

Present:

Mayor Piccolo	
Councilmembers:	
Wayne Clausing	Kevin Drolc-Police Chief
Rick Davis	Nick Sampinos-City Attorney
Terry Willis	Nick Tatton-Community Director
Kathy Hanna-Smith	Miles Nelson-Public Works Director
Layne Miller	Lisa Richens-Finance Director
	John Daniels-Human Resources Director
	Sherrie Gordon-City Recorder

Excused Absence: Bret Cammans-Customer Service Director

Present: Andrea Hofer, John Douros, Leif Nelson, Jim Lowe, Rick Sherman, Deb Dull, and Warren Benson

1. Mayor Piccolo called the regular meeting to order at 5:30 p.m. He led the Pledge of Allegiance.
2. Roll was called with the above Councilmembers and staff in attendance.
3. PUBLIC COMMENT –
No public comment was received on any item.
4. COUNCILMEMBERS REPORT - The Councilmembers presented an update on the activities and functions in which they have participated in support of Price City since the last Council meeting.
5. RESOLUTION NO. 2017-07 - Consideration and possible approval of Resolution No. 2017-07, A Resolution Establishing the Price City Storm Water Utility Rate Schedule.
Councilmember Hanna-Smith read the following from the information provided by Nick Tatton:
“When the storm water utility was established a floor, mid and top rate were authorized. The rate fluctuates from year to year based on projects and need. This increase is directly necessary to finalize funding on the matching funds for the CIB flooding mitigation funding previously received. Without the increase the projects would not be completed.”
MOTION. Councilmember Clausing moved to approve Resolution No. 2017-07. Motion seconded by Councilmember Willis and carried.
6. RESOLUTION NO. 2017-08 - Consideration and possible approval of Resolution No. 2017-08, A Resolution Amending Price City's Electric Rate Schedule, as Established by Resolution No. 2014-07, by Increasing Usage and Demand Rates Set Forth in Each Rate Table by 4%.
Mayor Piccolo reviewed the history of the project.
MOTION. Councilmember Davis moved to approve Resolution No. 2017-08. Motion seconded by Councilmember Hanna-Smith and carried.
MOTION. Due to the fact that it was not 6:00 P.M. and the Public Hearings could not begin, Councilmember Willis made a motion to move to agenda Item #12. Motion seconded by Councilmember Miller and carried.
7. PUBLIC HEARING - To receive public comment on the year-end budget revision for Fiscal Year 2016-2017.
Lisa Richens reviewed the year-end budget revisions as provided to the Mayor and Council.
MOTION. Councilmember Willis moved to open the public hearing at 6:13 p.m. Motion seconded by Councilmember Miller and carried.
Warren Benson addressed the Mayor and Council. He asked for an explanation of the electric fund costs. Mayor Piccolo explained the budget process. Money is assigned to projects and rates are stabilized.
MOTION. Councilmember Hanna-Smith moved to close the public hearing at 6:18 p.m. Motion seconded by Councilmember Willis and carried.
8. RESOLUTION NO. 2017-09 - A Resolution Amending Resolution 2017-04, and Setting Forth the Revised Budget of Price City, Utah, for the Fiscal Year Ending June 30, 2017.
MOTION. Councilmember Willis moved to approve Resolution No. 2017-09. Motion seconded by Councilmember Miller and carried.

9. PUBLIC HEARING - ENTERPRISE FUND TRANSFER HEARING to discuss the proposed transfer from the Electric Fund to the General Fund included in the Fiscal Year 2017-18 Tentative Budget, and to receive public comment on the transfer.
MOTION. Councilmember Davis moved to open the public hearing at 6:19 p.m. Motion seconded by Councilmember Miller and carried.
 Lisa Richens reviewed the budget as provided to the Mayor and Council and presented a slide show. Warren Benson addressed the Mayor and Council. He questioned why he was receiving notices regarding this subject in the mail. Mayor Piccolo explained the purpose/process of these funds and the new State law that requires additional notices. Price City sends notices every year to keep citizens informed.
MOTION. Councilmember Willis moved to close the public hearing at 6:37 p.m. Motion seconded by Councilmember Hanna-Smith and carried.
10. PUBLIC HEARING - To receive public comment on the Tentative Budget for Fiscal Year 2017-2018.
 Lisa Richens reviewed the Tentative Budget for Fiscal Year 2017-2018 as provided to the Mayor and Council.
MOTION. Councilmember Willis moved to open the public hearing at 6:42 p.m. Motion seconded by Councilmember Miller and carried.
 No public comment was received.
MOTION. Councilmember Davis moved to close the public hearing at 6:43 p.m. Motion seconded by Councilmember Hanna-Smith and carried.
11. RESOLUTION NO. 2017-10 - A Resolution Adopting the Financial Budget of the Price Municipal Corporation for the Fiscal Year Ending June 30, 2018.
MOTION. Councilmember Miller moved to approve Resolution No. 2017-10. Motion seconded by Councilmember Hanna-Smith and carried.

PLANNING AND ZONING COMMISSION – Nick Tatton reported that the Planning and Zoning Commission gave a favorable recommendation for final approval by the Price City Council on the following application with the conditions indicated.

12. Conditional Use Permit
- a. PRE-SCHOOL AND ART/MUSIC LESSON STUDIO - Consideration and possible approval of a co pre-school and art/music lessons land use at 91 East main Street within the Commercial 1 zoning district called The Artz Center, Jennifer Perkins.
- No food preparation or service on site finding that required infrastructure protection systems and state food safety licensing is not included in the application. Additional approval and building renovations may be necessary for inclusion of food preparation or service.
 - Garbage containers and service frequency utilized that prevent the accumulations of garbage, rubbish and debris finding that properly sized and serviced garbage containers prevent wind scatter and accumulations of garbage, rubbish and debris.
 - Building and fire safety re-inspection for compliance by the Price City Building Inspector and/or Price City Fire Chief finding that properly inspected buildings protect the health, safety and welfare of the community. No occupancy or use of the garage area or 2nd floor area for the business finding that occupancy of those areas may require additional safety modifications to the building. Occupancy restricted to ground level only.
 - No more than twenty (20) total children present at any time in the building finding that the application indicates up to 20 children and the safety inspections were conducted based on that occupancy level.
 - No children allowed to play or occupy the area outside of the building finding that properly fenced and protected areas are not present and the location is situated within a high-traffic commercial area.
 - All child drop-off and pick-up to be conducted off street finding that off street drop-off and pick-up mitigates the potential for vehicle-pedestrian accidents. Child drop-off and pick-up area to be accessed from 100 East driveway only and signage installed finding that restricted access from Main Street mitigates the potential for vehicle-pedestrian accidents. Child drop-off and pick-up area to be clearly marked with signage and/or parking lot paint striping and drop-off and pick-up area to be maintained clear of snow and other obstacles and drop-off and pick-up area to be lighted at all times finding that such requirements protect the health, safety and welfare of the community.
 - No drop-off and pick-up in the Alley way. All exterior lighting to be high efficiency LED fixtures/ bulbs.
 - No on-street parking by owners or employees; all owners or employees must park off street and/or in public mid-block lots finding that open on-street parking facilitates community commercial activity. No parking of any type in alley way.
 - Business signage to be reviewed and approved by the Price City Planning Department prior to installation finding that properly reviewed and approved signage promotes community consistency.
 - No conditions at the property or structure that violate the Price City property maintenance code finding that properly maintained properties and structures protect community property values.
- MOTION.** Councilmember Miller moved to provide final approval of a Conditional Use Permit of a combination pre-school and art/music lessons land use at 91 East Main Street within the Commercial 1 zoning district. Motion seconded by Councilmember Hanna-Smith and carried.

CONSENT AGENDA – Mayor Piccolo noted a correction to the dollar amount on Item 16. Councilmember Hanna-Smith requested Item 18 be removed from the consent agenda and Councilmember Clausing requested Item 21 be removed from the consent agenda for further discussion. Councilmember Hanna-Smith moved to approve consent agenda Items 13 through 24 excluding Item 16, Item 18 and Item 21. Motion seconded by Councilmember Willis and carried.

13. MINUTES -

a. June 14, 2017 City Council Meeting

14. CITY AUDIT - Consideration and possible approval of an agreement with Smuin, Rich & Marsing for the financial audit ending June 30, 2017, and authorization for the Mayor to sign the agreement on behalf of the City.

15. FINANCE DEPARTMENT - Consideration and possible approval of budgeted year-end fund transfers.

16. COLTON WELLS PURCHASE AGREEMENT - Consideration and possible approval of the purchase agreement with PacifiCorp for the Colton Wells; purchase price \$49,000. Mayor Piccolo noted that the purchase price of \$49,000 should be amended to include the additional purchased assets of \$6,000. The total price based on staff's recommendation should be \$55,000. The nature of the additional assets was discussed.

MOTION. Councilmember Clausing moved to correct the purchase price from \$49,000 to \$55,000 as recommended by staff to allow the extra \$6,000 for additional assets. Motion seconded by Councilmember Miller and carried.

17. WATER EXCHANGE AGREEMENT—Consideration and possible approval of water exchange agreement with Helper City. Agreement establishes terms of sharing drinking water resources including Colton Wells.

18. 100 SOUTH WATER & SEWER IMPROVEMENTS CONTRACT - Consideration and possible approval of funding contract with CIB for water and sewer improvements at 100 South. Councilmember Hanna-Smith requested clarification. Miles Nelson reviewed the project and stated that the streets will be repaired when the water and sewer improvements are completed. **MOTION.** Councilmember Hanna-Smith moved to approve the contract. Motion seconded by Councilmember Davis.

19. LOWER ELEVATION RESERVOIR STUDY (9C-2015) – Consideration and possible approval of Assignment Order with Jones and DeMille Engineering. Part A extends the contract time from December 30, 2016 to May 31, 2017 for the previous agreement (approved September 28, 2016) without increasing the fee. Part B is an additional service agreement for continued services related to the study of the proposed Lower Elevation Reservoir including geotechnical investigations, water rights research, and environmental research. All work will be completed between June 1, 2017 and June 30, 2017. Fee for Part B is not to exceed \$250,000 (Budgeted).

20. UTILITY DEPARTMENT - Consideration and possible authorization to approve the annual winter water overage settlements with utility customers.

21. VEHICLES PURCHASE PROJECT 2E-2017 - Consideration and possible approval of the purchase of three (3) new vehicles for use by various City departments. Two local vendors provided bids through the bid solicitation process with a bid opening on June 22, 2017.

Low Bidder on Bid Schedule A, 1/2 Ton Pickup : Tony Basso GM, \$25,489 (Other Bid: Auto Farm, \$26,506)

Low Bidder on Bid Schedules C & D, Crossover Vehicles (2): Tony Basso GM, \$ 24,048.62 Each (Other Bid: Auto Farm \$31,451)

TOTAL OF THREE VEHICLES RECOMMENDED TO BE PURCHASED AFTER

JULY 1, 2017 FROM BUDGETED FUNDS (CIP)= \$73,586.81

Councilmember Clausing reviewed the process on City's use of vehicles and how the replacement process works.

MOTION. Councilmember Clausing moved to approve the purchase of three new vehicles. Motion seconded by Councilmember Miller.

22. CAREER LADDER PROMOTION-ALLIE CHAMBERLAIN - Consideration and possible approval of a career ladder promotion from Lifeguard I to Lifeguard II.

23. BUSINESS LICENSE - Consideration and possible approval of business license for: The Artz Center located at 91 E Main St., TNT Fireworks at 406 S HWY 55 and 760 W Price River Drive.
24. TRAVEL REQUEST - Cameron Sartori, Police Department, Taser Instructor Training, August 15-16, 2017, Springville, UT
25. COMMITTEES - Updates presented.
 - a. COMMUNITY PROGRESS
 - b. CULTURAL CONNECTION
 - c. EMERGENCY PLANNING
 - d. INTERNATIONAL DAYS
 - e. WATER RESOURCES
26. UNFINISHED BUSINESS
 - a. Recycling – Councilmember Davis reported that the next meeting will be held on July 13, 2017. The committee is still moving forward to get recycling back up and running.

MOTION. Councilmember Willis moved to temporarily adjourn the City Council meeting and to convene the Community Redevelopment and Renewal Meeting at 6:52 p.m. Motion seconded by Councilmember Miller and carried.

Following conclusion of that meeting, the City Council meeting was re-convened at 6:56 p.m.

The regular City Council meeting was adjourned at 7:01 p.m. by Mayor Piccolo pursuant to a motion by Councilmember Willis.

APPROVED:

ATTEST:

Joe L. Piccolo, Mayor

Sherrie Gordon, City Recorder