

**MINUTES
ALTA TOWN COUNCIL MEETING
THURSDAY, JUNE 15, 2017
10:00 AM
ALTA COMMUNITY CENTER
ALTA, UTAH**

1. The Mayor called the meeting to order at 10:00 am. Mayor Tom Pollard and Council Members Paul Moxley, Cliff Curry and Harris Sondak were present at the meeting. Elise Morgan joined the meeting electronically by phone.

2. **PUBLIC HEARINGS** – 00:00:30

- To receive comments and questions regarding the final amendments to the 2016/2017 fiscal General Fund Budget.

There was a motion by Paul Moxley to open the public hearing to receive comments on the final amendments to the 2016/2017 fiscal General Fund Budget. There was a second by Harris Sondak and the motion was carried.

The Mayor explained that amendments are being proposed to the 2016/2017 budget to bring the budget into balance before the end of the fiscal year. The Mayor opened the floor to questions and comments from the public.

Hearing no comments or questions, there was a motion by Cliff Curry to close the public hearing. There was a second by Paul Moxley and the motion as carried.

- To receive comments and questions regarding the proposed 2017/2018 fiscal budgets (General Fund, Sewer and Water Enterprise Funds) and the proposed Certified Tax Rate (CTR).

There was a motion by Paul Moxley to open the public hearing to receive comments on the proposed 2017/2018 fiscal budgets and certified tax rate(CTR) for the Town of Alta. There was a second by Cliff Curry and the motion was carried.

The Mayor explained that there are no substantial changes to the budget for the 2017/2018 year except for the amount of revenue to be collected in property tax: that line item increase by \$1,883.

Roger Bourke asked how the sales tax for the new fiscal year is projected to increase by \$33,000 when the Snowpine will be closed - the Town will lose sales tax from that business. The budget committee estimated that the decrease in sales tax from the temporary closure of the Snowpine to be about \$10,000 to \$15,000.

Roger Bourke could not find the corresponding C-road fund expenditure in the budget for the dust retardant. Mr. Bourke suggested the town increase the amount of funds available for dust control as last year's application did not go very far.

Margaret Bourke asked if the Town had addressed funding for a study to address the possibility of garbage pick-up town wide. Margaret also asked if funding had been set aside to address the weed problem that had been discussed in past Planning Commission meetings.

Harris Sondak observed that the Town anticipates that legal costs will go down for next fiscal year and asked if that was a fair conclusion. The Mayor agreed to address this question in the Council's discussion on the budget later in the meeting.

Hearing no further comments, there was a motion by Paul Moxley to close this public hearing. There was a second by Cliff Curry and the motion was carried.

- To receive comments and questions regarding the proposed 2017/2018 fiscal budget and Certified Tax Rate for the Alta Special Service District.

The Mayor explained that the Alta Special Service District has been in existence for many years but the Town of Alta has continually approved a -0- budget and -0- certified tax rate for this district. It is proposing to do the same for the 2017/2018 fiscal year.

There was a motion by Cliff Curry to open the public hearing to address the budget and CTR for the Alta Special Service District. There was a second by Paul Moxley.

The Mayor opened the floor to comments on this matter.

Hearing none, there was a motion by Cliff Curry to close the public hearing on this matter. There was a second by Paul Moxley and the motion was carried.

3. Mayor's Report – 00:11:12

The Mayor reported on the following subjects:

1. Update on UFA matters.
2. Update on the process to select a new Town of Alta Justice Court Judge.
3. Update on the filing to run for Mayor and the two Town Council positions. Jon Fay and Harris Sondak have declared their candidacies to run for Mayor and Cliff Curry and Margaret Bourke have filed their declarations to run for the two Town Council seats. There will be no primary election this year and the general election will be held on Tuesday, November 7, 2017.
4. Kate Black gave an update on the summer program and road opening. The Town has budgeted an additional \$1,000 for dust retardant. The Town has budgeted around \$5,000 for road maintenance work this year.
5. Update on the final inspection that will take place on the house in Powder Ridge; the building permit was issued on September 12, 2012.
6. Little Cottonwood Clean Up Day will be held on Tuesday, June 20th.
7. Update on the TAP award that will be given to the Town by ULGT.
8. Rich Mrazik updated the Council on the Surviving Spouse Trust Fund.
9. The Town has hired an intern this summer: Aliza Whalen. Aliza will assist with small projects - researching the possibility of getting internet service through Syringa for the single family homes in the town.
10. The next meeting of the Town Council will be held on July 13, 2017.

4. Treasurer's Report – 00:26:10

Marc Dippo read the monthly treasurer's report.

Hearing no questions or comments, there was a motion by Cliff Curry to approve the report as read. There was a second by Harris Sondak and the motion was carried.

5. Departmental Reports – 00:28:50

Assistant Town Administrator’s Report – Chris Cawley updated the Council on the next planning project funded by WFRC. This project will entail looking at ways to improve pedestrian and biking infrastructures and opportunities or active transportation in the Town of Alta. The area of focus will be along Highway 210 and the bypass road. Three consulting firms bid out on the project and the project was awarded to Ferin Peers. Chris went over the scope of work for this project including four (4) public meetings and a “walk about”. The final product will include five (5), 20% design drawings which could be used for grant request to the federal government for funding. The report will also suggest funding mechanisms.

Town Marshal’s Report – Mike Morey updated the Council on the water levels in Little Cottonwood Creek. Also, Sheriff Winder has accepted a position in Moab and Mike encouraged everyone to reach out to the sheriff to thank him for his years of service.

6. Town Council Meeting Minutes – May 11, 2017 – 00:38:11

There was a motion by Harris Sondak to approve the minutes of the May 11, 2017 meeting as submitted and edited. There was a second by Paul Moxley. Hearing no comments or questions, the Mayor called for a vote on the motion and it was carried.

7. Awarding of Town Insurance (Liability, Property & Auto) and Workers Compensation Insurance for the period July 1, 2017 – June 30, 2018. Greg Baumgartner, Utah Local Governments Trust.

The Mayor introduced Doug Folsom who presented the Town of Alta with their annual Trust Accountability Award (TAP) award for 2016. A cash award was received by the Town of Alta and the town received discounts on workers compensation insurance. Doug explained that this award is given to members who have implemented best practices for safety and loss prevention. Doug thanked John, Piper and the entire staff for their hard work for addressing the safety operations in the Town of Alta.

Greg Baumgartner reported that this was the fifth consecutive year of -0- percent increase in liability premiums and the ninth year consecutive year on -0- percent change on the Town’s auto and property insurance rates.

Greg explained that the Trust has added the following items to the insurance policy at no charge:

- No fault culinary water program – \$5,000 per residence up to 20 residences. This would provide up to \$100,000 if there is any culinary leak, backup or disaster.
- A cyber policy.
- Implemented a \$5,000,000 crime policy which may or may not cover some of the Town’s bond polices. The Trust will lunch this program in January of 2018.

Greg explained that there will be a \$513 change in the Town’s workers compensation policy which is directly tied to the estimated increase in payroll.

The Mayor thanked the Trust for their support of the town and asked for a motion to approve the awarding the bid for the town's insurance and workers compensation insurance to the ULGT.

There was a motion by Cliff Curry to award the Town of Alta's insurance (liability, property & auto) and workers compensation insurance for the 2017/2018 fiscal year to the Trust. There was a second by Paul Moxley and the motion was carried.

8. Contribution Agreement between the Town of Alta and the Alta Chamber Visitors Bureau (ACVB) for fiscal year July 1, 2017 – June 30, 2018 – 00:47:02

The Mayor explained that through the budgeting process this year, it was suggested that the town increase its monthly contribution to ACVB from \$6,000 to \$7,000. It was also suggested the town keep its commitment to matching funds for grant opportunities at \$10,000.

The Mayor went on to comment that there have been questions raised on this proposal and opened the floor to discussion on this matter. The Mayor also went over the history of the sales tax increase that helped fund ACVB.

Harris Sondak brought up a few items. Harris first thanked ACVB and Maggie for their hard work. Harris asked what the role of the town was in promoting the town's businesses. The town needs to be a good partner but Harris asked what the town's versus the businesses responsibility was in this matter.

Harris went on to point out that the original consultant's report that was commissioned suggested a sales tax increase and also suggested increased membership dues. The report also anticipated an increase in summer business. Those commitments from the businesses have never been met.

Harris suggested that it is the current town council's responsibility in 2017 to make a judgment about how to spend public money now regardless of what was decided when the sales tax was increased in 2003/2004.

Harris also felt that the town could allocate funds to other projects such as dust control, a weed study and a waste management study among other items. Harris pointed out that Maggie's health insurance is currently being provided by a stipend that she was to use through the Affordable Care Act. This Act is at risk and Harris would want us to make sure that her insurance gets covered.

Taking into account the aforementioned questions and concerns, Harris felt that the Town of Alta had not done its due diligence on this matter as relates to the amount of funds being budgeted for ACVB.

Harris suggested ACVB look investigate their ability to be more comprehensive on tracking the return on the investment by the town. Many online tools now exist for understanding the return on marketing investments in general and ACVB ought to use them to assess the use they make of the town's contribution. Harris also suggested that the businesses should be encouraged to meet their original obligation under the plan.

The Mayor felt that one of the challenges for ACVB is the ability to create or capture revenue from the business community. Originally the plan was to reach out to businesses outside the community for membership dues – Snowbird and businesses in the valley were examples. It was decided that if the Town of Alta were to commit funds from its budget that ACVB should reach out to Alta businesses only.

Accordingly it became a challenge for ACVB to have a funding base from the limited amount of businesses in Alta.

The other comment from the Mayor was that advertising is a gamble as relates to the return on investment. The Mayor felt that the investment by ACVB on the Australian market seemed to have paid off for the Rustler in that there was an increase of visitors from that country this winter.

Harris suggested that Maggie attend a data analytics training session.

Maggie asked for the documents that referenced the commitment by the businesses to meeting a certain level of funding through member dues. Harris confirmed that he had not located minutes from meetings that referenced that commitment but the consultant's report suggested this path.

Maggie confirmed that member dues were increased by 5% last year and ACVB is currently collecting \$23,000 in dues. Also ACVB does set aside some funding to promote summer business in Alta but not many businesses in Alta are open during the summer.

Cliff Curry opined that the Discover Alta website has improved tremendously. Cliff appreciated the roles of private business and government – we have to be careful when we mix the two. However, Cliff feels that government is in place to support the Alta community and feels that the Town's support of ACVB is beneficial. Cliff asked if a \$100 spent by the Town in support of ACVB results in \$100 worth of sales tax revenue.

Harris agreed with Cliff but asked what the right amount of support in dollars is in this case. Paul felt that in order to have an intelligent conversation about this issue we need to understand what other communities are doing.

Maggie felt that you cannot compare ACVB with communities such as Park City who have a huge promotional budget but at the same time that is who ACVB is competing with. Maggie struggles finding other communities that compare with the Town of Alta's situation.

Maggie went on to comment that ACVB does not have a lot of money to do a lot of promotion but feels that they do the best with the resources that they have available.

Cliff felt that ACVB is asking for more money for their day to day operations and less for matching funds and asked Maggie to comment on this option. Maggie felt that having more money in the budget provides them more flexibility in how the funds are spent as it relates to promotions and advertising.

Harris asked if ACVB finds itself applying for a grant that requires a match that is not already part their budget. Maggie felt that there is no advantage to separating those two types of funding options.

The Mayor made a recommendation that the Town leave the \$7,000 monthly contribution and have no matching funds. The Town could also set the monthly contribution at \$6,500 a month and leave money for matching funds in the budget.

Paul recommended that we keep the funding level the way it has been proposed in the contribution agreement before the council and then have a working session between the Council and the ACVB board to review other community's chambers' relationships with their respective cities/towns.

Harris recommended that we also keep the amounts the same as outlined in the agreement with the understanding that ACVB provide the Town Council with better analytics.

Maggie felt that a better reporting system be put in place between the Town of Alta and ACVB that addresses all areas of concerns expressed in the meeting today.

The Mayor made a motion to approve the contract with ACVB that offers financial support of \$7,000 a month for a total of \$84,000 a year and provides \$10,000 in matching funds of \$10,000 with the intent that some of that increase go to looking at a process of providing better information to the Town Council. Paul Moxley seconded the motion.

The Mayor opened the floor to further discussion. Maggie wanted clarification on whether the Town Council would like to hold a separate work session with the ACVB board.

Chris who attends the ACVB meetings, reported that relationship between ACVB and the Town of Alta and the concerns expressed today are brought up at almost every board meeting.

The Mayor also recommended that Maggie provide the Town Council with copies of the minutes and reports of their board meeting on a regular basis.

Elise opined that the Council owes it to the community to figure out what other communities are doing and agreed that a work session to address these matters would be very helpful.

Hearing no further comments or questions, the Mayor called for a vote on the motion. All members of the Council voted in the affirmative and the motion was carried.

9. Public comments on the proposed Capital Project Fund Plan as presented at the May 11, 2017 Town Council meeting – 01:18:40

The Mayor reminded the public of the process that the Town of Alta went through to arrive at the recommendations for the Capital Project Plan. The Town Council did receive a few comments on this plan over the course of the discussions that took place in the April and May council meetings.

There were no additional comments on the plan received at this meeting.

10. Action on Capital Project Fund Plan – 01:19:34

There was a motion by Cliff Curry to approve the Capital Projects Plan as submitted. There was a second by Harris Sondak. The Mayor opened the floor to discussion.

Harris had pointed out one typo to Kate who corrected that in the final document. The Mayor also made a correction on the wording under the item title Facilities Planning Project.

The entire council agreed that all the proposed projects that are funded through this plan are appropriate and need to be addressed.

Kate confirmed that once the Plan is approved a separate PTIF Capital Project Fund will be set up and funded through transfers made out of the general fund. This will take place during the month of June 2017.

Hearing no further comments or questions, the Mayor called for a vote on the motion. All members of the council voted in the affirmative and the motion was carried.

11. Resolution 2017-R-6 – A resolution to amend the 2016/2017 General Fund Budget – 1:22:15

The Mayor explained that when the Town Council approved the budget for 2016/2017 it budgeted \$987,000 in sales tax revenue. The Town is now estimating that \$1,160,000 in sales tax revenue will be collected. The Mayor explained that when the budget is prepared each year, the Mayor and budget committee always budget conservatively when it comes to sales tax collection.

The Mayor then went over the amended budget highlights which are outlined below:

Revenue highlights

- Sales Tax Revenue estimate to increase by \$173,843 – Budgeted \$987,000 and estimated at \$1,160,843
- Received \$14,684 from CEDB for stair chair and ADA ramp
- Increase in building permits and plan check fees
- Increase in court fines collected.
- Sold one of the Toyotas for \$22,000
- The insurance claim on the Post Office was reported in other financing sources - \$44,142.88
- The Town will not have to use any of its unreserved fund balance to balance the 16/17 general fund budget
- The Town WILL transfer out of the unreserved fund balance \$126,195 to the Capital Project Plan Fund budget

Expenditures highlights

- Legislative budget increased due to travel expense incurred for trip to DC
- Court budget increased due to funds paid for victim reparation surcharge which can be up to 50% of a fine collected
- Administrative budget increased due to employees' bonuses and benefits attached to those bonuses (URS), attorney fees, and new computers.
- Non-Departmental budget increased due to insurance claim for the Post Office which had to be expensed.
- Slight increase in the Planning and Zoning budget which was primarily due to attorney fees
- Police Department budget increased due to the employee bonuses and benefits attached to those bonuses, additional payroll for part time deputies, Alta Central building improvements,

purchase/lease of new police vehicle under vehicle lease payments, and under capital outlay, the expense for the police vehicle of \$32,000.

- Post Office increased due to the hiring of a new employee using a “temp” agency who charged for their services.
- Building Department increased due the time charged by Forsgren for plan check fees for Snowpine, Rustler and other building projects and legal fees associated with certain proposed projects.
- The street department decreased its budget because the Town has expensed the summer shuttle in the summer program budget and will do the same in the new year budget. This provides the Town with a clear picture of the total cost of running the summer program.
- Summer Program budget has increased due to the expense of the summer shuttle in that department.
- The Community Development budget has increased due to the actual expenses incurred with the purchase of the stair chair and ADA ramp for Alta Central.
- The Town of Alta is budgeted an increase in its unrestricted fund balance of \$64,104.36
- Transfer from General Fund to Capital Projects Fund of \$126,195

There was a motion by Paul Moxley to approve Resolution 2017-R-6 which amends the 2016/2017 budget as outlined in appendix “A” to the resolution. There was a second by Cliff Curry. Hearing no further discussion on this matter the Mayor called for a vote the motion. The vote was unanimous with all members voting in the affirmative.

12. Resolution 2017-R-7 – A resolution amending water use rates – 01:28:20

The Mayor explained that the Town has been unable to cover the operation of the water system with the revenue generated by water use rates. Where the Town falls short is in the ability to fully fund depreciation. Accordingly, the Town will have to consider increasing water rates over the next few years. With the addition of the treatment facility, the Town’s deprecation basis has increased.

Kate explained that mechanics of determining a business or residence’s water rate.

Cliff Curry commented that the proposed increase in rates is just keeping up with inflation.

Harris commented that in general a business should not have to pay as much for a 2002 toilet as you do for 2017 toilet that is far more efficient and uses less water. The Mayor thinks that factor might be captured in as much as the amount of water the business uses is flat if they conserve and the business would pay more if they did not make improvements to their water infrastructure. The Town should consider the trend in use and the trend in efficiency when it comes to water use by the Town’s customers.

Kate pointed out that over the years the amount billed for overages has dropped significantly due to the fact that most of the businesses have reduced their consumption by improving the fixtures in their lodges.

Cliff thought we should review the overage threshold to continue the incentive by the community to use less water.

There was a motion by Harris Sondak to approve Resolution 2017-R-7 which amends the water use rates for the Town of Alta effective July 1, 2017. There was a second by Cliff Curry and the motion was carried.

13. Resolution 2017-R-8 – A resolution adopting the final budgets (General Fund, Sewer and Water Enterprise Funds and proposed Certified Tax Rate for the Town of Alta for fiscal year 2017/2018 – 01:36:30

The Mayor reported that the Town of Alta did receive its Certified Tax Rate from Salt Lake County - .001163. That rate will generate \$337,889. This is about \$1,600 more than what we anticipated due to new growth in the Town of Alta.

The Mayor referred to the budget highlights that were outlined in the May Town Council meeting.

Harris asked why we thought there would be an increase in donations for the upcoming fiscal year. Kate explained that booth and shuttle staff will be asking for donations this summer and we are hopeful that this approach will generate additional donations.

The Mayor went over the decision to provide a “free” shuttle this summer instead of charging for that service.

Kate addressed the concerns expressed by the Bourke’s on the funding for a possible weed study and garbage collection study. In the “non-departmental” budget there are matching funds set aside for possible projects that are proposed to the Council throughout the year.

As it relates to Mr. Bourke’s question on the increase in sales tax, the Mayor mentioned that the Town of Alta always budgets conservatively for sales. But history says that we always receive more than what we budget and even with the reduction of sales tax from the Snowpine the budget committee felt that we would collect at least \$33,000 more than last year’s budgeted amount.

Kate also explained that the Town has increased funding for dust control on the road this summer.

Harris asked about the \$15,000 in non-departmental budget set aside for Mountain Accord – does this represent the amount that the council agreed to last fall when it approved the signing of the interlocal agreement with the Central Wasatch Commission. The Mayor explained that it is not – those funds approved last fall are in the 2016/2017 fiscal year budget and those funds have not been spent as of the date of this meeting.

As it relates to the \$15,000 in the budget for the new year (2017/2018), the Mayor requested that it be line itemed in that budget but was unsure about the direction of the Central Wasatch Commission and the expenditure of these funds. If this \$15,000 were to be spent, it would need approval by the Town Council. The Mayor pointed out that there is a clause in the interlocal agreement that says the Town of Alta or any of the entities may opt out with notice.

The Central Wasatch Commission anticipates meeting on July 17th.

There was a motion by Harris Sondak to approve resolution 2017-R-8 that sets the Certified Tax Rate for the Town of Alta for fiscal year 2017/2018 at .001163 and approves the 2017/2018 fiscal budgets for the Town of Alta. There was a second by Elise Morgan. Hearing no further discussion on this matter the Mayor called for a vote on the motion and the motion was carried.

14. Resolution 2017-R-9 – A resolution establishing the Certified Tax Rate and Budget of the Alta Special Service District for fiscal year 2017/2018 – 01:50:50

There was a motion by Cliff Curry to adopt Resolution 2017-R-9 establishing the Certified Tax Rate and the budget for the Alta Special Service District at -0- for fiscal year 2017/2018. There was a second by Paul Moxley. Hearing no comments or questions the Mayor called for a vote on the motion and the motion was carried.

15. Alta Town Council meeting schedule for fiscal year 2017-2018 – 01:51:35

The Mayor announced that the Town Council will meet the second Thursday of each month except for June 2018 where the meeting will be the third Thursday. Each year the Town Council must approve its meeting schedule and post the same.

There was a motion by Elise Morgan to approve the meeting schedule for the Alta Town Council as submitted for the 2017/2018 fiscal year. There was a second by Cliff Curry.

The Mayor opened the floor to discussion on this matter. Cliff asked that sometime in the future the Council might consider holding the meetings at different time during the day. It is hard for some community members to attend a morning meeting. The Mayor suggested that the Council look at holding a few of the meetings at night.

Harris asked if the June meeting could be held the second Thursday as well considering the Town received its CTR this year on June 9th. Kate explained that there are years when the Town does not receive its CTR in a timely fashion that would allow a meeting to be held on the 2nd Thursday so in an abundance of caution, the Town sets its meeting for the third Thursday.

The Mayor called for a vote on the motion and the motion was carried.

16. New Business – 01:56:15

Paul Moxley announced that a long time resident and friend of the Alta community, Betsy Grossman passed away recently. Everyone expressed their condolences to Jay Grossman and his family.

Kate mentioned that the staff should be ready to present to the Town Council membership in the Surviving Spouse Trust Fund either in the July or August Town Council meeting.

17. Citizen Input – 01:58:10

Dan Shilling asked if there was a plan for increasing or improving community wide internet service.

Harris mentioned that Scott Briggs, a homeowner in Alta, brought this subject up in a previous council meeting. There is fiber optics that runs through Alta but the cost to run it to a home in addition to the monthly service is expensive. Harris also mentioned that Dan, through the homeowners association, look into tying into that line.

Rich Mrazik is working with the Town's intern on this matter. An update will be provided sometime this summer.

The Mayor also mentioned that when the HUB building comes on line, the Alta Ski Lifts will install in their area a DAS system which would increase cell service and possibly internet service as well.

Harris mentioned that the patches that Syringa put in along highway 210 are starting to separate which are hazardous to those who are biking. Harris asked for the timing for the paving of the road in the canyon. Mike Morey has spoken with Jake Brown who is actively pursuing moving the paving project in the canyon up to this year. Right now that project is scheduled for next summer.

Jen Clancy mentioned that since February Friends of Alta has been part of an effort to protect and conserve a critical piece of land in the central Wasatch called Bonanza Flats – they are closing on that land deal today. This has been monumental effort with 11 non- profits and many governmental entities coming together to raise over 13 million dollars to fill the funding gap. Jen thanked all the community members who supported this effort.

Jen also announced that Salt Lake County is opening up the public process to redo the Wasatch Canyons General Plan – updating the 1989 Plan. Public meetings on this matter should be starting sometime the end of this month. Elise mentioned that she did receive an email on this subject and an interview must be scheduled – she recommended that the Town of Alta schedule a time for this interview to submit comments into the plan. Chris Cawley will forward information to the Council on the process.

18. Motion to adjourn – 02:09:35

Hearing no further business before the Town Council, Paul Moxley made a motion to adjourn the meeting. Elise Morgan seconded and the motion and it was carried.

Passed and approved this 13 day of July, 2017

s/Katherine S.W. Black
Town Clerk