

MINUTES
ENOCH CITY COUNCIL
October 4, 2023 at 6:00pm
City Council Chambers
City Offices, 900 E. Midvalley Road

Members present:

Mayor Geoffrey Chesnut
Council Member David Harris
Council Member West Harris
Council Member Katherine Ross
Council Member Shawn Stoor
Council Member Bob Tingey

Staff present:

Robert Dotson, City Manager
Ashley Horton, Treasurer
Justin Wayment, City Attorney
Hayden White, Public Works Director
Lindsay Hildebrand, City Recorder
Jackson Ames, PD Chief

Public Present: Shauna Lund, Megan Ralphs, & Todd Hess

1. CALL TO ORDER OF REGULAR COUNCIL MEETING

- a. **Pledge of Allegiance- Led by Council Member Tingey**
- b. **Invocation (2 min.)-Audience invited to participate- Given by Council Member Stoor**
- c. **Inspirational thought- Given by Council Member D. Harris**
- d. **Approval of Agenda for October 4, 2023- Council Member W. Harris made a motion to approve the agenda. Council Member D. Harris seconded and all voted in favor.**
- e. **Approval of Minutes for September 20, 2023- Council Member D. Harris made a motion to approve the minutes. Council Member W. Harris seconded and all voted in favor.**
- f. **Ratification of Expenditures- There were none.**
- g. **Conflict of Interest Declaration for this agenda- There were none.**

2. PUBLIC COMMENTS

There were no public comments.

3. IRON COUNTY SCHOOL DISTRICT PRESENTATION

Todd Hess attended as the business administrator for the Iron County School District and presented the proposed bond for the district. There will be two separate bond proposals on the ballot, one from the County and one from the School District. This proposal will be tax-neutral. The County School District had approximately 15,000 students from preschool to 12th grade, making it larger than the Provo School District.

Mr. Hess provided updates on the projects funded by the 2021 Bond. The science wing remodel at Canyon View Middle School had been completed, and work on East Elementary was in progress. Additions to both middle schools were underway, including music wings and additional classrooms. The construction of the Parowan multi-purpose building, which would serve as a lunchroom and kitchen for the high school and a PE space for the elementary school, was set to begin in the spring.

He emphasized the need for the bond, with growth and the provision of adequate facilities for successful programs being a top priority. The elementary schools, particularly with full-day kindergarten, were in need of improvements. Portable classrooms were being used due to space constraints, lacking water and restrooms and being less secure. Mr. Hess mentioned the

Southwest Education Academy program, designed to assist high school juniors and seniors in making up credits and graduating, but its capacity was limited. The bond would facilitate the construction of new alternative programs such as "Launch."

Canyon View High School needed expansions for its weight room and wrestling/dance room. Additionally, the proposal included replacing all three football fields with artificial turf to allow for more extended usage. Mr. Hess also highlighted the need for accessible facilities, including ADA-accessible playgrounds. The proposed bond was for \$75.5 million and tax-neutral. A chart showed the allocation of funds, including the addition of another elementary school. The project timeline was approved by the board, and Mr. Hess explained that the maximum annual cost for taxpayers would be \$272, which was already the current rate.

Council Member Tingey inquired about average class sizes, and Mr. Hess estimated the sizes for high schools and elementary schools. He also provided information about the allocation of the bond for the high school addition and explained the contractor selection process. Councilman Tingey mentioned concerns about artificial turf due to injuries, and Mr. Hess noted conflicting studies. Council Member D. Harris asked about the interest rates on the bond, which Mr. Hess stated was 3.58%. Water conservation regarding grass replacement with turf was mentioned, which Mr. Hess noted was not a primary reason for including turf on the bond. Mayor Chesnut inquired about the lottery for the "Launch" program, and Mr. Hess stated it would depend on the number of applicants. Council Member Ross mentioned rumors about incomplete projects from the previous bond, which Mr. Hess refuted with examples. Council Member Stoor questioned how kids from Parowan and Canyon View were serviced by alternative programs near Cedar High School. Mr. Hess explained the busing of students to these programs.

Finally, Shauna Lund expressed unanimous approval for the bond package, emphasizing that it addressed various demographics and needs, planning for the future if it passes. Council Member Stoor asked about security measures, and Mr. Hess discussed keyless access, automatic door locking, fencing projects, and grant funding applications for security-related projects like bullet-resistant window film.

4. PUBLIC HEARING FOR THE PIDDING LLC ANNEXATION

Council Member D. Harris said the they aren't ready for this item.

Council Member D. Harris made a motion to close the regularly scheduled City Council meeting and open a public hearing for the Pidding, LLC Annexation. Council Member W. Harris seconded and all voted in favor.

There were no public comments.

Council Member D. Harris made a motion to close the public hearing and reconvene the regular City Council meeting. Council Member W. Harris seconded and all voted in favor.

5. CONSIDER ORDINANCE NO. 2023-10-04 AN ORDINANCE ANNEXING 667.14 ACRES OF LAND OWNED BY PIDDING LLC INTO THE CORPORATE BOUNDARIES OF ENOCH CITY

Council Member D. Harris made a motion to table Ordinance No. 2023-10-04 until October 18' 2023 at the request of the petitioner or party. Council Member Tingey seconded and all voted in favor.

6. CONSIDER REVISED ENOCH CITY POLICE DEPARTMENT SITE PLAN AND PRT BUDGET PRICING FOR CIB LOAN OF \$1,460,000 AND A SALES TAX REVENUE BOND OF \$1,460,000

City Manager Dotson discussed conversations with engineers and the Police Department Chief regarding the initial funding request. The proposal aimed to extend the funding for a

20-year plan, with the possibility of the CIB (Capital Improvement Board) reducing interest rates for a longer-term commitment. A revised funding request for the CIB was prepared.

The city received a bid of \$1.4 million for outsourcing the work, but City Manager Dotson mentioned the option to reduce costs by undertaking some of the work in-house. This expansion would create additional office space, public areas, and evidence storage, among other benefits.

Council Member D. Harris inquired about the potential addition of more officers, to which City Manager Dotson estimated about four or five additional officers. Mayor Chesnut assured that there would be no need for a tax increase proposal. City Manager Dotson explained the city's significant investment in law enforcement, with an officer's annual cost ranging from \$100,000 to \$150,000. The proposed annual payment for this project would be \$60,000, and it was mentioned that \$82,000 from impact fees and \$300,000 from the capital improvements fund would also contribute to the project, reducing the annual cost. Council Member Stoor asked about the origin of the budgetary number, and City Manager Dotson clarified that the contractor had been generous and was the same one used for the ice rink project. There was a discussion regarding the accuracy of the total bid.

Council Member D. Harris expressed a preference for proceeding with the project immediately rather than delaying. City Attorney Justin Wayment raised the question of whether the Police Department would ever be connected to the city office. City Manager Dotson explained that such a connection was not desired due to the associated increased costs. Council Member W. Harris asked about the projected maintenance cost, and City Manager Dotson estimated it at \$5,800 per year for power and maintenance. Council Member Stoor inquired about the presence of a performance clause, and City Manager Dotson confirmed that a contract with penalties for non-compliance would be in place.

Council Member D. Harris made a motion to approve the revised Enoch City Police Department site plan and PRT Budget pricing for CIB loan of \$1,460,000 and sales tax revenue bond of \$1,460,000. Council Member Tingey seconded and all voted in favor.

7. CONSIDER RESOLUTION 2023-10-04 A RESOLUTION TO AMEND THE ENOCH CITY PERSONNEL POLICIES AND PROCEDURES MANUAL, ARTICLE IV, SECTION III, & ARTICLE XI, SECTION III TO ADD A DEFINITION AND CERTAIN BENEFITS FOR CONTRACTED STAFF

Mayor Chesnut presented a proposal to the Council, suggesting that contracted staff should have the option to participate in the health care program at their own expense as contracted employees.

Council Member D. Harris sought clarification on who would qualify as "other contracted staff," and City Manager Dotson provided the definition. Council Member D. Harris expressed agreement with the proposal. Council Member Tingey inquired if there were any potential drawbacks to this change. Ashley Horton didn't foresee any issues. Council Member Stoor asked if this change would affect the current insurance rates. Mr. Wayment explained that since he already had PHP, the rates should remain the same. He expressed appreciation for their willingness to consider this change.

City Manager Dotson emphasized that the proposal was intended for individuals who are self-employed and not their staff or employees. Council Member Tingey mentioned that all insurance coverage would be available until the end of the month, but the proposal indicated that coverage would end when the contract was null and void. There was a discussion regarding the termination of benefits.

Council Member D. Harris made a motion to approve Resolution 2023-10-04 a resolution to amend the Enoch City Personnel Policies and Procedures Manual, Article IV, Section III, & Article XI, Section III to add a definition and certain benefits for contracted staff with clarification on timing of benefit termination and the payment will be made at the

first of each of the month. Council Member W. Harris seconded and a roll call voted was held as follows:

Council Member Ross: Yea Council Member D. Harris: Yea
Council Member W. Harris: Yea Council Member D. Harris: Yea
Council Member Tingey: Yea Council Member Stoor: Yea

8. COUNCIL/STAFF REPORT

Hayden White

- They got their chlorinators, which were dropped in all the well houses. The last two months they failed every sample.
- They have been working on drainage ditch off of Highway 91.
- They have had quite a few water leaks.

Council Member Ross asked about Iron County School District water main break. Hayden noted that the break came from the church across the street and it didn't really affect Enoch Elementary.

Ashley Horton

- She has been doing quarterly reports and dealing with the IRS. They should have our audit back soon

City Manager Dotson

- City Council was invited to tour MCM Engineering next Tuesday the 10th at about 5 pm. They have been purchased by another company and will look at expanding.
- The CJC building permit has come in and they are hoping to break ground in the next few weeks
- The ice rink is also moving along.

Lindsay Hildebrand

- She will be attending the Utah Business Licensing Association (UBLA) conference next week.

Mayor Chesnut

- Attended the Iron leaders Organization - One Utah summit – there are really cool things happening. The BZI company is growing.

Katherine Ross

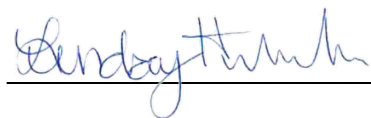
- The Planning Commission went over the M-R-2 zoning ordinance and suggested changing it. However, it was dropped.

Council Member Stoor

- It was cold for the “Walk to School Day”. It went great.

11. ADJOURN

Council Member D. Harris made a motion to adjourn. Council Member W. Harris seconded and all voted in favor.

 _____ 10/18/2023

Lindsay Hildebrand, Recorder Date