

# City of Green River

460 East Main Street, Green River, Utah

City Council Minutes  
Regular Meeting  
Tuesday, June 11, 2013

**ATTENDING:** Mayor Pat Brady, Council Members Kathy Ryan, Kent Johnson, Penney Riches, Philip Engleman and Gary Riches; Employees Conae Black, Karen Smith, C.J. Vetere; Citizens Amanda Ross, Dan Teel, Steph Crabtree, Armando Rios, Jack Forinash, Chris Lezama, Charlotte Uptain, Julie Steuer, Kim McFarlane, from the State of Utah Jeff Johnson

**CONDUCTING:** Mayor Pat Brady, the meeting began at 7:00 p.m.

## **ORDER OF BUSINESS:**

The Pledge of allegiance is directed by Philip Engleman.

1. Discuss/approve/deny consent agenda. **MOTION:** Kathy Ryan moved to approve the minutes as listed below. Gary Riches seconded the motion. **VOTE:** Kent Johnson, Kathy Ryan, Penney Riches, Philip Engleman and Gary Riches voted aye. **MOTION:** Kent Johnson moved to approve the Treasurer's report and payment approval report as listed below. Gary Riches seconded the motion. **VOTE:** Kent Johnson, Kathy Ryan, Penney Riches, Philip Engleman and Gary Riches voted aye.

Minutes for April 9, 2013 regular meeting

Minutes for April 23, 2013 special meeting

Minutes for April 30, 2013 special meeting

May 2013 Treasurer's report

June 2013 Payment Approval report

2. Discussion on Subordinate Notes for Crown Housing project. Mayor Brady stated that when the Crown Houses were built the City of Green River bought a note and became part of the project for \$5,750 per lot and there are five lots. Carla Wallentine from Utah Housing Authority joined the city council meeting by phone. She stated that Utah Housing Authority is preparing to purchase the Crown Houses in Green River. Once those houses are sold then the City of Green River will be paid back the note plus interest. An email was sent out detailing what that would be. As of the end of 2012 the payoff amount is \$45,176.27. They are hoping to have this finalized by June 30, 2013. Once the houses have been purchased by Utah Housing Authority then they will turn around and offer them to the tenants occupying the homes and those not occupied would be up for sale to other low income families. Mayor Brady asked what the prices of the homes were. Carla Wallentine did not know that as of yet because they need all of the debt payoff amount first. Conae Black said Susan Van Arsdell from Utah Housing Authority also explained that they recognize that these homes are under distress and part of the reason for this transaction is to improve on the condition of these homes. Mayor Brady said this was a hidden gift because we did not know that we had financial interest in those homes.

3. Presentation on CERT Program. Karen Smith said there have been 54 people in Green River who have gone through the CERT program. The last couple of year's things have died down and she has asked Jeff Johnson the State Citizen Corp Council to speak to the Council about the importance of being prepared and training citizens to help when there is a disaster or an emergency. Jeff Johnson presented to the Mayor, City Council and those present to the meeting the importance of being prepared and training citizens to help with the first responders.

4. Discuss/approve/deny amendments to the personnel policy. Mayor Brady said he was not prepared for this action item. **MOTION:** Kent Johnson moved to table this agenda item.

Kathy Ryan seconded the motion. **VOTE:** Kent Johnson, Kathy Ryan, Penney Riches, Philip Engleman and Gary Riches voted aye. The motion carried.

5. Budget Workshop. Mayor Brady stated that our Resort tax is at 1% and we could raise it up to 2% which would double the revenue from that tax. That would increase our revenue by about another \$300,000. He has not talked to other business owners but he spoke with Keith Brady, owner of the Robber's Roost Motel about raising this tax and he stated the 1% jump in Resort tax wouldn't mean anything. Mayor Brady wanted the Council to think about it and he would look into raising that tax.

He said the city budgeted \$30,000 in Economic Development and has only spent about \$7,000. He said the Council agreed that the city would not pay for the insurance for PACT and it was brought up they needed to do more to bring in more income to sustain them. The Epicenter did the housing plan for the city. Two weeks ago at the last Business Group meeting they showed us the data base on the houses in Green River. The charge for those services is \$6,442.50 and for a copy of the disk it would be an additional \$5,142.50. If the city had retained any other professional it would have cost a lot more than that. Penney Riches said without the Housing Plan the Epicenter would not have the home repair grants that generate money for them. Mayor Brady said the Housing Plan is for the City of Green River not for the Epicenter. The State of Utah mandates that we have a housing plan.

Penney Riches asked if the city got a grant to do the housing plan. The answer was no. Conae Black said Rural Communities Assistance Corporation authored the plan. Chris Lezama, who was a VISTA employee at the time, did a lot of the hands on work. Mayor Brady said he is going to use the economic development money to pay the Epicenter for their services on this housing plan.

Mayor Brady said the Governor has sent out a request to go out to all of the businesses in the communities and ask what laws or ordinances are in place in their municipality that hamper their business. They did that at the State level and changed those codes that were cumbersome to the business industry. He would like to hire Chris Lezama to go around to each business and gather that information for the city. Kent Johnson asked why the city needed to hire someone to do that. Mayor Brady said he didn't have the time to contact the businesses and gather that information. Kent Johnson said he would contact a few businesses. It is not like we are a huge city with hundreds of businesses. Mayor Brady stated to Kent Johnson that if he would like to take that on then that would be fine. He said he would come up with the questions to ask on the survey but did not have the time to go to each business. Kent Johnson suggested putting that information out on a water bill. He wanted to put on the bill to request the businesses come into City Hall and state what ordinances were getting in their way of doing business. Conae Black said there would not be enough room on the water bill to do that. Kent Johnson said a letter could be sent out.

Mayor Brady didn't think mailing out a request for them to respond to the survey will work.

He feels that a one on one visit would be better. Kent Johnson and Mayor Brady asked Penney Riches who owns two businesses in town how she thought it would work best.

Penney Riches said having the questions ahead of time would be helpful. This would allow you to look over the question first before the visit. Scheduling a time would also be better than just coming in at any time. She said who you send to do the survey's would also make a difference. Gary Riches said he has been going through the city ordinances and finding things that just don't make sense and would like to see some changes. Penney Riches asked C.J. Vetere if he had time to go around to the businesses and do the surveys. C.J. Vetere said on certain days.

Mayor Brady said there is jet fuel available for free at the airport they just need to come and get it. The city needs to get rid of it since we are not selling fuel to be in compliance with State regulations.

Mayor Brady said CHEER is looking at fixing up the old airport office for a teen center. The office is in need of some repair work and CHEER will pay for that to be done. There will be some electrical, plumbing and roof repairs that need to be done.

Conae Black gave a 2014 budget worksheet to the Mayor and City Council. She stated that the 2013 budget still needs to be amended. The city also needs to adopt the certified tax rate by resolution. She gave short budget training to the Council. She showed the Mayor and Council where the city had an excess of \$700,000 in the General Fund that needs to be transferred over to the Capital Projects fund.

6. Department Reports. C.J. Vetere reported on some issues that he has been working on. Jack Forinash reported on what the Planning Commission is working on. They are working on updating the subdivision ordinance and adding drawings as an addendum to the ordinances. The meetings will be held the first Thursday of the month at 4:00 p.m. Karen

Smith asked what decision was made on the shirts. Mayor Brady said each person was to bring in their shirts and she was to get the city logo on them. She made plans for the grill and cooking at the July 4<sup>th</sup> city celebration. She said to gear up for CERT training. Gary Riches he spoke of adding more street lighting on Main Street. There have been some locals that are stealing vehicles and taking them for a joy ride so beware. He inquired about business licenses. There is one business that is leaving the traveling community with a bad feeling about Green River. He asked if Julie Zwahlen to come in and give a report on Melon Days. He had some concern of not advertising well especially with Buddy Jewell coming for the free concert in the park. He doesn't want a poor showing of interest from the event. Penney Riches will be contacting property owners about their weeds that need to be removed. She suggested that the citizens of Green River visit the art show at the museum. Kathy Ryan reported that there was another problem that popped out on the sewer trench line that has been giving the city problems. She thinks that current repairs are done and ready to be paved. Kent Johnson reported on the progress for certified instructors at the Shooting Sports Park. Both he and Walter Maldonado will be certified instructors. He is still working on getting the new aluminum planks for the bleachers at the park. Mayor Brady said he will be attending the final CIB meeting for our funding for the Capital Facility Plan.

7. Adjourn. **MOTION:** Kent Johnson moved to adjourn. The meeting adjourned at 9:09 p.m.

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Pat Brady, Mayor

Conae Black, City Recorder

Approved: \_\_\_\_\_