

Hildale City Council Meeting

320 East Newel Avenue, Hildale, Utah 84784
Wednesday, February 6, 2019 6:30 p.m.

Present:

Mayor: Donia Jessop
Council Members: Stacy Seay, JVar Dutson, Jared Nicol, Maha Layton, Lawrence Barlow
City Recorder: Vincen Barlow
City Manager: John Barlow
Staff: John Barlow, Christian Kesselring, Harrison Johnson, Vincen Barlow, Officer Robb Radley, Weston Barlow, Ralph Johnson Jr., Mariah La Corti
Court Monitor: Roger Carter
Public: Vance Barlow, Willie Jessop, Tracy Barlow, Charles Hammon, Joan Barlow, Mayor Joseph Allred, Lorin Zitting, Dean Kingsley (this list may be incomplete)

#1 Call to Order

Meeting called to order at 6:30 p.m. Roll taken, quorum present.

#2. Pledge of Allegiance

Jared led the crowd in the pledge of allegiance.

#3. Public Comment

Willie Jessop addressed the Board about a project he would like to bring to the city. He will be bringing Engineers from the project to the next council meeting to discuss details, he requested to be on the agenda that date. He is looking for input from the City Council to make sure he has their support. He would like to re-record the lots. JVar asked him to bring this before the Planning and Zoning Commission prior to next meeting. Willie explained that he is unhappy with the zoning that they put in place. Mayor Jessop informed him that the re-zone process is a simple one and invited him to sit down with her and the City Manager to go through the process.

In addition, he requested that the City identify themselves with a "Welcome to Hildale City" sign and bring amenities to town for the individuals staying at his hotel. He will be bringing a beer license application for this business back to the City for re-consideration and will also be asking to put some kind of concessions across from the hotel. He has a company willing to assist in putting in donated playground equipment when the City gets ready for such.

Maha Layton addressed the council as a citizen, and thanked the council, administration, and public for their work within the last year. She is very excited about the positive things that the council is working on now.

#4. Hinton Burdick – Auditors Presentation

Mike Spilker with Hinton and Burdick reviewed the audit. Overall, their opinion is that we are in compliance with generally accepted accounting principles. He noted a few specific

improvements from FY2017. He walked the council through revenues and expenses for Hildale City and Hildale/Colorado City Utility Department.

JVar asked his feelings on interfund transactions. Mike stated that this is scrutinized closely by the state and has requirements that must be met.

#5. Oversight Items

A. Financial and Check Registry Review and Approval

John Barlow presented. He walked the council through revenues and expenditures with comparison to budget for the month ending January 31, 2019. A check registry was provided for approval.

JVar Dutson moved to pay the bills as they become due and the funds become available.

Maha Layton seconded. Roll call vote:

	YES	NO	ABSTAIN
Lawrence Barlow	X		
Stacy Seay	X		
JVar Dutson	X		
Maha Layton	X		
Jared Nicol	X		

Motion carried.

B. Approval of Minutes of Previous Meetings

JVar Dutson moved to approve the minutes of the January 2, 2019 Meeting.

Stacy Seay seconded. Roll call vote:

	YES	NO	ABSTAIN
Lawrence Barlow	X		
Stacy Seay	X		
JVar Dutson	X		
Maha Layton	X		
Jared Nicol	X		

Motion carried.

JVar Dutson moved to ratify the minutes of the November 27, 2018 Utility Board Meeting.

Stacy Seay seconded. Roll call vote:

	YES	NO	ABSTAIN
Lawrence Barlow	X		
Stacy Seay	X		

JVar Dutson	X		
Maha Layton	X		
Jared Nicol	X		

Motion carried.

C. Discussion on Managers Report

John Barlow presented. He recapped a number of positive things that happened in 2018. The Department Heads and City Managers have scheduled a time each month to get together to collaborate.

John is in the Army Reserves and has been asked to go on a 9-month deployment. He and the Mayor are working on a plan on what should happen during his absence. Councilmembers expressed their support of him and thanked him for his service.

Jared expressed concerns about the lack of policies and procedures for the Community Outreach Department. John explained that this Department is ran completely by volunteers, although some staff time has been spent assisting when needed. He invited councilmembers to take the initiative to create an organizational structure and allocate some funds toward the department, if possible, if they feel the need.

Jared brought up discussion on a paid internship agreement with Water Canyon School. John gave a review of the details on this.

#5. Consent Items

A. Consideration on FY2018 Homeland Security Grant Articles of Agreement

JVar Dutson moved approve proceeding with the FY2018 Homeland Security Grant.

Stacy Seay seconded. Roll call vote:

	YES	NO	ABSTAIN
Lawrence Barlow	X		
Stacy Seay	X		
JVar Dutson	X		
Maha Layton	X		
Jared Nicol	X		

Motion carried.

B. Ratification of Local Consent for Beer License for Colorado City Music Festival

The City is supporting this event by including it under our insurance, having a city representative there to make sure things are going well and risks are mitigated. As a thank you, the music festival has offered a number of tickets to the city.

Maha expressed concerns about Hildale City providing insurance for this private event.

John was asked to research if there are any ordinances that may influence this decision.

Stacy Seay moved to Ratify the Local Consent for a Beer License for the 2019 Colorado City Music Festival, pending staff approval and oversight.

Jared Nicol seconded. Roll call vote:

	YES	NO	ABSTAIN
Lawrence Barlow	X		
Stacy Seay	X		
JVar Dutson	X		
Maha Layton		X	
Jared Nicol	X		

Motion carried.

C. Consideration of Expenditure to Remove Blight

John Barlow presented. He explained how it is hard to attract economic development when looking at Hildale City's current state. This specific blight removal example was requested by a company looking into purchasing the New Era building. The question for the council is if they would like to spend city money to remove blight to attract new businesses to town.

John has talked to the property owner who is in agreement with this. Jared felt it would be worth a conversation to ask the realtor to split the cost. He also expressed his concerns that there are other properties in the area that are just as bad, if not worse. John pointed out that the council is wanting to attract new businesses to town and that this may be an important step in that. Maha agreed that John is following directive to do what is necessary to attract businesses.

Stacy suggested that this be worked into the budget for future years, and the decision on what blight is be left up to the City Manager. There was brief discussion on strategic vs. operational.

Lawrence wanted it acknowledged that this property owner is giving up this property value for the betterment of this city.

Lawrence Barlow moved to approve the expenditure for the demolition of the blight located at 865 North Pinion Street.

Stacy Seay seconded. Roll call vote:

	YES	NO	ABSTAIN
Lawrence Barlow	X		
Stacy Seay	X		
JVar Dutson		X	
Maha Layton	X		
Jared Nicol		X	

Motion carried.

D. Consideration and Possible Action on Endorsing Local Agricultural Business; Baskets and Bowls

The owner of the business Baskets and Bowls, Dean Kingsley, was invited to speak to the council. They are asking the City to endorse them legally growing medical marijuana in Hildale City. Utilities would benefit from the services they will be using. They will be heavily monitored on the state level. They will be required by the State of Utah to have cameras running 24 hours a day, so there should be no crime issues. They anticipate bringing 25-30 good paying jobs for the residents of surrounding areas, with projected growth. Their cannabis will not be sold locally, it will be sold to the State of Utah to be sold at their dispensaries.

Stacy asked why he needs endorsement from the City. He explained that the State of Utah will only allow 10 licenses and having City support now will put them at the forefront of receiving one of those.

Jared brought up a house bill that makes it impossible for a city to reject this type of business. Dean described why he chose to locate his business in Hildale, why the city endorsement is important, and what the plan for his business is.

Lawrence asked about the processing of the cannabis and what effect it would have on the environment. Dean responded that if endorsed, there will be guidelines put into place by the State that they understand they will be required to follow.

Stacy Seay moved to endorse Baskets and Bowls effort to legally grow medical marijuana in Hildale City.

JVar Dutson seconded. Roll call vote:

	YES	NO	ABSTAIN
Lawrence Barlow	X		
Stacy Seay	X		
JVar Dutson	X		
Maha Layton	X		
Jared Nicol	X		

Motion carried.

E. Consideration and Possible Action on Memorandum of Understanding with Washington County Drug Task Force

Several law enforcement agencies in Washington County have maintained a drug task force to efficiently investigate and prosecute controlled substance abuse. The Washington County Commission is requiring this Memorandum of Understanding be signed by participating agencies in order to continue their operations.

JVar Dutson moved to approve the Memorandum of Understanding with Washington County Drug Task Force and direct Mayor Jessop and City Recorder to sign.

Maha Layton seconded. Roll call vote:

	YES	NO	ABSTAIN
Lawrence Barlow	X		
Stacy Seay	X		
JVar Dutson	X		
Maha Layton	X		
Jared Nicol	X		

Motion carried.

7. Strategic Items

A. Development of Strategic Objective

- i. Curfew
- ii. Creation of Economic Committee
- iii. Maxwell Water Sales

Sponsoring councilmembers discussed their desire to add items to the pipeline.

JVar Dutson moved to add Curfew, Creation of Water Sales and creation of an Economic Committee to the pipeline to be addressed at the March Work Session. Lawrence Barlow seconded. Roll call vote:

	YES	NO	ABSTAIN
Lawrence Barlow	X		
Stacy Seay	X		
JVar Dutson	X		
Maha Layton	X		
Jared Nicol	X		

Motion carried.

- iv. Welcome Sign
- v. Welcome center
- vi. Branding Campaign

These items were discussed at the work session on February 5, 2019 and are not ready for formal action at this time.

B. Strategic Direction Request from Administration

i. Approval of Resolution Dropping Impact Fees

The Utility Department, by direction of the Utility Board, asked the cities to drop the impact fee, the city council directed administration to go through the necessary process. John explained one recommendation by the Court Monitor was to work with Colorado City on the timing. Vance

Barlow, Town Manager of Colorado City explained that their city council approved the concept. They are in the process of working with their attorney and reducing the fee to the same level.

**Maha Layton moved to approve Resolution Number 2019-02-001 and direct Mayor Jessop and City Recorder to sign.
Lawrence Barlow seconded. Roll call vote:**

	YES	NO	ABSTAIN
Lawrence Barlow	X		
Stacy Seay	X		
JVar Dutson	X		
Maha Layton	X		
Jared Nicol	X		

Motion carried.

- ii. Pursue Creating Fiber Fund Under Utility Department**
- iii. Pursue \$150,000 Intergovernmental Loan to Fiber Fund**
- iv. Pursue Drafting Contract with Ezra Nielsen to Operate Fiber Assets with Utility Supervision**

There is about a million dollars worth of fiber assets existing in the cities. The city being in charge of this infrastructure and making it available to all ISP’s, rather than a private entity, will make service and costs more competitive.

This is a concept proposed by the Utility Department. The Utility Board, after an extensive discussion, agreed to recommend that the cities pursue this. There are several things that will need to be worked out. The question before the council is if they would like to direct administration to pursue this.

Mayor Allred was invited to share his feelings. He stated that he sees no problem with moving forward with discussions, he just has an overall concern regarding ownership. He expressed worries regarding public/private partnerships and control of this asset.

**Jared Nicol moved to direct administration to pursue creating a Fiber Department, an Intergovernmental Loan and contract with Ezra Nielsen.
JVar Dutson seconded. Roll call vote:**

	YES	NO	ABSTAIN
Lawrence Barlow	X		
Stacy Seay	X		
JVar Dutson	X		
Maha Layton	X		
Jared Nicol	X		

Motion carried.

D. Executive Session

Lawrence Barlow moved to go into Executive Session for the Discussion on Acquisition of Real Property and Indemnification Agreement.

Maha Layton seconded. Roll call vote:

	YES	NO	ABSTAIN
Lawrence Barlow	X		
Stacy Seay	X		
JVar Dutson	X		
Maha Layton	X		
Jared Nicol	X		

Motion carried.

Roger Carter, John Barlow, Vincen Barlow and Christian Kesselring were invited to attend.

Lawrence Barlow moved to close the Executive Session and Reconvene the Regular Meeting.

JVar Dutson seconded. Roll call vote:

	YES	NO	ABSTAIN
Lawrence Barlow	X		
Stacy Seay	X		
JVar Dutson	X		
Maha Layton	X		
Jared Nicol	X		

Motion carried.

Mayor Jessop called the regular meeting back to order at 10:29 p.m.

ii. Consideration and Possible Action on Indemnification Agreement

Christian Kesselring presented. The title company is asking for this because of liens that touch the property. The risk is low enough that he recommends proceeding. If approved, if the title company ends up having to pay any legal fees associated with this, the city would have to pay them. The title company is insuring any loss concerning this. The deal will be closed with approval of the agreement

Lawrence Barlow moved to issue the Indemnification and authorize the Mayor and City Recorder to sign it.

JVar Dutson seconded. Roll call vote:

	YES	NO	ABSTAIN
Lawrence Barlow	X		
Stacy Seay	X		
JVar Dutson	X		

Maha Layton	X		
Jared Nicol	X		

Motion carried.

Lorin Zitting, from Canaan Mountain Holdings, thanked Christian for his great work.

8. Reports from Mayor and Council

None

9. Adjournment

With no other business, meeting adjourned at 10:35 p.m.

I verify that a copy of the notice and agenda was delivered to the Mayor and City Council members and posted at the City Hall, 320 E. Newel Avenue, Hildale, Utah and sent to the Utah State Public Meeting Notice coordinator.

Minutes were approved at the City Council Meeting on March 6, 2019.

Vincen Barlow

Vincen Barlow, City Recorder

