Naples City Council
June 22, 2023
Minutes

DATE, TIME & PLACE OF MEETING

The regularly scheduled meeting of the Naples City Council was held June 22, 2023, 7:30 p.m., at the Naples City Office, 1420 East 2850 South, Naples, Uintah County, Utah.

COUNCIL MEMBERS ATTENDING

Council members attending were Robert Hall, Gordon Kitchen, Ross Morton, Dan Olsen and Kenneth Reynolds. Dean Baker was absent.

OTHERS ATTENDING

Others attending were Janie Schneider, Casey Crowther, Tony Ivie, Bruce Hacking, Mike Kelsey, Cris Kelsey, Cliff Grua, Derrick Hughes, Julie Hughes, Josh Latham, Chad Boren, Marcie Borne, Adam Richards, Szeth Simmons, Brooks Jones, Ryan Cook, Nathan Simper, Micheal Davis and Nikki Kay.

OPENING CEREMONY

Mayor Pro Tem Dan Olsen welcomed everyone and called the meeting to order at 7:30 p.m. Gordon Kitchen opened the meeting with the pledge of allegiance and Ross Morton offered the invocation.

APPROVAL OF THE AGENDA

Mayor Pro Tem Olsen presented the agenda for approval and asked the council to add additional business license applications under item five. Robert Hall **moved** to add the business licenses and approve the agenda. Kenneth Reynolds **seconded** the motion. The motion passed with all voting aye.

MINUTES APPROVED

The minutes of the regular city council meeting of June 8, 2023 were presented for approval. Kenneth Reynolds **moved** to approve the minutes. Ross Morton **seconded** the motion. The motion passed with all voting aye.

FOLLOW UP ITEMS FROM PREVIOUS MEETING

Mayor Pro Tem Olsen asked if anyone had anything they wanted to follow up on from the previous meeting. Councilman Kitchen asked about the 2850 South intersection. Micheal said they were going to try and do some of the work in-house but UDOT has certain requirements for the ramps so they are looking at a couple of different things. Micheal said everyone is so busy no one has the time for such a small project.

Councilman Hall asked about the black top on 2000 East. Micheal stated they will paint on Monday and come back in the Fall to seed the one side of the gulch.

Councilman Reynolds asked about the cameras at the park. Chief Simper said they could place the cameras on the eaves of the splash pad building and it would provide a good view with two cameras. He said the cost of the cameras is $1,150 each, the licensing is about $2,200, and they would need to check with the Recreation District.

APPROVAL OF THE BILLS

Nikki Kay presented the bills for payment in the amount of $39,354.50. Robert Hall **moved** to approve the bills in the amount of $39,354.50. Dan Olsen **seconded** the motion. The motion passed with the following roll call vote:

Robert Hall	Aye
Dan Olsen	Aye
Ross Morton	Aye
Kenneth Reynolds	Aye
Gordon Kitchen	Aye

BUSINESS LICENSE APPROVALS

A business license application for **Latham Services**, located at 1929 E 2500 S, was presented for Council approval. Josh Latham and Derrick Hughes were there to answer any questions. The business is a mobile service to pressure wash residential and oilfield locations. Mr. Hughes stated the trailer with the tank will be parked at the residence but it will be parked in the back. Gordon Kitchen **moved** to approve the business license for Latham Services. Ross Morton **seconded** the motion. The motion passed with all voting in the affirmative.

Three business license applications located out of the same office building were presented for approval. **Legacy Sales, Anarchy Offroad, and Tail Wind, LLC.** are all located at 2359 South 1500 East. Janie Schneider and Jared Boren were in attendance to answer any questions. Ms. Schneider stated the companies are owned by Darren Christenson. She said Legacy Leasing and Sales is for used cars, Anarchy Offroad is custom-built side by sides, and Tail Wind LLC is a property management company. Mr. Boren invited any of the Council members to stop by and see what they do with the side by sides, he said they are really excited about it. With no questions from the Council, Robert Hall **moved** to approve Legacy Sales. Dan Olsen **seconded** the motion. All voted aye. Kenneth Reynolds **moved** to approve Anarchy Offroad business license. Robert Hall **seconded** the motion. All voted aye. Kenneth Reynolds **moved** to approve the business license for Tail Wind LLC. Gordon Kitchen **seconded** the motion. The motion passed with all voting in the affirmative.

A business license for **Naples Self Storage**, located at 1600 E 1000 S, was presented for approval. Adam Richards was present to answer any questions. The business license was recommended by Dale Peterson to be a conditional use license with a review in one year. The items still waiting completion were the stormwater retention pond, landscape, business sign, fencing along the front of the property, and compliance with Naples City right-of-way encroachment permits. Mr. Richards stated the sign was coming the end of July, the landscaping would be complete in the next couple of months and they would wait on the fencing until the construction was complete. Robert Hall **moved** to approve the conditional business license with those five items. Dan Olsen **seconded** the motion. The motion passed with all voting aye.

CITIZEN REQUEST TO DISCUSS PURCHASE OF LAND FROM CITY

Mike Kelsey came before the Council and gave them a handout showing his property and the lot behind his home that is owned by the City. The property is 7/8 of an acre located east of Naples Elementary. Mr. Kelsey said the lot is directly behind their home and he would like to purchase it and have more property and maybe build a shop. Mr. Kelsey stated that some of the reasons he would like to buy the property are because his lot is so small, for safety reasons, and to clean up the trash and weeds. Micheal Davis said Mr. Kelsey asked him about this and he wanted the Council to be aware of it and to be able to have time to think about it. Mr. Kelsey wanted to make sure his offer was on the table if the City ever decides to sell the property. Council members thanked Mr. Kelsey for coming and for the time this would give them to talk about it. Councilman Kitchen said Mr. Kelsey mentioned a shop and wanted to make sure Mr. Kelsey knew it was zoned residential. Mr. Kelsey said it would just be a shop for his own use. No action was taken.

APPROVE FINAL PLANS FOR COMMERCIAL TIRE

Tony Ivie with Mtn West Investments and Casey Crowther came before Council for final plan approval of the Commercial Tire building. Mr. Ivie said they will build the building for Commercial Tire. He said the building has been engineered, extensive work has been done on the lot to get it prepared and they are ready to go. Councilman Kitchen asked what the time frame would be for the construction. Mr. Ivie said they hope to have it up and ready to go by October 1st. Gordon Kitchen said he was ready to make a **motion** as long as this has been through the Planning Commission. Micheal said they have met with the Planning Commission and the plans have also been reviewed by Chris Clark. Ross Morton **seconded** the motion. The motion passed with all voting aye. Councilman Olsen said they are glad to have them move into the City.

RESOLUTION 23-349 - AMEND FY 22/23 BUDGET

Council members received a copy of Resolution 23-349 amending the FY 2022/2023 budget. Micheal said the numbers have not changed since the public hearing. Robert Hall **moved** to approve Resolution 23-349 amending the FY 2022/2023 budget. Kenneth Reynolds **seconded** the motion. The motion passed with the following roll call vote:

Robert Hall	Aye
Dan Olsen	Aye
Ross Morton	Aye
Kenneth Reynolds	Aye
Gordon Kitchen	Aye

RESOLUTION 23-350 SETTING THE CERTIFIED TAX RATE

Council members received a copy of Resolution 23-350 setting the certified tax rate. Councilman Olsen explained the Council chose to go with the lowest tax rate possible. The rate is .000288, generating a property tax amount of $77,931. Kenneth Reynolds **moved** to adopt Resolution 23-350. Ross Morton **seconded** the motion. The motion passed with the following majority vote:

Gordon Kitchen	Nay
Kenneth Reynolds	Aye
Ross Morton	Aye
Dan Olsen	Aye
Robert Hall	Aye

RESOLUTION 23-351 ADOPTING FY 2023/2024 BUDGET

Council members received a copy of Resolution 23-351. The resolution lists the totals for each fund for the City. Mayor Pro Tem Olsen read the amounts for each fund: General Fund in the amount of $3,206,075; Debt Service Fund in the amount of $144,025; Capital Project Road Fund in the amount of $2,973,000; Redevelopment #1 in the amount of $100 and Redevelopment #2 1500 South in the amount of $100. Ross Morton **moved** to adopt Resolution 23-351. Kenneth Reynolds **seconded** the motion. The motion passed with the following vote:

Robert Hall	Aye
Dan Olsen	Aye
Ross Morton	Aye
Kenneth Reynolds	Aye
Gordon Kitchen	Aye

ORDINANCE 23-251 SETTING SALARIES FOR EXEMPT AND STATUTORY OFFICIALS

Ordinance 23-251, setting the salaries for exempt and statutory officials, was presented to Council for their approval. Nikki Kay noted the salary for the City Attorney was removed from the ordinance. Kenneth Reynolds **moved** to adopt Ordinance 23-251. Dan Olsen **seconded** the motion. The motion passed with the following roll call:

Gordon Kitchen	Aye
Kenneth Reynolds	Aye
Ross Morton	Aye
Dan Olsen	Aye
Robert Hall	Aye

UPDATE ON THE FARM SUBDIVISION

Cliff Grua came to the meeting to update the Council on the progress of The Farm Subdivision. Mr. Grua stated they are coming up on a deadline for progress on the next phase of the subdivision and he wanted to let Council know how things were progressing. He said they have had the fire department doing several burns for them, and the road for that phase was cut two and half years ago. He said they have made some changes that will need to go through the Planning Commission. Councilman Reynolds wanted to know what the rules were on the time extension. Micheal said he was not able to look that up today. Councilman Reynolds said he doesn't have a problem with the time extending as long as Mr. Grua is in line with the rules of the Planning Commission. Councilman Reynolds also asked about the moratorium on the water connections and how that will affect him. Mr. Grua said he does not have a formal letter from AVW&S but he is on the list and they are an established subdivision. Councilman Hall asked how many more lots are in phase five. Mr. Grua said there are thirteen more and he currently has people interested in three of them. Councilman Olsen thanked Mr. Grua for the update and said they have made a beautiful subdivision.

DEPARTMENT HEAD UPDATE

Micheal asked Council members to let him know if anyone was interested in attending the Utah League of Cities and Towns annual convention. He said it would be September

6^{th}- 8^{th}.

Szeth said they have been working on the sidewalks on 1900 South and they should be finished by next week.

Chief Simper said he will be brining them the Disaster Mitigation Plan sometime in October for review. He reported the department interviewed for a new officer and selected Dallas McDavid, who has worked in the jail for the last 3 ½ years. Chief Simper said they will be sending him to the academy in August.

Ryan Cook reported on 2000 East and said they are looking forward to the next phase of that.

Councilman Olsen asked about the weed spraying. Szeth stated he has sprayed in the City twice already.

Micheal reminded the Council about the upcoming Summerfest and said they have some vendors and food trucks lined up, along with the fireworks.

OTHER MATTERS OR FUTURE COUNCIL MATTERS

Nothing was brought forward under other or future council matters.

CLOSED SESSION

Kenneth Reynolds **moved** to go into a closed session to discuss the purchase, lease, or sale of real property. Gordon Kitchen **seconded** the motion. The motion passed with all voting in the affirmative.

After coming out of closed session, Kenneth Reynolds **moved** to allow Micheal to make on an offer on the piece of property as discussed in the closed session. Robert Hall **seconded** the motion. The motion passed as follows:

Robert Hall	Aye
Dan Olsen	Aye
Ross Morton	Aye
Kenneth Reynolds	Aye
Gordon Kitchen	Aye

MOTION TO ADJOURN

With no other business before the Council, Dan Olsen **moved** to adjourn the meeting at 8:30. Kenneth Reynolds **seconded** the motion. The meeting was adjourned by all voting in favor of the motion.

APPROVED BY COUNCIL ON THE 13th DAY OF JULY 2023

BY: ______________________________ ATTEST: __________________________