

BUDGET WORK SESSION
BRIGHAM CITY COUNCIL
June 1, 2023
6:00 p.m.

PRESENT: DJ Bott Mayor
Alden Farr Councilmember
Dave Hipp Councilmember
Matthew Jensen Councilmember
Ryan Smith Councilmember
Robin Troxell Councilmember

ALSO PRESENT: Christina Boss City Recorder
Dave Burnett Power Director *via Zoom*
Mike Christiansen City Attorney
Tom Kotter Finance Director
Derek Oyler City Administrator
Tyler Pugsley Public Works Director
Chad Reyes Police Chief

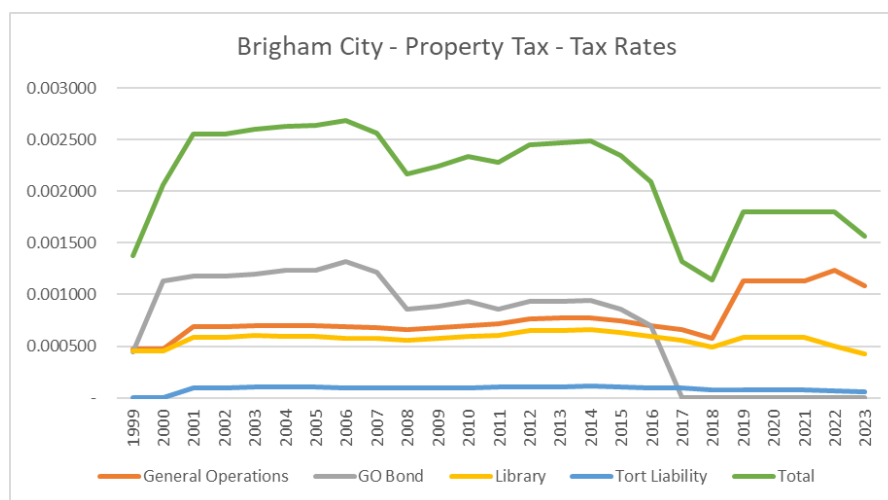
Mayor Pro Tem Farr called the meeting to order at 6:00 p.m. and Councilmember Jensen gave the reverence period. BSA Troop 589 was invited to the meeting to present a flag ceremony. They also gave a brief history of the flag and Flag Day.

BUDGET WORK SESSION

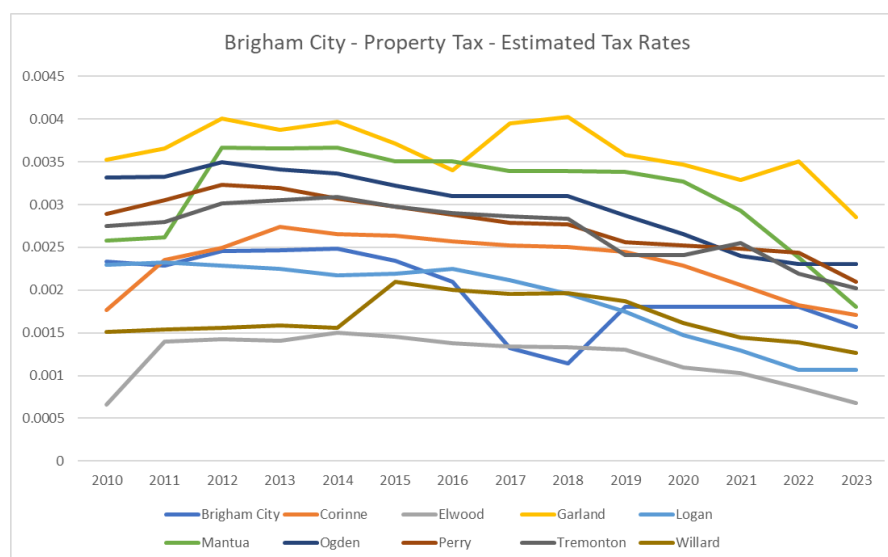
Mr. Kotter came forward and noted the tax rate from the County Auditor had not yet been certified by the State Tax Commission. He proposed the certified tax rate (CTR) be increased by 5% to .001567 to provide \$105,000 to fund sidewalks as was included in the Mayor's budget. Mr. Kotter noted the Box Elder County Assessor's increase in the valuation of commercial property caused a reduction in revenue collected from residential properties.

Owner	Certified Tax Rate			5% increase from CTR			Hold Rate			2022 Value	BC Taxes .001802
	2023 Value	BC Taxes .001512	Change from PY	2023 Value	BC Taxes .001567	Change from PY	2023 Value	BC Taxes .001802	Change from PY		
Home #1 - Steve Rogers	\$ 289,102	\$ 240	\$ (7)	\$ 289,102	\$ 249	\$ 2	\$ 289,102	\$ 287	\$ 40	\$ 249,181	\$ 247
Home #2 - Hank Pym	\$ 607,783	\$ 505	\$ (22)	\$ 607,783	\$ 524	\$ (4)	\$ 607,783	\$ 602	\$ 75	\$ 532,525	\$ 528
Home #3 - Bruce Banner	\$ 430,792	\$ 358	\$ (52)	\$ 430,792	\$ 371	\$ (39)	\$ 430,792	\$ 427	\$ 17	\$ 413,704	\$ 410
Home #4 - Tony Stark	\$ 539,285	\$ 448	\$ (15)	\$ 539,285	\$ 465	\$ 2	\$ 539,285	\$ 534	\$ 71	\$ 467,368	\$ 463
Home #5 - Peter Parker	\$ 498,126	\$ 414	\$ (27)	\$ 498,126	\$ 429	\$ (12)	\$ 498,126	\$ 494	\$ 52	\$ 445,308	\$ 441
Home #6 - Wanda Maximoff	\$ 356,867	\$ 297	\$ (50)	\$ 356,867	\$ 308	\$ (39)	\$ 356,867	\$ 354	\$ 7	\$ 349,549	\$ 346
Business #1 - Maverick	\$26,865,113	\$22,341	\$ 2,337	\$26,865,113	\$23,154	\$ 3,150	\$26,865,113	\$26,626	\$ 6,622	\$20,183,384	\$20,004
Business #2 - Iceman	\$31,264,371	\$25,999	\$11,763	\$31,264,371	\$26,945	\$12,709	\$31,264,371	\$30,986	\$16,750	\$14,364,067	\$14,236
Business #3 - Bob	\$31,478,392	\$26,177	\$12,001	\$31,478,392	\$27,130	\$12,953	\$31,478,392	\$31,198	\$17,022	\$14,303,627	\$14,176
Business #4 - Goose	\$78,056,645	\$64,912	\$51,636	\$78,056,645	\$67,273	\$53,998	\$78,056,645	\$77,362	\$64,086	\$13,394,689	\$13,275
Business #5 - Phoenix	\$22,029,280	\$18,320	\$ 8,734	\$22,029,280	\$18,986	\$ 9,401	\$22,029,280	\$21,833	\$12,248	\$ 9,671,325	\$ 9,585
Business #6 - Rooster	\$12,635,513	\$10,508	\$ 3,906	\$12,635,513	\$10,890	\$ 4,289	\$12,635,513	\$12,523	\$ 5,922	\$ 6,660,663	\$ 6,601
Business #7 - Warlock	\$ 8,571,355	\$ 7,128	\$ 1,141	\$ 8,571,355	\$ 7,387	\$ 1,400	\$ 8,571,355	\$ 8,495	\$ 2,508	\$ 6,040,907	\$ 5,987
Business #8 - Coyote	\$ 6,957,253	\$ 5,786	\$ (138)	\$ 6,957,253	\$ 5,996	\$ 72	\$ 6,957,253	\$ 6,895	\$ 971	\$ 5,977,073	\$ 5,924

Tax Rate History



Mr. Kotter noted in the slide below, rates were estimated because the referenced cities had not yet adopted a final tax rate. Cities in Box Elder County were estimated as having adopted the certified tax rate.



If a resident's home value increased at a faster rate than Brigham City as a whole, that property would see an increase in property taxes. A property at the same rate of increase as the City or less, would see a decrease in taxes.

Mayor Bott expanded on the proposed rate increase for sidewalk installations referring to the Safe Routes to School (SRTS) sidewalk study regarding Golden Spike Elementary School. Mr. Pugsley came forward to discuss the costs and considerations regarding sidewalk installations. He explained the cost of a 4-foot-wide sidewalk went from \$23/lineal foot to \$48/lineal foot. To replace the sidewalk in one city block 800' x 400' would cost \$115,000. He spoke about the various challenges with new sidewalk installations and stated the cost would be \$86/lineal foot for a total of \$207,000. Mr. Pugsley explained they have been successful in applying for and receiving SRTS and Safe Sidewalk Program grant funds. Councilmember Troxell requested a future agenda item to discuss the sidewalk programs for a better understanding of the complexity of the situation.

PUBLIC COMMENTS

Tim Hawes – Mr. Hawes expressed concern with the increase in his property taxes and how much of the increase went to Brigham.

Sam Burt – Mr. Burt talked about the cost of including sidewalk ADA ramps at intersections.

Kristina Lenderman – Ms. Lenderman was hopeful the sidewalks would be used by the students as opposed to using the street and was concerned about the increase in property taxes and the effect on commercial businesses.

Juliana Larsen – Ms. Larsen felt that sidewalks were too narrow at 4 feet wide. She questioned Mr. Kotter's calculation for the average price of a home in Brigham. She felt it important to provide the dates for the other taxing entities' public meetings regarding property taxes.

Mr. Oyler responded that the County Assessor provides property values. Mr. Oyler noted the proposed 5% tax increase for Brigham City was not going to affect all residents exactly the same. Mr. Kotter verified the County assessor assesses properties once every five years. He mentioned the State and County programs for folks on fixed incomes who met income thresholds and the possible abatement of property taxes. The County also has an appeals process regarding property value.

Councilmember Smith asked about the estimates for sidewalk installation and repair throughout the City. Mr. Pugsley did not have an estimate for the entire City and Mr. Oyler stated they could have a firm come in and do an analysis. Mayor Bott noted the responsibility for sidewalks in new residential and commercial developments lies with the developer.

Mr. Oyler asked if Councilmembers had requests for staff before the June 15th meeting when the Council would be voting on final budget adjustments, the FY 2023-24 tentative budget, and FY 2023-24 final budget approvals for the MBA and RDA. Councilmember Troxell mentioned the police department request for a higher wage increase discussed at the May 11, 2023 work session.

While Mr. Kotter was gathering that data, Mayor Bott took the time to publicly thank the Public Works staff for their efforts with flood control and monitoring.

There was a discussion on the police department request for the 8/10% wage increase as opposed to the 6/8% increase. The financial impact would be an additional \$75,000. Mr. Oyler provided revenue sources including an additional 3.5% increase in property taxes, sales tax, utility fund transfer, or cuts within another general fund department. Mr. Oyler reminded the Council there was a goal to raise property taxes to keep up with inflation and at 5%, they would be significantly below inflation. Chief Reyes felt his department could become fully staffed with the 8/10% increase.

Tim Hawes – Mr. Hawes agreed that property taxes should be increased to keep up with inflation. He asked what percentage of his electric bill would be transferred to the general fund.

Mr. Oyler explained the transfer amount was a percentage of the total utility revenue including storm drain, sewer, water, garbage collection (excluding recycling collection), and electricity (including customer service fee). The proposed transfer is 12% of the total revenue.

Mr. Oyler explained new growth was recognized as additional revenue to pay for expanded services. The County auditor showed that amount as \$55,000 which was not allocated in the Mayor's budget due to not having that information.

The meeting adjourned at 7:49 p.m.

MOTION: Councilmember Hipp made a motion to adjourn the meeting. The motion was seconded by Councilmember Jensen and carried unanimously. Councilmember Hipp; aye, Councilmember Troxell; aye, Councilmember Jensen; aye, Councilmember Smith; aye, Councilmember Farr; aye.

The undersigned duly appointed Recorder for Brigham City Corporation hereby certifies that the foregoing is a true, accurate and complete record of the June 1, 2023 City Council Work Session.

Dated this 20th day of June 2023.

Christina Boss

Christina Boss, Recorder