

Bluff Town Council Regular Meeting Minutes

November 7, 2023

Bluff Community Center at 5:15 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. 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

<https://www.utah.gov/pmn/>

To view the livestream, or watch past recordings, please visit our YouTube channel:<https://www.youtube.com/channel/UCTqBxSP-Erhxq6muVMX6vdw>.

This meeting was held electronically

The meeting started at 5:16 p.m.

Roll Call Mayor Ann K. Leppanen, Luanne Hook, Jim Sayers(5:32), Linda Sosa, Brant Murray

Erin Nelson Town Manager

Introduction of Jon Haderlie of Larson & Company and Overview of the Fiscal Year 2023 Audit (Leppanen)

Haderlie presented the audit report and explained the elements of audits and state requirements for auditors. He reported the audit was clean and there were no issues. Leppanen and Sosa appreciated his work with them.

5:37 p.m.

Approval of Bluff Town Council Regular Meeting Minutes of October 17, 2023

Sayers motioned to approve the minutes, Murray seconded and Leppanen, Hook, Sosa, Sayers and Murray voted in favor

Approval of Bluff Town Council Work Session Minutes of October 24, 2023

Sayers motioned to approve the minutes, Murray seconded and Leppanen, Hook, Sosa, Sayers and Murray voted in favor

Public Comment: None

Unfinished Business:

1. Discussion and Vote on the Active Transportation Master Plan and Resolution (All)

The Council commented on the incredible amount of work Hook, Sayers, Molly Schmidt and other committee members along with Bike Utah did on the plan. Sayers motioned to accept the Master Plan, Hook seconded and Leppanen, Sosa, Hook, Sayers and Murray voted in favor.

Hook motioned to accept the resolution, Sayers seconded and Leppanen, Hook, Sosa, Sayers and Murray voted in favor.

2. Announcement and Discussion of the Environmental Protection Agency's Award (the Environmental Justice Government-to-Government) of \$1,000,000 for Revitalizing the Cooperative Cultural Center for Health, Justice, and Inclusion (Nelson)

Nelson announced the Town was selected as a recipient for this grant, one of a handful awarded across the country. Leppanen noted the grant application was extremely well written and thanked Drew Cooper and Nelson, who worked on it on top of her regular workload. Nelson explained this means the fire suppression system will be fully funded and funds will also address the functionality of the building, including asbestos mitigation, HVAC, electrical and insulation. Since it is a federal grant there are many regulations to follow, including procurement. The contract should be signed in the next 90 days and the project is expected to take two years. The partnership with Utah Dine Bikeyah will focus on the project and a healthy relationship, an element of the grant. Leppanen noted this is a very large project and challenged those in town who had been in favor of acquiring the property to step up and help the committee that will be leading the project; volunteer with Leppanen or Nelson.

3. Update on Cooperative Cultural Center Design Review Committee Meeting of November 7, 2023 (Sayers); Construction at the Cooperative Cultural Center and Vote to Approve Change Order for \$1,134; Update on Remodel at the Bluff Community Center and Repairs to the San Juan County Senior Center (Leppanen/Nelson)

Sayers reported at the meeting discussions included the joint account, check policy, a new traditional food specialist, a new director in January, a new accounting firm for UDB, and a joint meeting with the Council. Sayers, Leppanen and Nelson will meet with Collette Walker of the USDA and a building engineer tomorrow and do a walk through of the CCC. Murray gave a shout out to Sayers' hard work over the years and Leppanen included Murray in that. Murray motioned to approve a change order of \$1,134 for the ceiling project, Sayers seconded and Leppanen, Hook, Sosa, Sayers and Murray voted in favor. The ceiling project is completed and Weldon Builders has moved to the Community Center office area and Senior Center, where insurance money is being used to repair water damage. Nelson explained the ballot box is in a locked location that may move from room to room but there is access for voters. Leppanen noted the office area project is funded by ARPA and we have spent the matching funds. The project is expected to be complete mid-December.

4. Update and Reminder on Voting Schedule and Requirements for the Canvas (Leppanen)

Leppanen explained those who did not receive a ballot must get one from the County and can go to the CC on Thursdays from 10:00 a.m. to 2:00 p.m. and contact Lyman Duncan the County Clerk. The box will be moved to Monticello November 20th and those mailing in a ballot must mail them by November 20th by noon. Leppanen would like a local representative from Bluff present when the ballots are counted and will contact Shelly Jackson with the state. Duncan confirmed that Bluff officials will do the canvas. November 21st is election day.

5. Report on Acton's Petition to Disconnect from the Town of Bluff (Leppanen)

Leppanen has been working with legal council on the Acton Petition to Disconnect, SITLA's Petition to Intervene, and our response, which will be filed this week. These documents will be available on our website Monday or Tuesday. We have heard nothing from the BLM and St. Christopher's did not join.

6. Report on Bureau of Land Management's Determination on Bluff River Trail Right-of-Way (Leppanen)

Leppanen explained the BLM had a verbal agreement to give a permanent easement to the Bluff River Trail, which is in the proposed land transfer with SITLA. Jake Palma of the Monticello office sent a sign-off on a permanent easement for the trail that is filed, recorded and very much appreciated.

New Business

7. Discussion of Auditor Alert 2023-01 Public Notice Compliance for Local Governments (Leppanen)

Leppanen explained this is a general alert about posting information correctly and timely on the Utah Public Notice Website. We have always followed the procedure.

8. Discussion and Vote on the Resolution Adopting the San Juan County Multi-Jurisdictional All Hazard Mitigation Plan (Leppanen)

Nelson summarized this county document that she, Sosa and Leppanen participated in over the last year. It includes hazards, mitigation, and getting help from the County, State and FEMA. Sayers motioned to accept it, Murray seconded and Leppanen, Sosa, Murray, Sayers and Hook voted in favor.

9. Discuss and Vote on Stay of Sign Enforcement Pending Planning and Zoning Recommendations for Revision to the Ordinance.

This was discussed at the earlier work session. Planning and Zoning is revisiting the sign ordinance and Amanda Podmore and Leppanen discussed pausing the enforcement of the ordinance but not the compliance while it is being reviewed. Sayers motioned to approve the resolution, Murray seconded and Leppanen, Sosa, Murray, Sayers and Hook voted in favor.

At 6:30 p.m. Sayers motioned to go into recess until 6:55 p.m. and then close the meeting and go into executive session, Murray seconded and Leppanen, Sosa, Sayers, Hook and Murray voted in favor.

At 6:59 p.m.

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

11. Other- None

10. Executive Session to Discuss Pending or Reasonably Imminent Litigation

Sayers motioned at 7:01p.m.to close the meeting and enter executive session to discuss, pending or reasonably imminent litigation, then close the meeting from there, Murray seconded and Leppanen, Sosa, Murray, Hook and Sayers voted in favor.

Linda Sosa Recording Officer

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