

Bluff Town Council Regular Meeting Minutes

July 13, 2021

Bluff Community Center at 6:00 p.m.

190 N 3rd East P.O. Box 324

435-672-9990

Regular meetings are held the first three Tuesdays of every month at 6:00 p.m. at the Bluff Community Center. Requests to be on the agenda may be submitted in writing to Ann Leppanen (ann@townofbluff.org) at least 4 days before the meeting. Agendas and minutes are posted at:

townofbluff.org and audio, in addition, at the Utah Public Notice Website

This meeting was held electronically.

The meeting started at 6:00 p.m.

Roll Call Mayor Ann K. Leppanen, Luanne Hook, Jim Sayers, Linda Sosa, Brant Murray

Approval of Regular Meeting Minutes from July 6, 2021

Tabled until next week

Unfinished Business

1. Discussion and Vote on Short Term Rental Ordinance (All)

Sayers motioned to accept the draft copy from Chris McAnany with a change to not allow transfer of STR permit. The STR approval should not go along with change of property ownership. Current STR's in residential zoning would be grandfathered in, but STR status/approval should expire on change of ownership. Hook seconded for the purpose of discussion. Murray preferred having the ability for owners to be able to transfer. Hook had concerns about the exemptions. Sosa felt that and other details could be changed as needed. Murray agreed our focus should be the central ordinance. Hook and Sayers declared conflict of interest. Leppanen, Hook, Sayers and Sosa voted in favor, Murray voted against. Leppanen will check with McAnany over the wording.

2. Discussion and Vote on Purchase of Old Elementary School (All) – No Further Public Comment

Sayers motioned to move this to next week, Murray seconded and Leppanen, Hook, Sayers, Murray and Sosa voted in favor. The School Board did vote sign, they meet next in August. Leppanen will post comments from the public.

3. Discussion and Vote on Fire Restrictions and Fireworks (All)

Leppanen explained the Council voted for a temporary ban last year and this year voted to follow Stage 1 fire restrictions.

4. Discussion of NetForce Training and Computers (Sayers)

Sayers has asked Josh Daggs for a timeline. Leppanen will check with Daggs for a date for training. Sosa sent social media guidelines to the Council for discussion, a recent GRAMA request asked for that information.

5. Bluff Community Center: When and if to Open to the Public; Update on Food Pantry Use; Repairs to BCC; Pickleball Players Request; Rentals: Johnson Retirement and Renting to Design/Build/Bluff 7/17 & 7/18 – would like to rent ½ days but extra hour each day for half day price (All)

Hook motioned that we fully open the CC but it was not seconded

After discussion Murray motioned that we open the CC to pickleball and Zumba and revisit opening or phasing into opening to the general public in August, Sayers

seconded and Leppanen, Hook, Sayers, Murray and Sosa voted in favor. A group could work with the manager to meet at the pavilion and rent the kitchen.

6. Update on Approval of Recreation Agreement with San Juan School District/San Juan County Commission (Sayers)

Also #14. Sayers signed the agreement but the check was issued to the BSA and Leppanen asked that it be reissued to the Town. This is the third check made out incorrectly. The skylight has been put in and we will be getting the invoice.

7. Update on Town Manager Job, Job Description, and Telephone Conference with Dr. Roger Carter of Southern Utah University on June 21, 2021 (Leppanen)

The Town Manager description has been updated on our website based on a conversation with Dr. Carter, who teaches business administration. He will circulate the application to retirees, and graduates. He stressed the importance of not hiring because you are desperate, but finding the best possible person. It might have to be someone who works remotely.

8. Interlocal Cooperation Agreement for Municipal Election Services (Leppanen)

Leppanen gave Ed Dobson the credit for catching a deadline in time to fix it. John David Nielson was supposed to have done the election related task and did fix it in time. This agreement is for this upcoming election. Hook and Sosa are currently running unopposed and will not have their names on the ballot unless there is a write-in. The two mayoral will be on the ballot, unless one drops off. If both run it will cost the Town \$2800. Murray moved to approve the agreement as presented, Hook seconded and Leppanen, Hook, Murray, Sayers and Sosa voted in favor.

New Business

9. Discussion and Vote on Town Hall with Congressman Curtis in August 10, 2021 at 6:30 p.m. and Dinner Beforehand: Virtual v Hybrid v In Person (Leppanen)

It was decided to have dinner at Twin Rocks at 5:30 p.m. The public can attend but must pay for their own meal. Sayers motioned to have dinner at Twin Rocks and meet at the CC at 6:30 p.m. inside or outside according to whether the CC was open to the public, Murray seconded and Leppanen, Hook, Murray, Sayers and Sosa voted in favor.

10. Request from Yolanda Francisco-Nez with "Restoring Ancestral Winds" for Housing (Leppanen)

Leppanen made a public service announcement asking for lodging for Francisco-Nez for the month of August, although she is flexible, in a kitchenette type room. Her background is working with missing and murdered indigenous children and women. She is here for thirty days to help get the women's shelter in Blanding open. Please contact Leppanen if you have a possibility.

11. Discussion of Road Work on 2nd East and Recommendations (Michael Haviken)

Haviken reported Galen Hadley has some excess soil from a project and suggested using it to make improvements to 2nd East, to fill, compact, and shape the ruts in the road. The road is in the right of way and a survey was suggested by Sam Cantrell. Hook offered to show Haviken where the markers for the road are located. Leppanen suggested checking the procurement policy for how to use the funds. Haviken and Hook asked about having a Roads discretionary fund for small purchases/projects and Leppanen asked him to decide what was appropriate and bring it to the next meeting. Murray wanted the residents along the road talked to before the work is decided on.

12. Report on 60 Day Letter from the Utah State Auditor's Office to the Bluff Service Area

Leppanen explained there was a glitch in the filing of the 2020 BSA budget and Jackie Warren is working with the State to fix it. Leppanen spoke with Seth Overton who said it would have no impact on the Town.

13.Regarding the 2020 Budget and Other Filings (Leppanen/Sosa)

Leppanen explained the budget was filed with the State but it converted to a different format. It has been refiled and received. It is due July 31st.

14. Financial Report, Bluff Recreational Funds from San Juan School District; Return of Check due to Wrong Payee" (Sosa/Leppanen)

Sosa reported June 30th is the end of the fiscal year so there are many reports. Murray checked the June bank reconciliation, Leppanen did the state Transparency and Deposit and Investment reports. Sosa sent out the June Financial Report and completed the federal withholding, state withholding, and state unemployment reports. Leppanen has sent in the request for ARPA funds and will check to make sure it is received. It is two payments of about \$14,000.

15. Report on San Juan County Homeless Coalition Meeting of June 29, 2021 and Next Meeting of July 27, 2021 (Leppanen)

Leppanen explained the County has a \$50,000 grant to help homeless and struggling people with rent and housing. The last meeting had some lack of compassion that concerned her.

16. Discussion and Vote on Interlocal Agreement with San Juan County Regarding 2021 Election (Leppanen); Planning and Zoning Update (Hook) Update on CIRD (Hook)

The next P&Z meeting is July 21st. The CIRD is working on a non-motorized travel trail through town. It was explained that this is the CIRD Main Street Project, not the UDOT Main Street Project which Murray works with.

17. Report on Progress of Internal Audit (Sosa/Leppanen)

The audit is finished and Erin Richards will be reporting to the council at next week's meeting.

18. Discussion of Utah League of Cities and Towns Bill for American Relief Plan Act Position and Filing for ARPA Funds (Leppanen)

Leppanen explained this was an additional fee of \$250 that ULCT will use to hire a specialist to guide towns through the use of ARPA funding. She felt they were doing a good job and it is worth it Murray motioned to have Sosa pay it when the invoice is received Sayers seconded and Leppanen, Hook, Murray, Sayers and Sosa voted in favor.

19. Other

Nothing.

Sayers motioned to adjourn at 7:29 p.m. Murray seconded and Leppanen, Hook, Sayers, Sosa, and Murray voted in favor.

Linda Sosa Recording Officer

This meeting took place electronically in order to follow the social distancing guidelines given by state and local authorities. The public was able to connect and participate electronically.

For requests to receive emails/meeting invitations email linda@townofbluff.org