

**M**INUTES OF THE VERNAL CITY COUNCIL REGULAR MEETING HELD  
AUGUST 20, 2014 at 7:00 p.m. in the Vernal City Council Chambers at 374 East  
Main Street, Vernal, Utah 84078.

**PRESENT:** Mayor Sonja Norton, Councilmembers Ted Munford, JoAnn Cowan, Dave Everett, Samantha Scott, and Bert Clark.

**STAFF PRESENT:** Ken Bassett, Allen Parker – via telephone, Mike Davis, and Sherri Montgomery.

**WELCOME:** Mayor Sonja Norton welcomed everyone to the meeting.

**INVOCATION OR UPLIFTING THOUGHT:** The invocation was given by Councilmember Ted Munford.

**PLEDGE OF ALLEGIANCE:** The Pledge of Allegiance was led by Councilmember Dave Everett.

**APPROVAL OF THE CITY COUNCIL MEETING MINUTES OF AUGUST 6, 2014:** Mayor Sonja Norton asked if the Council had any changes to the minutes of August 6, 2014. Councilmember Bert Clark referred to line 44 and asked to add “standing at attention” after “military personnel dressed”. He also wanted to add “active military”. Councilmember Clark referred to page 5, line 71 and asked to add “Councilmember Bert Clark stated that the entire Council should be involved in addressing the concerns and issues with funeral processions.” *Councilmember Clark moved to approve the minutes of August 6, 2014 with the corrections as noted. Councilmember Munford seconded the motion. The motion passed with Councilmembers Munford, Cowan, Everett, Scott, and Clark voting in favor for a unanimous vote.*

**PADDLE FEST REPORT – BRADY DONOVAN:** Brady Donovan with X94 gave a report on the 2014 Paddle Fest. They estimated that there were 2,000 people in attendance on Friday and 6,000 on Saturday. These figures included approximately 800 people from Colorado. The cost of this year’s event was \$50,900 with the bands being the biggest expense. Mr. Donovan stated that the attendance was double what they expected, and they hope to double it again next year. Channel 2 television in Salt Lake City will be a sponsor for next year’s event and will promote the event with statewide coverage. Mr. Donovan indicated that there were some concerns with the Paddle Fest not being a family friendly event. The committee discussed having Friday be a family fun day next year. The event next year will be held on June 19<sup>th</sup> and 20<sup>th</sup>. There will be bands playing all day long on Saturday with different genres of music. The event will remain free to the public. Mr. Donovan stated that he would like to propose that Vernal City be the sponsor for the family fun day on Friday. Councilmember Ted Munford asked Mr. Donovan if he had a breakdown of the event’s revenues. Mr. Donovan reported that they lost money at this year’s event. Councilmember Ted Munford stated that he is really excited and thinks it is a wonderful event; however, being that the event is for-profit, it is a hard sell for him to use public funds for this type of event. Councilmember Dave Everett explained that this would need to be addressed in the budget. He added that although it is a lot of work, it

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is a great event for the community. Mayor Sonja Norton explained that this would need to be addressed in a budget reopener as this year's budget has already been approved. She asked Mr. Donovan when he would need to know if the City would have interest in donating to this event. Mr. Donovan stated by the end of November. Councilmember JoAnn Cowan stated that she would not want the City to be an exclusive sponsor for family fun Friday. She added that donations from the City on community events are \$2,000 or less, and she would be willing to support on that level. Councilmember Ted Munford stated that he would consider supporting this event if Mr. Donovan could provide a balance sheet with how much money this event brought into the community. Mayor Sonja Norton asked Mr. Donovan if he could provide a proposed budget for the 2015 Paddle Fest. Mr. Donovan explained that they have been trying to come up with a budget, but it is difficult when they do not know what bands will be booked. Mayor Sonja Norton mentioned that it would be helpful for the event to set a budget to work within. Councilmember JoAnn Cowan asked Mr. Donovan if they have considered charging \$5 per car to help offset some of the cost. Mr. Donovan explained that they would really like to keep it a free event for the community. Councilmember JoAnn Cowan asked if there are concession stands selling items at the event to make money. Mr. Donovan stated that there are local food vendors. Councilmember JoAnn Cowan asked if those vendors have to pay. Mr. Donovan explained that they receive a fee for the booth. Ken Bassett mentioned that he had a great time at Paddle Fest with his father and asked how they dealt with parking. Mr. Donovan stated that parking was definitely a challenge, and indicated that they would be adding more buses next year to help with transporting people. Mr. Bassett asked if they used transit buses. Mr. Donovan answered yes. Councilmember Bert Clark asked if they provided the canoes. Mr. Donovan explained that outfitters came for free to provide the rafting supplies. Councilmember Ted Munford asked if people were allowed to bring their own boats. Mr. Donovan explained that people would have to arrive really early to pack a canoe two miles down the road. Mr. Donovan thanked the Council for their time.

**REQUEST FOR RECOMMENDATION TO CONSIDER AMENDING THE VERNAL CITY GENERAL PLAN & FUTURE LAND USE MAP – ORDINANCE NO. 2014-25 – ALLEN PARKER:** Allen Parker is joining the meeting via telephone. Mr. Parker explained that Vernal City is requesting that the Vernal City General Plan be amended by changing the future land use map to show mixed use in an area around 250 West 250 North to allow for a more diverse approach for uses in that area near the hospital. Mixed use is appropriate in this area as there are multiple types of zones. Mr. Parker explained that the Planning Commission reviewed this request and felt that since they are currently in the process of amending the Vernal City General Plan as a whole, they did not feel comfortable with amending just one portion of it. Therefore, the Planning Commission forwarded a negative recommendation to the City Council regarding this request. Councilmember Bert Clark asked what the Planning Commission's time frame is on finalizing the General Plan. Mr. Parker stated that they are half way into it and will be holding another work session in the next few weeks. He added that he does not anticipate that the Planning Commission will have a workable copy to present to the City Council for a few more months. Councilmember Ted Munford asked if there was a need to approve this now if it will be amended in the near future when the entire General Plan is changed. Mr. Parker stated that although the Planning Commission intends to make changes in that area, they do not know what the specific changes will be. Mayor Sonja Norton asked if they are looking at amending the area just inside the green circle or could the Council amend a bigger area if they chose to.

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Mr. Parker explained that the simplest way would be to amend the area in the green circle to include it in the heavy red dash line. This would allow for multiple types of zones in that area to allow for flexibility. Ken Bassett asked Mr. Parker if the public hearing notice was specific to this particular property or general enough to be broadened by the Planning Commission or City Council. Mr. Parker stated that he thought it was the general area that was advertised. Councilmember JoAnn Cowan asked the definition of an institutional zone. Mr. Parker explained that an institutional zone includes uses for public purposes, educational purposes, parks and fairgrounds, or hospitals. Mr. Bassett clarified that the public hearing notice was general enough that it did not include a specific location. Councilmember Ted Munford asked why this should not be approved if the Planning Commission is thinking of amending it in the future anyway. Mr. Bassett explained that the Council could approve one broad change to the General Plan or make small changes during the course of the year as needed. Councilmember Cowan stated that making this change does not hurt anyone, and the property owners should have the right to use their property how they see fit. She added that this has been held up long enough, and there is no reason why it should not be approved. Councilmember Munford agreed. Mayor Norton opened the public hearing for the amendment to the General Plan.

Bonnie Offutt noted that she has a personal interest in this change to the General Plan. Councilmember Bert Clark asked Ms. Offutt if there was a little strip on the east side that is not very wide to build on. Ms. Offutt stated that was correct. It is the entire frontage to the hospital property that they own. According to Ms. Offutt, after extensive research, it was found that this property had no zoning until 1993 when it became an R-3 residential zone. The property has always been used as a welding shop. Ms. Offutt stated that they are asking Vernal City to approve it as a mixed use or commercial zoning. Mayor Norton closed the public hearing after seeing that there were no others to make comments. Mayor Norton asked the Council if they would like to amend the area within the green circle. Mr. Bassett explained that the Council could change the area anyway they would like to suit their needs. Councilmember Clark stated that the property to the north is zoned as a church and asked if that area should be incorporated into the change. Mr. Bassett explained that the church will not go away if it is changed to mixed use. Councilmember Cowan asked for a recommendation to moving the red line. Mr. Bassett explained that he would take the first parallel flat line and move it up two blocks and square it up. ***Councilmember JoAnn Cowan moved to approve amending the Vernal City General Plan and Future Land Use Map to allow for mixed use in the area around the hospital – Ordinance No. 2014-25. Councilmember Ted Munford seconded the motion. The motion passed with the following roll call vote:***

- Councilmember Munford .....aye;***
- Councilmember Cowan.....aye;***
- Councilmember Everett .....aye;***
- Councilmember Scott.....aye;***
- Councilmember Clark.....aye.***

**REQUEST FOR RECOMMENDATION TO CONSIDER A REZONE REQUEST FROM VERNAL CITY FOR THE PROPERTY LOCATED AT 231 WEST 250 NORTH, VERNAL, UTAH FROM R-3 RESIDENTIAL ZONE TO C-2 COMMERCIAL ZONE – ORDINANCE NO. 2014-26 – ALLEN PARKER:** Ken Bassett explained that this is a request to rezone a specific property rather than a general area as previously discussed. The application

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is to change the current R-3 residential zoning to C-2 commercial zoning for the property located at 231 West 250 North. Councilmember JoAnn Cowan asked if all the properties in that area can be changed to C-2. Mr. Bassett explained that this request only affects the property on the application. Mr. Parker stated that this rezone amendment is now compatible with the current General Plan, since the Council approved it earlier. The Planning Commission discussed this rezone request and forwarded a positive recommendation only if the City Council moved to approve the General Plan amendment in that area. Mr. Parker explained that the property is currently being used for commercial purposes. Mayor Sonja Norton asked for confirmation that the approval of this rezone request will only affect the one particular property. Mr. Bassett stated that is correct. Mayor Sonja Norton opened the public hearing for the rezone request. There being no comments, Mayor Norton closed the public hearing. Councilmember Samantha Scott asked why Vernal City is listed as the applicant. Mr. Bassett explained that this particular rezone request was addressed by the property owners several times without passing. The City Council felt it was necessary to address the rezone again. ***Councilmember Ted Munford moved to approve the rezone request from Vernal City for the property located at 231 West 250 North, Vernal, Utah from R-3 residential zone to C-2 commercial zone – Ordinance No. 2014-26. Councilmember Dave Everett seconded the motion. The motion passed with the following roll call vote:***

- Councilmember Munford.....aye;***
- Councilmember Cowan.....aye;***
- Councilmember Everett.....aye;***
- Councilmember Scott.....aye;***
- Councilmember Clark.....aye.***

**REQUEST FOR RECOMMENDATION TO CONSIDER A REZONE REQUEST FROM PEG DEVELOPMENT FOR THE PROPERTIES LOCATED AT 583 WEST 100 NORTH & 590 WEST MAIN STREET, VERNAL, UTAH FROM R-4 RESIDENTIAL ZONE & CC-1 COMMERCIAL ZONE TO CC-1 COMMERCIAL ZONE – ORDINANCE NO. 2014-27 – ALLEN PARKER:** Allen Parker explained that this is a rezone request for the properties located at 583 West 100 North and 590 West Main Street from R-4 residential zone to CC-1 commercial zone. The Vernal City General Plan indicates future land use for the area of the request to be commercial; therefore, it is compatible with this request. The Planning Commission discussed this rezone and forwarded a positive recommendation to the City Council. Mr. Parker noted that there are several letters of opposition from surrounding residents that were put in the Council packets for review. Councilmember Bert Clark indicated that according to the map shown in the packets, 100 North 700 West is Milt’s, which is currently CC-1 and asked why it is showing as R-4. Mr. Parker stated that he is unsure why it is showing R-4. Mayor Sonja Norton stated that R-4 is around the back of the property, but does not include the building, parking and storage area. The building is in the CC-1 zone. Ken Bassett explained that there is a possibility that the zone does not meet the use. Councilmember JoAnn Cowan mentioned that historically that block was purchased with the intent of a big development, but they were unable to proceed. She added that the property has been vacant for several years with weed problems, and she would love to see it cleaned up. Councilmember Cowan stated that allowing commercial development with thriving businesses will only enhance the property value for the people across the street. Mayor Sonja Norton agreed. She added that is one of the few areas within a block of Main Street that is not zoned CC-1 or CC-2.

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Matt Hansen with PEG Development - 180 N University Avenue #200, Provo, Utah – explained that on the agenda later is a minor subdivision request for the convenience store being proposed on the northeast corner of the block facing the east. Mayor Norton asked if he was talking about lot 2. Mr. Hansen answered yes. Councilmember Ted Munford stated that he likes hearing from community members; however, he is a little disappointed that they are not in attendance for the public hearing. He added that he does not see anything wrong with approving this rezone. Councilmember Dave Everett indicated that based on his personal experience where he has been subjected to retail around his property; he does not feel it has been an inconvenience to him. Councilmember Bert Clark asked if the property owners with the right-of-away are for or against this rezone request. Mayor Norton stated that she spoke with the owner, and she is in favor of the change as long as the development knows that there is a right-of-way through the property. Mayor Norton opened the public hearing for the rezone request. There being no comments, Mayor Norton closed the public hearing. ***Councilmember Cowan moved to approve the rezone request from PEG Development for the properties located at 583 West 100 North and 590 West main Street, Vernal, Utah from R-4 residential zone to CC-1 commercial zone – Ordinance No. 2014-27. Councilmember Samantha Scott seconded the motion. The motion passed with the following roll call vote:***

***Councilmember Munford .....aye;***  
***Councilmember Cowan.....aye;***  
***Councilmember Everett .....aye;***  
***Councilmember Scott.....aye;***  
***Councilmember Clark.....aye.***

**REQUEST FOR RECOMMENDATION TO CONSIDER AMENDING THE VERNAL CITY MUNICIPAL PLANNING & ZONING CODE – CHAPTERS 16.04, 16.20, 16.34, 16.36, 16.38, 16.40, 16.42, 16.44, 16.46 & 16.48 – GROUP HOMES – ORDINANCE NO. 2014-21 – ALLEN PARKER:**

Allen Parker explained that the Planning Commission discussed group homes at the last meeting and forwarded a positive recommendation pending a review and letter from Dennis Judd, Vernal City legal counsel. Mr. Parker stated that he is still waiting on the letter from Dennis Judd. Federal law requires when a City looks at group dwellings including residential treatment centers, they must be treated exactly identical to any other dwelling unit in that zone. There have been discriminating lawsuits that have cost Cities millions of dollars. Mr. Parker stated that he has discussed this ordinance amendment with Dave Church, legal counsel for Utah League of Cities and Towns. Dave Church suggested describing the process for granting reasonable accommodation. Councilmember Bert Clark asked if these are only for permitted uses or are they in different sections of the Code. Mr. Parker stated that in this case, they are listed as permitted uses in the different zones. Ken Bassett stated that this is a very important issue as it pertains to federal law where several communities have had costly litigation against them. Mr. Bassett suggested tabling this issue until the City attorney has reviewed and given his comments. Mayor Sonja Norton opened the public hearing for group homes. There being no comments, Mayor Norton closed the public hearing. ***Councilmember Bert Clark moved to table the amending of group homes until legal counsel has reviewed and made comments. Councilmember Ted Munford seconded the motion. The motion passed with the following roll call vote:***

***Councilmember Munford .....aye;***

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*Councilmember Cowan.....aye;*  
*Councilmember Everett .....aye;*  
*Councilmember Scott.....aye;*  
*Councilmember Clark.....aye.*

**REQUEST FOR RECOMMENDATION TO CONSIDER AMENDING THE VERNAL CITY MUNICIPAL PLANNING & ZONING CODE – CHAPTER 16.36 – R-1 RESIDENTIAL ZONE – ORDINANCE NO. 2014-22 – ALLEN PARKER:** Councilmember JoAnn Cowan stated that this item has been addressed several times. Ken Bassett explained that this is a different issue than discussed in the past as it relates to setbacks. This particular request relates to a particular property located at 650 North 400 West. Mr. Bassett reported that the Planning Commission tabled this item and asked Allen Parker why. Mr. Parker stated it was a timing issue. The last meeting had a long agenda, and the Planning Commission wanted the appropriate amount of time to discuss this in detail as it is a complicated issue. Mayor Norton asked what the purpose was for reviewing setbacks again. Mr. Bassett explained that the Council had concerns with setbacks as it pertained to existing structures. He suggested tabling the request until the Planning Commission comes back with a recommendation. Mayor Sonja Norton opened the public hearing for setbacks. There being no comment, Mayor Norton closed the public hearing. *Councilmember Ted Munford moved to table setbacks until the Planning Commission discusses the issue and makes a recommendation. Councilmember JoAnn Cowan seconded the motion. The motion passed with the following roll call vote:*

*Councilmember Munford .....aye;*  
*Councilmember Cowan.....aye;*  
*Councilmember Everett .....aye;*  
*Councilmember Scott.....aye;*  
*Councilmember Clark.....aye.*

**REQUEST FOR RECOMMENDATION TO CONSIDER A MINOR SUBDIVISION REQUEST FROM PEG DEVELOPMENT FOR THE PROPERTY LOCATED AT 583 WEST 100 NORTH, VERNAL, UTAH – APPLICATION NO. 2014-025-SUB – ALLEN PARKER:** Allen Parker explained that this is a request for approval of a minor subdivision at 583 West 100 North of one parcel into three parcels. The Planning Commission discussed this request and forwarded a positive recommendation to the City Council. Staff has reviewed the application and found it to be in compliance with Vernal City Code with a few minor corrections. Mr. Parker indicated that this is an approvable application. Mayor Sonja Norton opened the public hearing on the minor subdivision. There being no comments, Mayor Norton closed the public hearing. *Councilmember Dave Everett moved to approve the minor subdivision request from PEG Development for the property located at 583 West 100 North, Vernal, Utah – Application No. 2014-025-SUB. Samantha Scott seconded the motion. The motion passed with the following roll call vote:*

*Councilmember Munford .....aye;*  
*Councilmember Cowan.....aye;*  
*Councilmember Everett .....aye;*  
*Councilmember Scott.....aye;*  
*Councilmember Clark.....aye.*

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**PLANNING COMMISSION VACANCIES – ALLEN PARKER:** Allen Parker reported that the Planning Commission has had several vacancies due to the resignations over the past few months. The Planning Commission discussed and agreed to move Rory Taylor and Kimball Glazier from alternate members to regular members. After being interviewed, the Planning Commission agreed to appoint Isaac Francisco as an alternate member. Councilmember Bert Clark asked what the time frame is on filling the other vacancies as it has been four or five months since the resignations. Mr. Parker mentioned that he has had only a few interested parties and will double the efforts on filling the positions. Mayor Sonja Norton suggested a radio ad to make the community aware that the City is in need of Planning Commission members. *Samantha Scott moved to appoint Rory Taylor and Kimball Glazier as regular members of the Planning Commission and Isaac Francisco as an alternate member of the Planning Commission. Councilmember Ted Munford seconded the motion. The motion passed with Councilmembers Munford, Cowan, Everett, Scott and Clark voting in favor.*

**REVIEW OF PROPOSALS AND REQUEST TO AWARD SALE OF PROPERTY – KEN BASSETT:** Ken Bassett explained that a year ago in July of 2013, the City advertised two parcels for sale with a minimum bid of \$28,500. There were no bidders. Mr. Bassett mentioned that the Council decided to wait a year to sell the properties. Since that time, there has been a situation with ground water problems in the subdivision. There have been cases where residents with crawl spaces are getting water. Mr. Bassett explained that he recently advertised the two parcels for sale again with no minimum bid. There is one particular lot that is fairly small and requires a little creativity to maintain the setbacks of the City; however, it can be done. There is one bidder who has met with the Planning Department to come up with a nice foot print of this lot to meet the requirements. His bid was \$18,500, which is \$10,000 less than the minimum the Council set a year ago. The bidder is currently renting one of the homes nearby and is aware of the water issues. The Council can accept or reject this bid. Mr. Bassett explained that with these lots being next to Vernal Gardens and being zoned R-4, it creates a little concern for people. Mayor Sonja Norton asked the address of the property. Mr. Bassett stated that it is close to kid's canal. Councilmember Bert Clark added that it is located at 1350 West 350 South. Mayor Norton noted that the property has a lot of stuff on it. Mr. Bassett explained that the stuff is building materials from Vernal Gardens. Mayor Norton pointed out that from a real estate professional's point of view; the \$18,500 bid is extremely low. She added that it does hurt the value of the lot being R-4 high density residential and being considered an unimproved lot. Councilmember Ted Munford mentioned that with zero interest, should the Council take what they can get. Mayor Norton asked if both lots were advertised. Mr. Bassett answered yes. Councilmember Clark suggested rejecting the bid until there is more interest. Mayor Norton asked if the vacant lots are costing the City anything at this time. Mr. Bassett stated that the City pays property taxes as unimproved lots. Mayor Norton asked if there was sidewalk, curb and gutter. Mr. Bassett answered yes. Councilmember Munford asked if the City needs to get rid of the lots. Councilmember JoAnn Cowan answered no. Mr. Bassett asked what the Council would like to get out of the lot and suggested a counter offer to the only bidder. Councilmember Munford suggested \$25,000. Mayor Norton indicated that she would not want it to go lower than \$25,000. *Councilmember Bert Clark moved to reject the \$18,500 bid. Councilmember JoAnn Cowan seconded the motion. The motion passed with Councilmembers Munford, Cowan, Everett, Scott and Clark voting in favor.*

**REQUEST FOR APPROVAL OF INTERLOCAL AGREEMENT WITH UINTAH FIRE SUPPRESSION SPECIAL SERVICE DISTRICT INCLUDING THE FEE SCHEDULE – RESOLUTION NO. 2014-09 – KEN BASSETT:**

Jeremy Raymond mentioned that the fee schedule is actually part of the interlocal agreement and will be discussed together. Mr. Raymond explained that in the fall of 2006, the Uintah County Commission created the Uintah Fire Suppression Special Service District. At that time, an interlocal agreement was made with each of the entities including Ballard City, Naples City, Vernal City, and Uintah County. This agreement took over a year to get all the entities to agree on the verbiage. There are three amendments being proposed. The original agreement had a broad description of what the Fire District's services included. The proposed amendment breaks the responsibilities down in more detail, some of which may not apply to Vernal City. Mr. Raymond stated that Ken Bassett was concerned with the wording "all permits", "all inspections", and "all preventative activities" under Article 2, Paragraph 4 and suggested removing the word "all" completely. Mr. Bassett explained that this works both ways. The District is not obligated to the City or vice versa to do all inspections. However, when the City does use the District, it is provided for in the agreement and the fee schedule. Mr. Raymond mentioned that the other addition is an airport clarification under Article 7. Uintah County has employees stationed at the airport during the work day that have been trained and certified in firefighting and fire suppression at airports. The employees will remain County employees and paid by the County along with training costs. The District will have its employees trained and available during all other hours. Councilmember Bert Clark asked if the District can fill in when needed, such as when employees take vacation and sick leave. Mr. Raymond answered yes. The last amendment is the potential fee schedule. The Fire District will bill each entity for the services provided by the District, and the individual entities will be responsible for billing construction owners or contractors for the work. Councilmember Clark wanted to confirm that payment must be made within 60 days not 90 days as Mr. Raymond mentioned. Mr. Raymond stated that is correct. Councilmember Ted Munford asked if the fees fluctuate much in average costs for new construction. Mr. Raymond explained that he looked across the State at other District fees to come up with a conservative fee schedule. Councilmember Ted Munford suggested adding those fees to building permits to avoid the administrative mess of billing people for the work. Mr. Bassett confirmed that was the plan of the City. Mr. Raymond stated that there was a concern with another entity on confirming that these fees are for new construction only. He confirmed that existing businesses will not be charged. Mayor Sonja Norton asked why Naples City and Vernal City firefighters are the only ones listed on the equipment list. Mr. Raymond explained that when the District was created, all County firefighters were pulled over to the District. However, Naples City and Vernal City firefighters would have lost their health insurance. Therefore, the District leases those employees. Any new hires after the date of the interlocal agreement will automatically become District employees. Councilmember JoAnn Cowan explained that the Fire Board has reviewed this agreement and fee schedule, and although they did not want to have to charge these fees, it was necessary to for the work support on fire marshals. She noted that Vernal City no longer pays for a full-time fire marshal as an employee; therefore, this provides safety and protection of the people without having to hire someone. She added that the Fire District is providing good training and cooperation and would encourage the Council to support it. Mayor Norton agreed and thanked Mr. Raymond and the Fire District for all their hard work. ***Councilmember JoAnn Cowan moved to approve the amendments to the interlocal agreement and fee schedule with the Uintah Fire Suppression and Special Service District – Resolution No. 2014-09.***

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*Councilmember Ted Munford seconded the motion. The motion passed with the following roll call vote:*

*Councilmember Munford .....aye;*  
*Councilmember Cowan.....aye;*  
*Councilmember Everett .....aye;*  
*Councilmember Scott.....aye;*  
*Councilmember Clark.....aye.*

**REQUEST FOR APPROVAL OF VERNAL REGIONAL AIRPORT GRANT AGREEMENT TO CONSTRUCT RUNWAY 16/34 PHASE III – KELLY HARVEY:**

Kelly Harvey, manager of the airport, explained that there are a couple of grants that need to be signed for the Federal Aviation Administration (FAA). One of these is for the ASOS relocation as part of the runway of 16/34. It is the automated observation service system which is the weather center to get the local current conditions at the airport. The whole system needs to be relocated across the runway to the east side, so that the expansion can go to the west. The FAA is giving the airport a grant in the amount of \$55,000 to relocate the system in its entirety. The City's portion would be around \$688. The second grant is for the demolition project including water, sewer, and some of the preparation work on the drains and irrigation ditches. Mr. Harvey reported that the FAA has given the airport a \$145,000 grant; however, the bids came in a little higher than what the engineer estimated the construction project would cost. The Board is trying to find ways of increasing the funding, and one of those being the entitlement funding of \$150,000, which is available for being a certified 139 airport. The entitlement money is given once a year to help with the operations of the airport, and you can borrow from future years. Councilmember Bert Clark asked if this would be reimbursable monies later on. Mr. Harvey explained that the airport would not actually be borrowing the money, but actually receiving a future year's \$150,000 of entitlement. Therefore, if the airport took their \$150,000 of entitlement money in 2015 in 2014, they would not receive any entitlement money for another year. Councilmember Ted Munford asked if taking the \$150,000 in 2014 would hurt the airport in 2015. Mr. Harvey stated that it would come down to reevaluating the 2015 budget to see what could be changed. He added that the Board has rejected the bids, and they have repackaged the entire project to see if this will help bring down the costs. However, the FAA wants to make sure that if the costs still come in high that there is a contingency plan in place. Mr. Bassett asked what the total cost is for the project. Mr. Harvey answered \$945,000. Mr. Bassett mentioned that the contract states that \$945,000 is the obligation of the United States. He asked if 5% is added to that amount. Mr. Harvey explained that there is a local match of 5% and then you add 25% of that to come up with \$12,000. Mr. Bassett voiced his concern with the total cost of the project not stated in the grant, and with the wording "this project is part of a multi-year grant". Mr. Harvey explained that is the contingency plan that he was talking about earlier with using the entitlement money if necessary. Mayor Norton asked if using the entitlement money would change the City's match. Mr. Harvey stated that if the money does increase, then yes, the match would increase as well. Mr. Bassett explained that you have the project costs which include the engineering costs, and then you have the grants that include the engineering contract with GDA Engineering. He added that the County and the City approve in segments the engineering work for each of the projects; therefore, the Council needs to include in the motion the approval of the engineering work with GDA Engineering associated with the grant as amendments #2 and #3 to the GDA contract. Mr. Harvey added that the City attorney has reviewed and signed all of the

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documents. *Councilmember Bert Clark moved to approve the airport grant agreement to construct runway 16/34 Phase III and including amendments #2 and #3. Councilmember Dave Everett seconded the motion. The motion passed with the following roll call vote:*

*Councilmember Munford .....aye;*  
*Councilmember Cowan.....aye;*  
*Councilmember Everett .....aye;*  
*Councilmember Scott.....aye;*  
*Councilmember Clark.....aye.*

**MISCELLANEOUS:** Mayor Sonja Norton reported that the public safety committee met with both of the funeral directors in town regarding funeral processions. The conclusion was that if there is a legitimate public safety concern, the funeral directors can ask the police department to make arrangements for police support if it was found to be necessary. Councilmember Ted Munford added that the funeral directors have agreed to keep in touch with the City for any thoughts or recommendations in the future. The funeral directors did not think it was necessary to have police escorts every time; however, if there is a legitimate public concern, they could come to the police department and ask for assistance. Councilmember Cowan asked if this is something that they can do by telephone. Councilmember Munford answered yes. The funeral directors can contact the Police Chief to decide what action needs to be taken. Councilmember Cowan asked if the funeral homes were open to printing on the programs something such as “we invite everyone to join the family at the cemetery”. Councilmember Munford stated that the committee did not give them specific direction, but asked them to be considerate. Mayor Norton added that the funeral homes were given that option in the letter that was sent out several weeks ago. She noted that the funeral directors were very positive and supportive.

Councilmember Bert Clark thanked the Council for the flowers sent on behalf of his father-in-law. Mayor Sonja Norton reminded the Council about the 2014 ULCT Conference in September. Ken Bassett stated that all of the Council has been registered for the conference, and the hotel rooms have been reserved. He asked the Council to let the staff know immediately if they do not plan on attending the conference.

Ken Bassett referred to the letter in the meeting binders from the owner of the Sage Motel regarding the tree in front of his business. He stated that he has had several discussions with Glade Allred, Street Superintendent, and Andrew Djuhana regarding this issue. Mr. Djuhana does not like the tree that is in front of his sign on Main Street. Mr. Bassett stated that if the tree needs to come down, he suggested that Mr. Djuhana should replace the tree with another appropriate tree. Mr. Bassett voiced his concern with allowing business owners on Main Street to start removing trees, which will change the ambiance. Mayor Norton suggested looking at alternative trees that will not cause root problems in the future. Mr. Bassett explained that trees are being planted in a way as to not cause root problems, such as on the north side of Main Street. The consensus of the Council was to allow Mr. Djuhana to remove the tree, as long as it is replaced with an alternative tree all at his expense.

Councilmember Bert Clark reported that the street lights from the pink dinosaur to 500 East on the north side are out. Councilmember Clark also voiced his concern with roads being blocked by trucks and cones where they are working. He suggested there be flaggers to help with safety

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issues. Mr. Bassett stated that he would look into both of these issues. Councilmember Clark was asked by the gas company to bring to the attention of the City to have employees be more direct where they are marking the lines for boring. There have been several cases where they have come close to hitting the service lines. Councilmember Cowan reported that the sidewalk on 200 North has finally been fixed. She also stated that she was really impressed with Questar Gas for fixing the sewer line and sidewalk across the street from her where they had damaged it.

**ADJOURN:** There being no further business; *Councilmember Bert Clark moved to adjourn. Councilmember Ted Munford seconded the motion. The motion passed with a unanimous vote, and the meeting was declared adjourned.*

ATTEST:

\_\_\_\_\_  
Ken Bassett, City Recorder

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Mayor Sonja Norton

( S E A L )