't actually find a VIN number, how do we know that this title goes to this trailer? The title states the trailer is from 1993.

Mandy stated that the moving permit shows where he wants it moved, which is the section of the Brown Park.

Mayor Watkins stated that he has had several residents request cleanup to personal property in Town. This has been discussed before and councils have never wanted to enforce anything on private property. There is an ordinance that says the Town property should be cleaned. Shilo stated that there should be a minimum expectation in a City to keep things looking a certain way. There is a fine line because of property rights as well. It becomes difficult to keep things fair when enforcing these issues. Sommer thinks that most people are more comfortable getting involved with something good rather than having bad things pointed out. She suggested doing a community cleanup. Ole agreed that it would be good to have a community cleanup. One of Sommer's concerns is the land that is currently for sale because no one is there to keep the property maintained.

Mayor Watkins stated that we could stiffen our ordinance. If we say something to one property owner, we have to send the same information to all property owners in Town. In addition, the Town's property needs to meet the same standard that we are trying to enforce.

Shilo stated that we may only be able to enforce properties that are dilapidated, unsafe or would cause a fire hazard.

Budgets (8:46 p.m.)

Mayor Watkins stated that once Mandy has a complete list of broken-down costs for this year we can create the budget for next year. If there are any projects, council members should let Mandy know so that the costs for those projects can be included in the budget.

Ole asked when the Town would be doing more sidewalks. Mayor Watkins believed that Civco was still working on funding for more sidewalks. Glen will have more information.

Ole asked if the budget should include costs for the new meters and boxes on the secondary water system. Mayor Watkins stated we should include those costs, but it may be difficult to estimate. The budget should show a revenue and an expense so that project would need to include any possible grant monies as well.

Property values are increasing, but the school purchased several properties in Town, so some property tax revenue was lost there.

The next council meeting, which will be the budget hearing, will be held on Friday, June 17 at 7:00 p.m.

A Motion was made by Ole Olsen to end the meeting at 8:58 p.m. Motion seconded by Shilo Monney. Motion carried unanimously.

Read and approved this 17 day of June, 2022.

e-mailed to
altamonttown@gmail.com
May 31, 2022