IVINS
CITY COUNCIL
MINUTES
August 16, 2018

1) WELCOME AND CALL TO ORDER

MAYOR AND COUNCIL: The meeting was called to order at 5:30 p.m. and announced there was a quorum present.
All present included Mayor Hart, Council Member Mehr, Council Member McDonald, Council Member Johnson, and Council Member Densley.
STAFF: City Manager/Attorney Dale Coulam, Building and Zoning Administrator Mike Rodriguez, Public Work Director/City Engineer Chuck Gillette, Assistant Public Works Director Tom Jorgensen, and City Recorder Kari Jimenez.
EXCUSED: Council Member Elliott
Audience: Terri Draper, Mitch Cloward, Rich Svien, Kenneth Anderson, Claudette Larsen, Dee Osborn and others who did not sign in.

A. Acknowledgement of Quorum

Mayor Hart acknowledged there was a quorum present. Council Member Elliott was excused and Council Member Mehr was expected to arrive shortly.

B. Flag Salute

Council Member Densley led the Flag Salute

C. Invocation

Council Member Densley gave the Invocation

D. Disclosures

There were no disclosures or conflicts of interest with items on this meeting's agenda.

2) REPORTS, PRESENTATIONS AND APPOINTMENTS

Mayor Hart reported that Brecken Atkinson was present and part of the Snow Canyon Junior League Softball team that recently won the World Series. Their coach and other players are expected to be present later in the meeting.

A. Dixie Regional Medical Center presentation

Mitch Cloward with Dixie Regional Medical Center provided information regarding statistics and accomplishments to the Mayor and City Council. A copy of the information is available by request through Ivins City Hall. They are working together with Rocky Vista University and have created an agreement for Rocky Vista University students to work rotations at Dixie Regional Medical Center. He invited the Mayor and City Council to attend a commemoration on September 12, 2018, celebrating the end of the centers construction project. **Mayor Hart** extended his gratitude to Dixie Regional Medical Center and expressed his appreciation for them working with Rocky Vista University.
Council Member Mehr arrived at 5:37 p.m. He disclosed that he was employed by Intermountain Health Care. He had no other disclosures or conflicts of interest.
Council Member Johnson suggested that they suspend the rules and move the Citizen Comment up to this time in agenda.
MOTION: Council Member Mehr moved to suspend the rules and address the Citizen Comment that has been submitted
SECOND: Council Member McDonald
VOTE: The motion carried.

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Council Member Mehr	AYE
Council Member McDonald	AYE
Council Member Johnson	AYE
Council Member Densley	AYE
Council Member Elliott	ABSENT

3) CITIZEN COMMENT & REQUEST FOR FUTURE AGENDA ITEMS

Julie Clark resides at 770 South 200 East and commented that there are no painted crosswalks at the intersection of 400 South and 200 East. It would also be a benefit to have a crossing guard at that location as well because there are a lot of students that cross there and she felt it was a safety hazard. There is a nice paved path on the west side of the road until 400 South and then it it's poor walking conditions. **Mayor Hart** commented that this wouldn't be an agenda item but could be addressed through the Public Works and Public Safety Departments.

2) REPORTS, PRESENTATIONS AND APPOINTMENTS

B. Department Reports: Building Department; Public Works/Engineering; Finance Report

Mike Rodriguez reported that the City has issued 23 single family building permits so far for the month of August. In 2017 a total of 116 single family building permits were issued. In 2018 the City has issued 103 single family building permits through the first part of August. He referred to the project on 200 West and Center Street that is being built by Ence Homes and indicated those are progressing. He reported that the City has been really busy with inspections.

Chuck Gillette reported that for July 2018, there were more leaks in the system than they would like to have. The City fixed several services and replaced a 180 feet of 4" pipe in the Citadel Estates subdivision. The Public Works Department has been helping with the Ivins Reservoir, installing storm drains, subgrade and road base for the path that will go around the peninsula. The detention dam in Kayenta is complete and offered to take the City Council on a site visit before one of the upcoming City Council meetings. He inquired if a site visit would be considered an official meeting. **Dale Coulam** clarified that if they aren't discussing business, it wouldn't be an official meeting. Chuck Gillette stated that he'll schedule that. He reported that he's working on a final version of the Irrigation Master Plan, Rate Studies and Impact Fee Analysis. He was just made aware last week that the City will be receiving a grant from the State of Utah for $660,000 to assist with rehabilitation of the dams around Ivins Red Mountain. That project is expected to be over $1 million dollars, with Ivins anticipated obligation of approximately $80,000. The City is waiting for comments back from the State and Federal Government on that project but they are hoping to get those back this month and be under construction in December of this year.

Dale Coulam indicated that Wally was attending a meeting in Salt Lake City but previously provided a written finance report to the Mayor and City Council. A copy of the report is available by request through Ivins City Hall.

C. Planning Commission Report

Mike Rodriguez stated that the Planning Commission discussed overlay district language changes and Dale Coulam is working on that ordinance.

MOTION: Council Member Mehr moved to suspend the rules and bring agenda item 5)A forward to this point in the agenda

SECOND: Council Member McDonald

VOTE: The motion carried.

Council Member Mehr	AYE

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Council Member McDonald	AYE
Council Member Johnson	AYE
Council Member Densley	AYE
Council Member Elliott	ABSENT

5) DISCUSSION AND POTENTIAL ACTION ITEMS

A. Discuss and consider approval of Resolution No. 2018-23R, a Resolution of Ivins City, Utah, Appointing a Grand Marshal for the 2018 Heritage Days Parade

Mayor Hart indicated that David Hafen is a life-long resident of Ivins City and major contributor to the City. Mayor Hart read the Resolution, a copy of which is available by request through Ivins City Hall.

MOTION: Council Member Johnson moved to approve Resolution No. 2018-23R, a Resolution of Ivins City, Utah, Appointing a Grand Marshal as David Hafen our Heritage Days Parade
SECOND: Council Member Mehr
VOTE: The motion carried.

Council Member Mehr	AYE
Council Member McDonald	AYE
Council Member Johnson	AYE
Council Member Densley	AYE
Council Member Elliott	ABSENT

Roll call vote. All Council Members who were present voted in favor.

4) PUBLIC HEARING AND ACTION ITEMS

A. Public Hearing to vacate approximately 84 feet of right-of-way on the east side of 200 West as it approaches 200 South adjacent to the Best Acres subdivision

Dale Coulam stated this is a formality. This is 84 feet of right-of-way that the City does not need and is adjacent to the Best Acres subdivision as you approach 200 South. This was not included in the Historic Township project. **Mayor Hart** opened the Public Hearing. There being no comments, **Mayor Hart** closed the Public Hearing.

B. Discuss and consider approval of Ordinance No. 2018-14, an Ordinance of Ivins City Utah, vacating right-of-way

MOTION: Council Member McDonald moved to approve Ordinance No. 2018-14, an Ordinance of Ivins City Utah, vacating right-of-way
SECOND: Council Member Johnson
VOTE: The motion carried.

Council Member Mehr	AYE
Council Member McDonald	AYE
Council Member Johnson	AYE
Council Member Densley	AYE
Council Member Elliott	ABSENT

Roll call vote. All Council Member who were present voted in favor.

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C. Public Hearing to receive input on the proposed sale of approximately 15.52 acres of City owned property

Dale Coulam indicated the City put a Notice out for bids and a Notice in the newspaper but no bids were submitted. **Mayor Hart** opened the Public Hearing. There being no comments, **Mayor Hart** closed the Public Hearing.

5) DISCUSSION AND POTENTIAL ACTION ITEMS

B. Discuss and consider approval of Resolution No. 2018-24R, a Resolution of Ivins City, Utah, appointing Tom Jorgensen as Ivins City Deputy Treasurer

Dale Coulam stated that Jennifer Chapman was the Deputy City Treasurer prior to her taking the City Treasurer position so a replacement is needed.

MOTION: Council Member Johnson moved to approve Resolution No. 2018-24R, a Resolution of Ivins City, Utah, appointing Tom Jorgensen as Ivins City Deputy Treasurer
SECOND: Council Member McDonald
VOTE: The motion carried.

Council Member Mehr	AYE
Council Member McDonald	AYE
Council Member Johnson	AYE
Council Member Densley	AYE
Council Member Elliott	ABSENT

Roll call vote. All City Council Members who were present voted in favor.

C. Discuss and consider approval of Resolution No. 2018-13R, a Resolution of Ivins City, Utah, approving and authorizing the filing of the Recreation and Public Purposes Act application

Chuck Gillette indicated that the City Council has discussed this previously. Another plan has been added that is an alternative to a large park. The alternative plan includes a regional parks that includes sport courts, an ultimate frisbie golf course, Jr. Mountain Biking course, parking, trails, playground, bathroom facilities, grassy areas, pavilions, landscaping and similar. The timetable for development is 5-7 years for the first phase, which would include the Public Works facility, phase 1 of the cemetery, phase 1 of the park and the equestrian parking facility. The primary need in the first phase is the Public Works facility with an estimated cost of $7.8 million. The timetable for all phases of this project would be 15-17 years with an estimated cost of $16 million dollars. **Council Member Mehr** inquired where the $16 million dollars would come from. **Mayor Hart** stated a variety of sources including impact fees, the general fund and grants. **Council Member Mehr** inquired what UNITY Park cost. **Chuck Gillette** indicated $2.5 million and it's 12 acres. The BLM acreage total is 100 acres and it's possible that some of the costs to access the property will be paid for by the MPO (Dixie Metropolitan Planning Organization) and Western Corridor project. **Council Member Densley** inquired if infrastructure is a large portion of the cost. **Chuck Gillette** stated that it was because water has to be run to the property and some type of septic system installed. **Council Member McDonald** inquired if this is just another option. **Chuck Gillette** indicated that it is. **Council Member Densley** inquired as to the time table. Chuck Gillette stated it will take 3-4 years to acquire the property.

MOTION: Council Member Densley moved to approve Resolution No. 2018-13R, a Resolution of Ivins City, Utah, approving and authorizing the filing of the Recreation and Public Purposes Act application

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SECOND: Council Member McDonald
VOTE: The motion carried.

Council Member Mehr	AYE
Council Member McDonald	AYE
Council Member Johnson	AYE
Council Member Densley	AYE
Council Member Elliott	ABSENT

Roll call vote. All present voted in favor.

Mayor Hart recognized and congratulated the Snow Canyon Junior League softball team for winning the Junior Little League Softball World Series. The team is made up of 13-14 year old girls and coached by Jeremy Mooring. He commented that the series was featured on sports channel ESPN.

D. Discussion regarding streetlighting

Mayor Hart referred to a letter that was sent to the Mayor and City Council by Dee Osborne. A copy of the letter is available by request through Ivins City Hall. **Chuck Gillette** showed the Mayor and City Council the current standard light, as well as the LED light, which is a color temperature of 3000K. That is the same color temperature of the bollard lights that aren't the deeper yellow/orange. There's a concern with the color not matching the ~~h~~High ~~p~~Pressure ~~s~~Sodium but the lowest offered colored kelvin is 3000 unless the City Council goes with similar bollard lighting. **Council Member Densley** inquired what the distance is for light coverage. **Chuck Gillette** stated they have the same lumins as the High Pressure Sodium lights. A standard LED is 5000-6000 kelvin. **Mayor Hart** suggested that if the City adopts a standard, they include a provision that if there ever becomes a time to obtain a color of 2200 or 2500 kelvin, that be done. **Chuck Gillette** indicated that the City needs to either pick the new light or pick one of the other lights where the LED's are up in the hat. **Council Member Densley** inquired what the life is on the LED's. **Chuck Gillette** stated 25,000 hours, which is approximately 10-15 years. **Council Member Densley** inquired if it was possible to put a bulb in the lights that the City currently has. **Chuck Gillette** clarified that they don't make the ~~h~~High ~~p~~Pressure ~~s~~Sodium bulbs anymore and the other fixtures aren't even available. **Council Member Densley** inquired as to the cost. **Chuck Gillette** stated approximately $5,000 each for the poles that will support banners. **Council Member Mehr** inquired as to the possibility for custom fixtures for the City. **Chuck Gillette** indicated there could be some liability with that if a fire started and the lights were already tested. **Mayor Hart** stated he was going to take a picture of it and talk to Kevin Warnick at Tuacahn to see if there's a custom gel that could be used to make the lighting the color the City wants. **Delores Osborne** inquired if colored or painted glass would work. She likes the amber color lights and not the white ones. **Council Member Mehr** would like Chuck to explore the options to see if altering the glass color would void the warranty. A member of the audience, **Kenneth Anderson**, commented that a dimmer could be placed that pulls the kelvin color down. **Chuck Gillette** clarified that a dimmer would also reduce the amount of light output. The **Mayor and City Council** agreed that more research and exploration of options should continue.

E. Discuss and consider approval of Ordinance No. 2018-15, an Ordinance of Ivins City, Utah, amending Section 3.12.306 of the Ivins City Code entitled "Rejection of Bids"

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Dale Coulam stated the- Purchasing Ordinance needed to be clarified regarding the rejection of bids. **Council Member McDonald** inquired if someone complained about their bid being rejected. **Dale Coulam** indicated no.

MOTION: Council Member Mehr moved to approve Ordinance No. 2018-15, an Ordinance of Ivins City, Utah, amending Section 3.12.306 of the Ivins City Code entitled "Rejection of Bids"

SECOND: Council Member McDonald

VOTE: The motion carried.

Council Member Mehr	AYE
Council Member McDonald	AYE
Council Member Johnson	AYE
Council Member Densley	AYE
Council Member Elliott	ABSENT

Roll call vote. All present voted in favor.

F. Discuss and consider approval of expenditure for Highway 91 Storm Drain and Sewer project

Chuck Gillette stated that at the last City Council meeting, the City rejected all bids and did a quick rebid. It didn't turn out quite like the City had hoped. The City received a substantially lower bid from Prime Excavating but the City couldn't accept it because the bid was late. He recommended that the City award the bid to Sunroc, who may sub-contract with Prime Excavating. **Council Member Mehr** inquired what the required timing of the project is. **Chuck Gillette** indicated that the Haven at Heritage project absolutely needs this to get done and it should have started yesterday. **Council Member Densley** inquired if Chuck qualified the bid because there was a big difference between the bids. **Chuck Gillette** stated that the City has done work with Prime Excavating in the past. **Mayor Hart** inquired as to Dale Coulam's opinion. **Dale Coulam** indicated that the City has a bidder that hasn't complied twice and the City has another very responsible bidder who has bid and renegotiated the bid. The City doesn't want to lose credibility. **Mayor Hart** commented that regardless of how Sunroc proceeds and subcontracts out, they're the ones that are liable for the work. **Chuck Gillette** stated yes and indicated that Sunroc is going to honor their first bid. **Council Member Mehr** inquired as to the contingency. **Chuck Gillette** clarified if something is found that isn't expected, Staff doesn't have to come back to the City Council for approval.

MOTION: Council Member Densley moved to approve expenditure for Highway 91 Storm Drain and Sewer project going to Sunroc in an amount not to exceed $335,674.88 plus a $30,000 contingency, for a total of $365,674.88.

SECOND: Council Member Mehr

VOTE: The motion carried.

Council Member Mehr	AYE
Council Member McDonald	AYE
Council Member Johnson	AYE
Council Member Densley	AYE
Council Member Elliott	ABSENT

G. Discuss and consider approval of cost share agreement with Heritage at Haven subdivision

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Chuck Gillette indicated that when the City bid out the Highway 91 project, a portion of the City's capital facilities were adjacent to the project and where the developer needs to install curb, gutter, sidewalks and landscaping. The City held that back from the bid and recommends that the City enter into an agreement where the developer will install those improvements with their own contractor and the City will reimburse the developer for the amount of the facilities.

MOTION: Council Member Densley moved to approve cost share agreement with Heritage at Haven subdivision

SECOND: Council Member Johnson

VOTE: The motion carried.

Council Member Mehr	AYE
Council Member McDonald	AYE
Council Member Johnson	AYE
Council Member Densley	AYE
Council Member Elliott	ABSENT

H. Discuss and consider approval of expenditure for concrete walkway at Fire Lake Park/Ivins Reservoir

Chuck Gillette stated that the City originally planned an asphalt trail but after discussion with the Parks Department and the Mayor, they decided a concrete walkway would be a better solution over the long run. Concrete is more expensive but is more durable, will last longer and most users will be using it barefoot. **Council Member Densley** agreed. **Mayor Hart** indicated that there is a dramatic difference in temperature between asphalt and concrete. **Council Member Mehr** had a question regarding the park but it isn't about this item. He was enjoying the park recently and talking to the Parks and Recreation Supervisor Dalan Briggs and based on that conversation, he thinks that the Parks Department has made some changes to the plan from what the City Council approved. As an example, Dalan told him they're not putting in any pavilions and he thought that was something the City had planned to do. **Dale Coulam** stated that the City Council has discussed this on at least one prior occasion. The City of St. George is moving away from installing pavilions because fights are breaking out when someone reserves a pavilion but someone else gets there first. The Mayor and City Council will discuss this on the next City Council agenda.

MOTION: Council Member Densley moved to approve an expenditure for a concrete walkway at Fire Lake Park/Ivins Reservoir

SECOND: Council Member Johnson

VOTE: The motion carried.

Council Member Mehr	AYE
Council Member McDonald	AYE
Council Member Johnson	AYE
Council Member Densley	AYE
Council Member Elliott	ABSENT

I. Discuss and consider approval of response time requirements for non-supervisory Public Safety Officers

Dale Coulam indicated that there continues to be an issue as the City tries to staff the Public Safety Department. The City began with a requirement of residing within five (5) miles of Ivins City and when Santa Clara and Ivins Police Departments merged, they changed that requirement

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to seven (7) miles of the Santa Clara border. He received several responses from other cities as to what their requirements are. The majority go by mileage and the most common mileage was 20 miles. If the officers lived beyond that, the officers either pay for their own gas or have to commute with their own vehicle. In speaking with SCI Police Chief Bob Flowers, he recommended a response time of 45 minutes for non-supervisory Officers. **Mayor Hart** stated that's as far as Hurricane and inquired if the City would be paying the use of a vehicle out that far. **Dale Coulam** clarified that it's proposed that way but non-supervisory Officers aren't called for backup. **Council Member Mehr** inquired if other agencies are looking for Officers and if they are doing this. **Dale Coulam** indicated absolutely. **Council Member Mehr** inquired if the SCI PD are down positions. **Dale Coulam** clarified that they are down by two (2) Officers. **Council Member Mehr** stated that he looks at this from the healthcare perspective. They have physicians who are on-call and have to be within so many minutes. He inquired what Chief Flowers suggested. **Dale Coulam** indicated 45 minutes. The most common is 20 miles but 7 miles doesn't cut it. Times have changed. Every department in this County is down Officers. **Mayor Hart** stated that 45 minutes was too far and favored a reasonable distance because mileage and fuel would be at the City's expense. **Council Member McDonald** commented that the Officers are already over that way because the jail is in Hurricane. **Council Member Johnson** preferred a distance rather than a response time because that can change drastically based on traffic. **Mayor Hart** inquired if 20 miles was reasonable. **Dale Coulam** indicated that is what the research has shown. **Council Member Densley** liked the 45 minute response time so that the City has more of an opportunity to recruit. **Council Member Mehr** and **Council Member McDonald** were comfortable with 20 miles. **Mayor Hart** commented that the majority of the population is centered within that radius.

MOTION: Council Member Mehr moved to approve the response requirement be 20 miles for non-supervisory Public Safety Officers
SECOND: Council Member McDonald
VOTE: The motion carried.

Council Member Mehr	AYE
Council Member McDonald	AYE
Council Member Johnson	AYE
Council Member Densley	NAY
Council Member Elliott	ABSENT

J. Discuss impact of Washington County opting for Vote By Mail

Dale Coulam stated that Washington County is shifting to Vote-By-Mail and is faced with outdated machines that no one services and software isn't available for them. The impact of Washington County going Vote-By-Mail is that it would become Ivins' burden to run their own election if Ivins doesn't also go Vote-By-Mail. It would also be the City's expense to arrange for printing of paper ballots because electronic ballots would not be available; the City would also have to recruit and pay for poll workers. The upcoming election is not a municipal election and will be Vote-By-Mail. It's been shown that it dramatically increases the percentage of voters who vote. The City Council was concerned with whomever opens the ballot, can fill it out and send it in. **Council Member Mehr** indicated that he didn't like this at all and stated that the County Commissioners were not correct in voting for this. He referred to there being problems with verification of signatures and suggested that Ivins City do their own election. He commented that there is an argument about cost but indicated that it's a fundamental right to vote

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and he'd gladly spend money on an election more than he would for a nice park. He requested a formal report from the County post the election with data, voting percentages, issues, lessons and similar.

K. Discuss and consider approval of Investment Advisor for Ivins City

Dale Coulam stated that the City received two (2) bids. One from Moreton Asset Management and one from Soltis Investment Advisors. Moreton handles a lot of municipalities and Soltis handles a lot of large non-governmental entities. The- recommendation is that the City select Moreton Asset Management. **Council Member Mehr** inquired if there were any disclosures or conflicts? **Dale Coulam** indicated he was not aware of any disclosures or conflicts and none were expressed by either company.

MOTION: Council Member Mehr moved to approve Investment Advisor for Ivins City as Moreton Asset Management
SECOND: Council Member McDonald
VOTE: The motion carried.

Council Member Mehr	AYE
Council Member McDonald	AYE
Council Member Johnson	AYE
Council Member Densley	AYE
Council Member Elliott	ABSENT

6) CONSENT AGENDA

A. Approval of expenditure to purchase backhoe loaders

Council Member Mehr inquired if this is within budget. **Dale Coulam** stated yes.

B. Approval of City Council Meeting Minutes for August 2, 2018

MOTION: Council Member Mehr moved to approve the Consent Agenda
SECOND: Council Member Johnson
VOTE: The motion carried.

Council Member Mehr	AYE
Council Member McDonald	AYE
Council Member Johnson	AYE
Council Member Densley	AYE
Council Member Elliott	ABSENT

7) CONSENT AGENDA ITEMS FOR DISCUSSION

8) REPORTS

A. Council

Council Member Mehr referred to Fire Lake Park and thanked Staff and the Department Heads in responding to him and answering his questions.

Council Member McDonald attended a Washington County Solid Waste District meeting. He ruffled some feathers. After discussing this with the Mayor, the County Commissioners were informed how he felt about things taking place and spiraling out of control. The recycling program is struggling drastically. It's costing more to recycle than it is to bury it and they've never seen that happen before. Rocky Mountain Recycling processes the recycling and is struggling to stay afloat. The board is afraid to cancel the program, for fear that it won't come back for many years. The goal is to continue funding the program. **Mayor Hart** commented that the commodities market is coming back. Council Member McDonald agreed but commented that the cost of shipping has increased.

Council Member Johnson reminded the Mayor and City Council that Heritage Days will consist

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of three (3) days and will be held on Thursday, September 6th, Friday, September 7th and Saturday, September 8th. They will start the festivities Thursday evening at Fire Lake Park.

Council Member Densley - no report.

B. Mayor

Mayor Hart reported that in the last couple of weeks he attended a ribbon cutting at the County Fair, a party for the softball team that won the world series and reported to the Board of Realtors as part of a Mayors Forum.

C. City Manager/Attorney Dale Coulam

Dale Coulam reported that Wally Ritchie is in Farmington for the Arbinger Institute. They teach you to try and look at and treat people as people instead of objects or hurdles. He and Wally attended a training a month ago and three (3) Department Heads and one (1) Supervisor are attending the training next week. Wally is being trained to become a Facilitator of the trainings with the goal of making the trainings available to all of Ivins' employees. He referred to a Citizen comment made at a previous City Council meeting regrading some law enforcement issues. Chief Flowers met with that person and the neighbors and made good headway with them and they are satisfied. He reported that this past weekend they had an undercover person at Fire Lake Park for a few hours each day on the weekend and they did not see any violations.

D. Items to be placed on future agendas

Discuss changes in plans for Fire Lake Park/Ivins Reservoir.

9) CLOSED MEETING-NONE

10) ADJOURNMENT

MOTION: Council Member Mehr moved to adjourn

SECOND: Council Member McDonald

VOTE: The motion carried.

Council Member Mehr	AYE
Council Member McDonald	AYE
Council Member Johnson	AYE
Council Member Densley	AYE
Council Member Elliott	ABSENT

The meeting adjourned at 7:38 p.m.

Respectfully,

Kari Jimenez
Ivins City Recorder

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