

Bluff Town Council
Tuesday, October 16, 2018
Bluff Community Center at 3:30 p.m.
190 N 3rd East Street
P.O. Box 324
Bluff, Utah 84512

Draft Minutes

The council met Tuesday, October 16, 2018 at 3:30 p.m. in a public meeting.
Present were: Mayor: Ann Leppanen, Brant Murray, Luanne Hook and Linda Sosa. Jim Sayers excused absence.

The meeting started at 3:35 p.m.
Approval of minutes from October 9, 2018. Leppanen, Murray, Sosa approved, Hook abstained.

OLD BUSINESS

1. Draft Response Interlocal Agreement (All)

The Council met in a Work Session earlier today at 8:30 a.m. to discuss the Interlocal Agreement that Leppanen had modified to fit Bluff. Leppanen will continue to make changes agreed to in our discussion. Kelly Pehrson will join our Work Session of October 30th and work with us. We will meet at 8:30 a.m. and he will join us at 9:00.

The County is offering us town alleyways. Murray suggested we drive together with Michael Haviken and observe town roads and alleyways after the Art Festival. We will research the pros and cons of accepting the alleyways before the 30th.

Blanding has recently signed their Interlocal Agreement and Leppanen has asked Jeremy Redd, of their Council, for a copy.

2. Review of Draft Planning and Zoning Ordinance (AKL)

Leppanen gave the Council copies of a Public Notice inviting Bluff residents to send letters of intent to become members on the Planning and Zoning Commission. Sayers sent an email with some word changes. The Notice will run in the San Juan Record October 24, 31, and November 7. Sosa will post it in town.

Leppanen also shared copies of An Ordinance Establishing a Planning Commission for the Town of Bluff. Murray motioned to accept the ordinance, and Hook seconded. The vote was unanimous. We will have a public hearing.

3. Office Space at Bluff Community Center (AKL)

At the October 10 meeting Leppanen asked the BSA to extend our rental agreement of zero rent until June 30, 2019. They agreed. We can use the BSA Wifi and will need our own phone for incoming calls. JR Lancaster created an original frame and mounted it in our office. It is valued at \$1400 and Lancaster donated half of that. Bill Crowder and Ann and Dave Phillips paid for the remainder. The Council was very grateful to the BSA and all these individuals.

4. Meeting with Bruce Adams (9:30 a) and Kelly Pehrson (10 a) on October 15, 2018 (AKL)

Leppanen briefly met Bruce Adams, who encouraged her to rely on Pehrson for information regarding the Interlocal Agreement. Leppanen and Pehrson discussed:

- The airport – we need to see the BLM lease to see if the land can be transferred
- Recreation – we will receive these County funds, it is not a choice. We need a legal opinion to see if we can transfer that money
- TRT funds – the County has changed distribution, Blanding and Monticello can receive 1% and the county will match it. Bluff can apply for the 1%. The rest of the money goes to Natalie Randal of the Economic Development. Jeremy Redd, in Blanding, was not aware of this change.

Taxes that we can receive besides municipal are Resort Tax, Murray will research, and Sales Tax, Sosa will research.

5. Meeting at Bluff Shed with Michael Haviken and UDOT on October 15, 2018 (Murray)

Murray, Leppanen, Haviken, Freeman Sam (UDOT), and the District Road Engineer from Price discussed local issues. UDOT will give us a survey of right-of-ways. According to them we can decide which county roads we want to accept, some may not be desirable, such as an oil pump road. Before we accept roads from the county we should ask them to complete town road projects they have not completed. unfinished grading, for example. Murray will plan a town drive through trip for us before the 30th to check roads and alleyways. Sam Cantrell (County Surveyor) can get us maps we need after the Interlocal Agreement is in place. Murray gave UDOT the list of most important improvements for public safety:

- The turn radius between the Post Office and Highway
- A light on 6th street by the school
- Navajo Drive is covered in small rocks

NEW BUSINESS

1. 2018-2019 Tentative Budget (AKL)

It was agreed that we would have a public hearing October 30, 2018 at 5:00 before our Council meeting about our tentative budget. After the Council accepts the budget we must submit it to the Tax Commission in order to be able to receive sales tax and be able to spend money. Leppanen has been balancing potential revenue and expenses to create the budget. It will change as revenues and expenses change.

2. Fiscal Year 2019-2020 Proposed Budget for Zions Bank (AKL)

We can also use our proposed budget to get a loan from Zions Bank. Leppanen, Sosa and others will work on a presentation package for the Bank rural loan department, who Murray said, is very supportive of rural towns. Included will be Listening to Bluff and our feasibility study. Leppanen and Murray need to be bonded as mayor and treasurer. We owe for our incorporation costs, insurance, ULCT dues, and possibility, our county election. The County says we must have a justice court, or we can contract with Judge

Hazelton in Monticello. Sosa will check with clerks in other towns and Leppanen will check with Kendal Laws to see if this is a legal requirement.

Sandy Mailliard suggested starting a wish list for supplies and needs. Bev Smith will keep track of donations and investigate equipment. We are tax deductible. Sosa will check with Jeremy Redd about computer systems.

Sosa motioned to accept the tentative budget and Murray seconded. The vote was unanimous.

3. Need for a GRAMA policy (AKL)

Sosa will research and work on a GAMA policy for records.

4. Surety bond for Treasurer and Mayor (AKL)

Leppanen and Murray have forms to fill out for our insurance company.

5. Endorsement of Marsha Holland for House District 73 (AKL)

The Council chose not to endorse as an entity.

6. Visit to Gouldings and chat with Ronnie Biard, General Manager (AKL)

Leppanen had a good conversation with Biard, general manager of Gouldings who has some interest in incorporation. We can keep him in the loop.

7. Signatory on Bears Ears National Monument Brief (AKL)

We will wait for the brief to come out and decide as a council.

8. Who is writing the October "News from the Council"? (All)

Murray volunteered, he will get Sosa a pdf.

9. Do we want a presence on Social Media? (All)

After discussion, probably not, but we can revisit if needed.

OTHER

Leppanen received a letter from SEULAG (Southeastern Utah Association of Local Governments) about capital improvements and getting on the CIB (Community Impact Board) list, due in March. We will consider this the first week in November. Leppanen will get a copy to the council members.

Hook is working on Senior Center changes.

Leppanen had the Community Center lease agreement from Carol Shook, manager.

Murray motioned to accept as presented and Hook seconded. The vote was unanimous.

The Council thanked Ed Dobson for his long time work of removing goatheads.

Sosa motioned and Murray seconded we adjourn.

Adjourned 5:15

Linda Sosa Recording Officer