

MINUTES OF THE HUNTSVILLE TOWN COUNCIL MEETING

Thursday, July 21st, 2011

7:00 p.m.

Huntsville Town Hall

Present: Mayor James A. Truett
Council Member Max Ferre'
Council Member Laurie Allen
Council Member Alan Clapperton
Council Member Richard Sorensen
Legal Council Jerald Engstrom
Clerk/Recorder, Gail Ahlstrom

Citizens: Tammy Pifer Sgt. Ryon Hadley Jeff Holt
Brent Maw Lewis Johnson Tim Hansen
Ron Gault

The Pledge of Allegiance was led by Tammy Pifer.

The Opening Ceremony was led by Jeff Holt.

Citizen Comments:

Sgt. Hadley reported that summer finally hit, the sheriff's department issued 56 traffic citations in Huntsville for June. They received 20 calls from Huntsville Town, with 14 actual reports done, one criminal mischief, one theft, one trespass, two disturbances, one welfare check, two animal problems, two traffic citations, and three calls for suspicious activity. The biggest problems are in the parking lots and beach areas. Sgt. Hadley reported that the Forest Service, Sheriff's Office, and the Ogden Gang Unit will be conducting a sting operation in the valley this weekend.

Brent Maw: Maw Equipment: (See Attachment #1)

Brent Maw mentioned that it has been four years since the town did its last trade-in with Maw Equipment for a new tractor; usually the town does a trade-in every two years. Brent explained that most communities do a trade-in every two years. Maw Equipment takes trade-in and sells them to public contractors. Because of the slow economy there hasn't been a demand for tractors, but things are beginning to pick back up. Brent explained that the tractor the town is looking at is two models newer than what the town currently has. This new model has more horse power, a bigger boom, increased lift capacity, side lights, full windows, and has a tier three engine. Mayor Truett asked if there was a maintenance contract they could provide. Brent replied no, but there is a one-year warranty, and a two-year warranty on the drive train. CM Sorensen mentioned that service to the engine, hydraulic system, and transmission is only required once every 500 hours. With the trade-in the cost would be \$18,500 for four years, or less than \$20 per day for a brand new product. Brent said the normal list price on this tractor would be \$90,000, with the government discount it is \$75,000, with the trade-in the price is \$18,550.

CM Sorensen said he has worked with Brent a couple of times over the past few years, and he has had a good experience. Brent said the town would be investing in a product that's four years newer and two models better, so the town would be gaining equity.

Huntsville Irrigation Company: (Lewis Johnson)

Rex Mumford was not able to attend tonight's meeting so the time was turned over to Lewis Johnson for an update. Lewis recommended the town support the Huntsville Irrigation Company with their efforts to upgrade their secondary water project by placing pipes in their ditches. They are in need of a surge pond a staging area. The town landfill will work perfectly for this. They will also need access in and out of the landfill. CM Clapperton spoke with Rex Mumford about this; they are looking for the possibility of dumping the pond water back into the creek. Water from the pond could be used to water the landfill with. The surge pond would be about three feet deep, and will be fenced. Huntsville Irrigation will incur all the expenses. They are planning on running 13,500 feet of pipe into their system, to help protect 20% of their water. They are losing 46% of their water to evaporation or absorption into the ditch system. Water would be flowing through the pond so we won't have to worry about stagnant water. CM Sorensen would like to plant some trees at the landfill. Mayor Truett asked if they would be willing to enter into a lease agreement with the town. Lewis felt that it would be to the town's advantage to cooperate with them, and not ask them for any money. The town will eventually benefit from this. Lewis recommended the town write them a letter saying that the town will support their project.

The Huntsville Irrigation Co. has an attorney that could draft up an agreement that Mr. Engstrom can review. The agreement should specify that they will take on all expenses and that the town isn't being asked to pay for anything, CM Clapperton feels that this would be a good thing to support.

***Mayor Truett:**

Discussion and/or action on Lease/Purchase agreement with Zion's Bank for purchase of Valley School property: (See Attachment #2) Mayor Truett read from the proposed resolution. In the last meeting the council made a unanimous decision to apply the \$261,000 CDBG grant money towards the purchase of the Valley School property, which means the town will only have to finance a \$66,500 loan. Jeff Holt commented that originally the loan was a 20 year loan with two years of interest only payments. Now, with the big down payment, the town will have a 10 year loan with two years of interest only payments at a cost of \$2,700 a year, and then 8 years of payments at 4.06% interest. Mr. Engstrom stated that he reviewed the contract and everything is ok. **CM Clapperton made a motion to approve the resolution as presented.** CM Ferre' seconded. All votes aye. Motion passed.

Roll Call:	Mayor Truett	<u>Yea</u>	CM Ferre'	<u>Yea</u>
	CM Sorensen	<u>Yea</u>	CM Allen	<u>Yea</u>
	CM Clapperton	<u>Yea</u>		

Department Reports:

Mayor Truett stated that the town needs an active safety committee person, to attend training for the town. This assignment will help with safety grant reimbursements. Mayor Truett asked CM Ferre' to take on this responsibility and he graciously accepted.

Mayor Truett mentioned that he has set up a meeting with Scott Anderson, President of Zion's Bank, tomorrow at 2:00 at the town hall.

The Mayor would like to update Mr. Anderson about Huntsville’s plans for annexation and plans to purchase of the school property. The Mayor will be presenting him with a plaque expressing the town’s appreciation for his donations and support to the town over the years.

Council Member Sorensen:

Department Reports:

CM Sorensen reported that he has set the following fee schedule for mulch. A pickup load of mulch will be \$10 for town residents and \$20 for outside of town, or two stamps on their punch card.

CM Sorensen reported that the town’s insurance company paid the town for tree damage back in April. The town has a \$1,000 deductible, so the check was for \$1,275 to cover tree trimming and repairs to the pavilion. Ramona is going to submit employee wages to try to get more money from the insurance company.

Council Member Clapperton:

Discussion and/or action on Resolution with Huntsville Irrigation Company:

CM Clapperton mentioned that he is not presenting a resolution he is just asking the town to write a letter of support of the Huntsville Irrigation Companies piping project. **CM Clapperton made a motion to write a letter supporting Huntsville Irrigation Company’s piping project.** CM Sorensen seconded. All votes aye. Motion passed.

Roll Call:	Mayor Truett	<u>Yea</u>	CM Ferre’	<u>Yea</u>
	CM Sorensen	<u>Yea</u>	CM Allen	<u>Yea</u>
	CM Clapperton	<u>Yea</u>		

Discussion and/or action on whether to accept planning loan from Division of Environment Quality:

CM Clapperton made a motion to table this item, until the town can find out if the planning money can come in the form of a grant. CM Ferre’ seconded. All votes aye. Motion passed.

Roll Call:	Mayor Truett	<u>Yea</u>	CM Ferre’	<u>Yea</u>
	CM Sorensen	<u>Yea</u>	CM Allen	<u>Yea</u>
	CM Clapperton	<u>Yea</u>		

Department Reports:

CM Clapperton commented that Tim Hansen recommended that the town force people who are not living in their homes year round to purchase an insulating pillow that would go into their water meters to insulate against freezing in the winter. They are called closed cell foam disk, and cost about \$50. Mayor Truett thinks this is a great idea. Mayor Truett suggested working with the Planning Commission to get the proper verbiage into the ordinances.

Council Member Ferre’:

Report on 4th of July celebration: (See Attachment #3)

CM Ferre’ reported on the 4th of July. He has not received any information from the breakfast or the Fun Run yet. Income from booth rentals, fireworks, and donations came to \$13,864.00, and expenses came to \$15,515.00.

Department Report:

CM Ferre' said Cory Thompson has a different job now and isn't around, the town will need to advertise for a snow plow driver.

Council Member Allen:

Discussion and/or action on backhoe purchase from Maw Equipment:

Lewis Johnson stated that he spoke with the members of the Huntsville Waterworks Corp. and they want to purchase the backhoe for \$18,500. Lewis proposed that the town drop the 10% surcharge the town bills the secondary water company for reimbursement of administration and billing fees. Lewis doesn't know if this is an even trade off but we all live in the same town. CM Clapperton suggested allowing the secondary water company to use the town's backhoe at no cost, but the town would still charge them for the operator. Lewis said if the irrigation company gives the town \$18,500 then Ramona could keep track of the administration costs and backhoe usage costs and subtract them from an account. Mayor Truett doesn't want to get rid of the 10% administration fee, but agreed with giving Huntsville Waterworks Corp a \$18,500 credit.

CM Allen made a motion that the town will purchase a new backhoe from Maw Equipment for \$18,500, and the town will work out details with Huntsville Waterworks Corp. for an \$18,500 credit to be work off with administration and backhoe fees. The backhoe will remain the property of Huntsville Town. CM Clapperton seconded. All votes aye. Motion passed.

Roll Call:	Mayor Truett	<u>Yea</u>	CM Ferre'	<u>Yea</u>
	CM Sorensen	<u>Yea</u>	CM Allen	<u>Yea</u>
	CM Clapperton	<u>Yea</u>		

Department Report:

CM Allen reported that she met with Great Basin Engineering. She will meet with Kathy Stoker and Greg Roylance. As soon as she gives them the ok, they will move ahead with the project.

CM Allen mentioned that the building permit requirements were changed and if you were going to re-roof or re-side your home you don't need to get a permit. CM Allen said she has run into a big problem at her home because the siding that was put on her home won't pass inspection. The siding was not installed right. The manufacturer won't warranty it because the contractor used three different materials, they didn't use flashing, and the seams aren't on studs. Jason Doman came to give her a bid; he won't warranty his paint work because of these issues. CM Allen used to think building permits were a hassle for people, but now she realizes that they're for the protection of the residents. Obviously they weren't trained on how to install that particular kind of siding. CM Allen wondered if these two items should be added to the building inspection process.

Approval of Town Council minutes for meeting held on June 16th, 2011:

CM Ferre' made a motion to approve the TC minutes for meeting held on June 16th, 2011, as prepared. CM Clapperton seconded. All votes aye. Minutes were approved.

Approval of Work Session minutes from meeting held June 2nd, 2011:

CM Clapperton made a motion to approve the work session minutes for meeting held June 2nd, 2011 as prepared. CM Ferre' seconded. All votes aye. Minutes were approved.

Approval of Joint Work Session minutes for meeting held July 7th, 2011:

CM Clapperton made a motion to approve the joint work session minutes for July 7th, 2011 as prepared. CM Ferre' seconded. All votes aye. Minutes were approved.

Approval of Town Council minutes for meeting held July 7th, 2011:

CM Clapperton made a motion to approve the session minutes for meeting held July 7th, 2011, as prepared. CM Sorensen seconded. All votes aye. Minutes were approved.

CM Ferre' made a motion to adjourn. CM Allen seconded.

Meeting adjourned at 8:40 p.m.

Gail Ahlstrom, Clerk/Recorder

James A. Truett, Mayor