

PANGUITCH CITY COUNCIL MINUTES

**February 14, 2012
CITY COUNCIL - 6:30 P.M.**

**LIBRARY CONFERENCE ROOM
25 SOUTH 200 EAST
PANGUITCH, UTAH 84759**

Present at the City Council meeting were Mayor Lori Talbot, City Manager Allen K. Henrie, City Recorder Donna Osborn, City Council Members Eric Houston, Laura Mosdell, Nick Reynolds, Tim Smith and Attorney Barry Huntington. Council member Rick Miller joined the meeting at 7:00 p.m.

Others present were Art Cooper, Karen Schroyer, Randy Yard, Becky Yard, Jolyn Smith, Harshad Desai, John Zechlin, Sr., Karen Zechlin, Dave Mitchley, and Rachelle Mitchley

OPENING CEREMONY

Nick Reynolds conducted the opening ceremony.

ADOPTION OF THE AGENDA

Eric Houston moved, seconded by Nick Reynolds to adopt the agenda as outlined. The motion passed with all in favor.

APPROVAL OF THE MINUTES

Tim Smith moved, seconded by Laura Mosdell to approve the minutes for the Special Council Meeting on February 2, 2012 and the Council Meeting on January 24, 2012. The motion passed with all in favor.

UP COMING MEETINGS

- Rural Water Conference - Feb. 27 - March 2, 2012 - St. George
Eric Houston moved, seconded by Tim Smith to approve attendance at the Rural Water Conference for Dave Owens, Kory Owens, and Troy Pollock if Troy is sufficiently recovered to attend. The motion passed with all in favor.
- Business Luncheon Meeting at the Flying M Café - Feb. 15, 2012. Eric Houston will present information on tourism and travel enhancement.
- Pre-bid meeting for the airport building that will house the restrooms and snow plow - Feb. 21, 2012
- Scenic Highway 12 meeting - Feb, 21, 2012 - 12:00 noon - City / Library Conference room
- Business seminar sponsored by U.S.U. Extension - Feb. 22, 2012 - Ruby's Inn

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- West Panguitch Irrigation - Feb. 27, 2012 - 4:00 p.m. - City / Library Conference Room
- Five County Association of Governments will review the capital improvement list - Feb. 28, 2012 - 3:00 p.m. - City / Library Conference room

FIRE STATION BID OPENING

Mayor Lori Talbot opened the three bids received on the Old Fire Station building. Mayor Talbot presented the following brief summary of the bids.

1. A purchase offer was received from Harshad P. Desai in the amount of \$35,000.
2. A lease offer for 2 years with option to purchase after the 2 years was received from Greg & Carletta Johnson. The lease would be \$300 per month with the payment of the first year lease of \$3600 in full.
3. A lease offer for 2 years with option to purchase at the end of the 2 years was received from John Zechlin, Jr. The lease would be \$665 per month. John would pay a \$1,330 security deposit and \$1,330 advance rent. Purchase option price is \$91,500.

The Johnsons plan to establish an antique mall and possibly sublet the warehouse space. John Zechlin would provide adventure-based tours of the area and sell locally produced goods, as well as providing tourist information and wireless internet access. Harshad P. Desai did not state a proposed use of the building.

Mr. Desai, who was in attendance at the meeting, stated that the property does not provide private parking. When he purchased the Panguitch Inn, private parking was required for the business. Mayor Talbot explained that a motel business is required to provide private parking because the guests would be parking overnight or for an extended period of time.

Laura Mosdell moved to go into Executive Session. The motion died because Attorney Barry Huntington informed the council that the council cannot go into executive session because executive session was not listed on the agenda.

Tim Smith moved, seconded by Laura Mosdell to table the decision on the Old Fire Station until next meeting so the council members can use that time to study the bids. The motion passed with all in favor.

TOURISM / TRAVEL ENHANCEMENT - ERIC HOUSTON

Eric Houston informed the council that his information was incomplete at this time.

Nick Reynolds moved, seconded by Laura Mosdell to table the discussion of the tourism and travel enhancement. The motion passed with all in favor.

BUSINESS LICENSE - GARRY HOLBROOK - MENTAL HEALTH SERVICES

Mayor Talbot presented the business license application by Garry Holbrook for mental health services to be located at 115 North Main.

Tim Smith moved, seconded by Nick Reynolds to approve the business license for Garry Holbrook for mental health services contingent upon payment of the business license fee. The motion passed with all in favor.

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EMPLOYEE POLICY - INSURANCE

Mayor Lori Talbot presented the updated clause on insurance to be included in the employee policy. Nick Reynolds asked why the city employees were required to be on the city insurance. Allen Henrie explained that the City wanted the employees to be protected in case they could no longer be covered through other insurance or if other unforeseen problems occurred.

Eric Houston moved, seconded by Laura Mosdell to accept the insurance clause of the employee policy. The motion passed with all in favor.

CITY CLERK / RECORDER REPLACEMENT

Mayor Talbot informed the council that the position of Clerk / Recorder has been filled in house by Donna Osborn as the only applicant.

Tim Smith moved, seconded by Laura Mosdell to support the decision for replacement of clerk / recorder and to hire a new employee as librarian / marketing secretary / deputy recorder. The motion passed with all in favor.

HONOR CINDY BREINHOLT

Allen Henrie recommended that an employee, who passes away while employed by Panguitch City, be honored. Janet Oldham, who passed away while serving as Mayor was honored by a scholarship. A scholarship was also established in the name of Karen Breinholt. Allen suggested that the council rename the Karen Breinholt scholarship the Cindy & Karen Breinholt scholarship. Each year Panguitch City budgets the Breinholt and Oldham scholarships through the General Fund.

Laura Mosdell moved, seconded by Nick Reynolds to rename the Karen Breinholt scholarship the Cindy & Karen Breinholt scholarship and to increase the amount of the scholarship to \$1,000. The motion passed with all in favor.

PURCHASE OF PROPERTY - CITY PARK

The property in question lies between the City Park and the Triple C Arena. It has been appraised at \$67,000, but the scales on the property have been sold for \$5,000 making the value of the property \$62,000. The County is willing to pay half of the cost at \$31,000. The City's cost would also be \$31,000.

This property could be used to extend the park and possibly to relocate the restrooms. UDOT is in favor of the purchase of the property by Panguitch City / Garfield County, because it would help with the proposed turning lane.

Mayor Talbot reported that Panguitch City has been approved for the funds to improve the City Park.

Nick Reynolds moved, seconded by Eric Houston to make the offer to purchase the property. The motion passed with all in favor.

A letter signed by Mayor Talbot will be sent to the owners to make an offer for the purchase of the property.

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COMMENTS - RANDY YARD

Randy Yard commented on the letter sent to the Alton Coal Mine discussed in department reports in the council meeting on January 24, 2012. He disagreed with the discussion of the letter presented under department reports and not as a line item on the agenda. Randy stated that he and Becky have served the community extensively and have never asked for anything. He feels that their business is an integral piece of Main Street, and their opinions are entitled to courtesy and respect. Randy wanted to bring these feelings and objections to the attention of the Council.

Mayor Lori Talbot explained that the council did not mean to create feelings of disrespect or hurt.

J. P. FINES REPORT

Eric Houston moved, seconded by Nick Reynolds to approve the J. P. Fines report. The motion passed with all in favor.

MULTI PURPOSE CENTER

Allen Henrie reported to the Council on the Triple C Committee meeting held on February 14, 2012. He stated that Eric Houston, Rick Miller, and Allen Henrie represent the city on the Triple C Committee. Many events are scheduled for the Triple C Arena. The items discussed are as follows:

- A recommendation to add as members to the Triple C Committee Kim Barton and Gaylen Moore.

- A change to the policy on stall rental to add a penalty fee for stall rent not collected by the 15th of each month. If payment is not made, at the end of the month the stalls would be padlocked and the horse owners would be required to have the Sheriff's Office assistance for access to their horses. Tony Beckstead and Attorney Barry Huntington will draw up an agreement on stall rentals to be signed by the renters.

- A total increase of \$10,000 added money as an incentive to increase attendance at barrel racing, roping, and rodeo events. Panguitch City would pay \$5,000 and the County would pay \$5,000. This will not increase the City budget for the Triple C.

- Five Little Britches Rodeos are scheduled. Panguitch City will sponsor saddles for the Little Britches Rodeo in the amount of \$5,000.

- The ATV Rally will be August 23 - 25, 2012. The committee will send members to other ATV rallies to hand out our brochures.

- The raffle for the free ATV will be open only to those who are registered for the ATV Rally. The County felt this would bring more people to come and ride in the rally.

Eric Houston moved, seconded by Nick Reynolds to accept the recommendations of the Triple C Committee. The motion passed with all in favor.

PENDING BUSINESS LIST

The pending business list was edited to remove as completed the Policy and Procedure Manual - New Hire regarding insurance.

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DEPARTMENT REPORTS

- **Digital recorder** - The council members would like a digital recorder used to record the City Council meetings. Donna Osborn was instructed to purchase a digital recorder.

- **Main Street Meeting** - Eric Houston attended the Main Street meeting.

- **Triple C Committee Meeting** - Rick Miller and Allen Henrie attended the Triple C Committee meeting.

- **Garage Doors at the Old Fire Station** - Attorney Barry Huntington reported that Imperial Windows and Doors had accepted the offer of \$1500 for payment on the garage doors. A manual check will be issued to Imperial for the doors.

CURRENT BILLS

**Eric Houston moved, seconded by Nick Reynolds to pay the current bills.
The motion passed with all in favor.**

ADJOURNMENT

The meeting adjourned at 7:35 p.m.

Lori Talbot, Mayor

Donna Osborn, City Recorder