

TOWN COUNCIL MEETING MINUTES

September 10, 2015

1. **Call to Order and Pledge of Allegiance**

Mayor Pro-Temp Dean Heavrin called to order the meeting of the Town Council of the Town of Hideout at 3:35 p.m. on September 10, 2015 at 10860 North Hideout Trail, Hideout, Utah and led the Pledge of Allegiance.

2. **Roll Call**

The mayor pro-temp conducted a roll call. The following Council Members were present:

Dean Heavrin
Doug Egerton
Jim Wahl – by telephone

Absent: Mayor Bob Martino, Council Members Lana Martino and Steve McMahon

Also attending: Town Clerk - Lynette Hallam, Carolyn Kuchinsky and Brian Blazzard, Kyle Blumin, Cyndee Donaher, Beth Howard, Hans Johansen, Kevin Hughes, Richard Lafayette, Laura McMillan and Pam Stone.

3. **MINUTES - Consideration and Approval of Minutes for Regular Meeting of August 13, 2015**

Council Member Doug Egerton made a motion to approve the minutes of the regular meeting of August 13, 2015. Council Member Jim Wahl seconded the motion. The motion passed with a unanimous affirmative vote from Councilors Heavrin, Wahl, and Egerton.

4. **RESOLUTION #15-02, A RESOLUTION CANCELLING THE NOVEMBER 3, 2015 ELECTION AND DECLARING THOSE CANDIDATES WHO FILED AS ELECTED**

Councilor Doug Egerton asked about the possibility of write-in candidates. Clerk Hallam indicated the deadline for filing as a write-in candidate has passed. The Town Clerk also informed those in attendance there is a two-year opening that no one filed for. The opening will have to be advertised and all interested candidates will come to the January 2016 meeting and be interviewed. The Council will then appoint one of them to the open position. The requirements will be the same as for someone filing to run for office.

Councilor Jim Wahl motioned to approve Resolution #15-02, A Resolution Cancelling the November 3, 2015 Election and Declaring Those Candidates Who Filed as Elected. Councilor

Doug Egerton seconded the motion. A unanimous vote by Council Members Egerton, Wahl and Heavrin passed the motion.

5. DISCUSSION ITEM – Proposed New Building Permit Fee Structure

Councilor Jim Wahl asked if these changes make the process easier for builders. Mayor Pro-Temp answered it makes it easier for everyone. Council Member Egerton asked about the extra fees in the Hideout computation that he did not see in the Park City and Wasatch County examples. Carolyn Kuchinsky replied those entities for the most part buried those items in the fees. On Hideout's fee, these are pass through amounts. Hideout's fees are still somewhat below Park City and almost the same as Wasatch County. Councilor Doug Egerton stated the fees looked to be equitable based on the comparison, and it is following State standards.

6. RESOLUTION #15-03 TOWN OF HIDEOUT FEE AND RATE RESOLUTION – Possible Approval and Adoption of Resolution #15-03

Councilor Doug Egerton made the motion to adopt Resolution #15-03. Hideout Fee and Rate Resolution. Council Member Jim Wahl seconded the motion. The motion passed with a unanimous vote from Councilors Heavrin, Wahl and Egerton.

7. CONSIDERATION & APPROVAL OF BILLS TO BE PAID – Approval of Payment of August Bills

Council Member Jim Wahl asked about the speed bumps. Council Member Doug Egerton asked where the speed bumps would be place. Mayor pro-temp indicated they would be placed on Longview Drive. Councilor Egerton asked if the placement was an administrative or a council decision. The mayor pro-temp indicated he and Police Chief Bateman had collaborated on the placement.

Council Member Jim Wahl motioned to approve payment of the August bills.. Council Member Doug Egerton seconded the motion. The motion passed unanimously with “aye” votes from Councilors Egerton, Wahl and Heavrin.

8. Review Financial Statements, If Needed

Brian Blazzard distributed copies of financial statements to the Council. Mr. Blazzard noted these statements added the complexity of the Enterprise funds, Hideout's and CSS's. Activity of the water/sewer funds is shown on the Profit and Loss Statement and the Balance Sheet. Hideout now has access to the bank account where the water and sewer funds are located. Water and sewer funds have to be used for water and sewer exclusively. Some of the expenses for the Enterprise funds have been paid out of the General Fund. Councilor Doug Egerton asked if those funds would be paid back; Mr. Blazzard indicated they would be when the funds are available. Councilor Egerton asked if there is any limit of excess funds that can be held in the Enterprise Fund. Brian Blazzard indicated there was not.

Brian Blazzard informed the council due to the revenue in the Enterprise funds, the Town will need to do an agreed upon procedures report done by the auditors.

Council Member Egerton asked if there would ever come a time when a separate board would be needed for the Enterprise Funds. The Town Clerk said it would continue to be under the supervision of the Council unless a Special District was formed.

There was some discussion on accrual of B&C Road and Sales Tax Revenue.

9. Public Input

Beth Howard gave an update on the activities of the Hideout trails committee. The committee is working on a master plan for the trails. There is also a push to meet with the Planning Commission to receive their input. Ms. Howard stressed they need to know who from the Town leadership and agencies will be involved such as GCD (Rustler), Advantage HOA, Community Solutions HOA, Town Council, Mustang Development and Hideout Canyon real estate. Beth Howard stated she is confused as to who of all these need to be included.

Hans Johansen reported on the field study the committee has done. The committee had a walk through from the trailhead at the Town Hall down the hill to where the speed bump is and then accessing between two holes on the golf course and down to the fence and the Bureau of Reclamation land. That is doable and once you get to the Bureau land a nice trail can be made to the perimeter trail. This will be the first phase. The terrain wouldn't take much to make an actual trail.

The second phase will be the Ross Creek trailhead which will be a one-mile loop to the furthest point.

The third phase will be from Ross Creek and the Bureau of Reclamation land all the way up to Lasso Loop. The natural route would go between CC13 and CC14 for about thirty to forty yards to get on Bureau land. The drainage by Silver Sky would be a great access point. At the very end of Rustler there is another drainage which could serve as an access. The committee will continue to talk with the Bureau of Reclamation.

Kevin Hughes stated the issue of public vs. private needs to be determined before it can be approved by the Bureau of Reclamation. Council Member Egerton commented the Council was leaning toward public, but the mayor is leaning toward private. The committee would like the decision to be made before progressing. The rest of what happens will be determined by the classification.

Beth Howard reported they are looking for relatively short access points on private land. Mayor pro-temp Heavrin commented the homeowner association, Community Solution and Sales, owned the curb in Hideout Canyon; they will have to be involved. Ms. Howard commented they need to involve them and Bob Martino and whoever else has an interest.

Kevin Hughes inquired if low profile vehicles have been taken into consideration before the installation of speed bumps. Mr. Hughes also brought up the trench below Forevermore; it is 1½ inches below street level and is hard on cars.

Kevin Hughes also expressed concern about the sewer line between his home and Doug Egerton; the manhole has water running any time of the day. It was determined Kent Cuillard should look at it.

Hans Johansen asked about the possibility of speed humps instead of speed bumps. Mayor Pro-temp indicated the speed humps would be cost prohibitive. The Town is looking into dips and medians. There was further discussion of speed bumps.

Kyle Blumin stated he has been talking to GCD about screening across the back of Rustler with trees; they indicated they had talked to the Town about getting it done. No one on the Council was aware of that and Mayor Pro-temp Heavrin said that would be a Planning Commission thing. Mr. Blumin was advised to find out who the Rustler representative had talked to and tell them to get in touch with the Planning Commission. Kevin Hughes asked what leverage the Town has to get these things done, i.e. parks, trees, and beautification. Mayor pro-temp answered the bond posted by the developer will not be released until the checklist of things agreed to on the development are done.

Beth Howard brought up the Parade of Homes that had taken place in Hideout Canyon, saying it had given a good exposure to the Town.

10. Adjournment

Council Member Wahl made the motion to adjourn the Hideout Town Council Meeting. Council Member Egerton seconded the motion. The motion passed unanimously.

The meeting adjourned at 4:20 p.m.

Lynette Hallam, Town Clerk

Approved: 10/8 /15