

Town of Leeds

Agenda

Town of Leeds Town Council Wednesday, January 10, 2024

PUBLIC NOTICE is hereby given that the Town of Leeds Town Council will hold a **PUBLIC MEETING** on Wednesday, January 10, 2024, at 7:00 pm. The Town Council will meet in the Leeds Town Hall located at 218 N Main, Leeds, Utah.

Regular Meeting 7:00pm

1. Call to Order/Roll Call
 - a. Oath of Office: Kole Furley- Town Council term ending Dec. 2028
 - b. Oath of Office: Brian Hansen-Town Council term ending Dec. 2028
2. Invocation
3. Pledge of Allegiance
4. Declaration of Abstentions or Conflicts
5. Consent Agenda:
 - a. Tonight's Agenda of January 10, 2024
 - b. Meeting Minutes of December 13, 2023
6. Citizen Comments: No action may be taken on a matter raised under this agenda item. (Three minutes per person).
7. Announcements:
8. Public Hearings:
9. Action Items:
 - a. (Re)appointment of Leeds Representative to Solid Waste District
 - b. Election on Mayor Pro-Tem
 - c. Discussion possible action regarding allocation of Signature Card obligation
 - d. Action regarding appointment of Laurie Sullivan. Planning Commission term ending June 30, 2028
10. Discussion Items:None
11. Citizen Comments: No action may be taken on a matter raised under this agenda item. (Three minutes per person).
12. Staff Reports:
13. Closed Meeting- A Closed Meeting may be held for any item identified under Utah Code section 52-4-205.
14. Adjournment

The Town of Leeds will make reasonable accommodations for persons needing assistance to participate in this public meeting. Persons requesting assistance are asked to call the Leeds Town Hall at 879-2447 at least 24 hours prior to the meeting. The Town of Leeds is an equal opportunity provider and employer. **Certificate of Posting:** The undersigned Clerk/Recorder does hereby certify that the above notice was posted January 8, 2024 at these public places being at **Leeds Town Hall, Leeds Post Office, the Utah Public Meeting Notice website <http://pmn.utah.gov>**, and the **Town of Leeds website www.leadstown.org.**



Aseneth Steed, Clerk/Recorder

Town of Leeds

Town Council Meeting for Wednesday, January 10, 2024

Regular Meeting 7 PM

1. Call to Order/Roll Call: 7:00
by Councilmember Cundick acting Pro-Tem

- a. Oath of Office: Kohl Furley- Town Council term ending Dec. 31, 2027
- b. Oath of Office: Brian Hansen-Town Council term ending Dec. 31.2027

ROLL CALL:

	<u>Present</u>	<u>Absent</u>
MAYOR: BILL HOSTER	<u> </u>	<u> X </u>
COUNCILMEMBER: DANIELLE STIRLING	<u> X </u>	<u> </u>
COUNCILMEMBER: RON CUNDICK	<u> X </u>	<u> </u>
COUNCILMEMBER: BRIAN HANSEN	<u> X </u>	<u> </u>
COUNCILMEMBER: KOHL FURLEY	<u> X </u>	<u> </u>

Town Planner Scott Messel: Present

- 2. Invocation: Danny Swenson
- 3. Pledge of Allegiance:
- 4. Declaration of Abstentions or Conflicts: None
- 5. Approval of Agenda and Minutes Tonight's Agenda

- a. Approval of Agenda of January 10, 2024

Councilmember Stirling moved to approve tonight's agenda with correction of the term ending to December 31, 2027, and move item d. first. Second by Councilmember Furley Motion passed in a Roll Call Vote.

ROLL CALL VOTE:

	<u>Yea</u>	<u>Nay</u>	<u>Abstain</u>	<u>Absent</u>
MAYOR: Bill HOSTER	<u> </u>	<u> </u>	<u> </u>	<u> X </u>
COUNCILMEMBER: DANIELLE STIRLING	<u> X </u>	<u> </u>	<u> </u>	<u> </u>
COUNCILMEMBER: RON CUNDICK	<u> X </u>	<u> </u>	<u> </u>	<u> </u>
COUNCILMEMBER: BRIAN HANSEN	<u> X </u>	<u> </u>	<u> </u>	<u> </u>
COUNCILMEMBER: KOHL FURLEY	<u> X </u>	<u> </u>	<u> </u>	<u> </u>

b. Approval of meeting minutes of December 13, 2023
 Councilmember Furley moved to approve meeting minutes of December 13, 2023, Second by Councilmember Stirling.
 Motion passed in a Roll Call Vote.

ROLL CALL VOTE:	Yea	Nay	Abstain	Absent
MAYOR: Bill HOSTER	_____	_____	_____	X
COUNCILMEMBER: DANIELLE STIRLING	X	_____	_____	_____
COUNCILMEMBER: RON CUNDICK	X	_____	_____	_____
COUNCILMEMBER: BRIAN HANSEN	X	_____	_____	_____
COUNCILMEMBER: KOHL FURLEY	X	_____	_____	_____

6. Citizen Comments:

Lynn Potter: We currently have ongoing legal difficulties, but there are some pressing matters we need to address. Regarding the definition of the hillside ordinance, we have piles of man-made dirt on our property that we intend to move. Before proceeding, we want to notify you and ensure it's permissible. Any suggestions on how to proceed?

Councilmember Furley: Are these piles large?

Lynn Potter: Yes, they are quite substantial, possibly filling this entire room. They are clearly man-made mounds of dirt. We can show you if needed.

Councilmember Cundick: Are you relocating it within the property or removing it?

Lynn Potter: That's yet to be determined, but we need to flatten it out to clean up the yard.

Councilmember Cundick: We can arrange for someone to discuss it with you once you decide where and how you want to move it.

Lynn Potter: Would you like me to meet with the planner?

Councilmember Stirling: Do you currently have a grading permit?

Lynn Potter: The grading permit is in legal turmoil. According to the new planning commission amendment to chapter 9, moving less than a quarter acre of existing dirt in piles shouldn't require a permit.

Scott Messel: It would be okay to remove it at that size, but we need to know where it's going.

Lynn Potter: I'm considering taking it to Jake's.

Scott Messel: Off-site removal is fine.

Councilmember Cundick: No issues if it's off-site.

Scott Messel: It benefits the town and county.

Councilmember Cundick: Just ensure it doesn't alter the property contour.

Lynn Potter: If that were the case, we'd seek different permissions. Are we in agreement?

Councilmember Cundick: I trust you.

Lynn Potter: Do you want pictures or any documentation?

Scott Messel: It's advisable to take pictures and email them, confirming the amount of dirt being moved and the destination. This serves as a record.

Councilmember Furley: Does this apply to everyone in town?

Scott Messel: Yes, if it's a quarter acre or more, or on a slope over 20%, permission is required.

Scott Messel: Recent developments have prompted the need for these regulations, such as the Cemetery Hill project.

Lynn Potter: Even for less than a quarter acre, a dust permit is still necessary.

Angela Rohr: I was seeking information about the allocation of a signature card obligation. Does this pertain only to the town or to individuals who sign checks for the town?

Chair: Yes, it applies to individuals who sign checks for the town. Thank you.

Announcement

Councilmember Cundick: We need some help on when the Smithsonian exhibit is. Smithsonian's in March, but there's a lot of stuff that has to happen before the fair in April.

7. Announcements: None

8. Public Hearings: None

9. Action Items:

d. Action regarding appointment of Laurie Sullivan. Planning Commission term ending June 30, 2028

The chair recognized Planning Commissioner chair Danny Swenson.

Commissioner Swenson: I'd like to introduce Laurie Sullivan. We needed a female member on our board, and many people suggested her. She comes from a great family and has the town's best interests at heart. I'm excited to nominate her.

Councilmember Stirling made a motion to appoint Laurie Sullivan to the Planning Commission. Seconded by councilmember Furley.

Motion passed in a Roll Call Vote:

ROLL CALL VOTE:	Yea	Nay	Abstain	Absent
MAYOR: Bill HOSTER				X
COUNCILMEMBER: DANIELLE STIRLING	X			
COUNCILMEMBER: RON CUNDICK	X			
COUNCILMEMBER: BRIAN HANSEN	X			
COUNCILMEMBER: KOHL FURLEY	X			

a. (Re)appointment of Leeds Representative to Solid Waste District

Next item is the appointment or reappointment of the town's representative to the solid waste district. The current representative is willing to continue. Can I get a motion?

Councilmember Stirling moved to keep the current representative, Ron Cundick as the town's representative to the solid waste district. Seconded by Councilmember Hansen. Motion passed in a Roll Call Vote:

ROLL CALL VOTE:	Yea	Nay	Abstain	Absent
MAYOR: Bill HOSTER				X
COUNCILMEMBER: DANIELLE STIRLING	X			
COUNCILMEMBER: RON CUNDICK	X			
COUNCILMEMBER: BRIAN HANSEN	X			
COUNCILMEMBER: KOHL FURLEY	X			

b. Election on Mayor Pro-Tem

Councilmember Cundick: Next is the election of the mayor pro temp. I suggest we table this until the next meeting when the mayor is present.

Councilmember Furley made a motion to table the election of the mayor pro temp until the next meeting. Seconded by Councilmember Stirling.
 Motion passed in a Roll Call Vote.

ROLL CALL VOTE:	Yea	Nay	Abstain	Absent
MAYOR: Bill HOSTER	_____	_____	_____	X
COUNCILMEMBER: DANIELLE STIRLING	X	_____	_____	_____
COUNCILMEMBER: RON CUNDICK	X	_____	_____	_____
COUNCILMEMBER: BRIAN HANSEN	X	_____	_____	_____
COUNCILMEMBER: KOHL FURLEY	X	_____	_____	_____

c. Discussion possible action regarding allocation of Signature Card obligation

Councilmember Cundick asked if anyone on the town council was interested to take the roll vacated by Steven Wilson of signing checks for the Town.

Councilmember Kohl Furley offered to take on the position as he is available most days and can stop by the town hall anytime.

Councilmember Stirling made a motion that Kohl Furley take the position as signer on the bank accounts for the Town of Leeds. Councilmember Hansen seconded the motion.

Motion passed in a Roll Call Vote.

ROLL CALL VOTE:	Yea	Nay	Abstain	Absent
MAYOR: Bill HOSTER	_____	_____	_____	X
COUNCILMEMBER: DANIELLE STIRLING	X	_____	_____	_____
COUNCILMEMBER: RON CUNDICK	X	_____	_____	_____
COUNCILMEMBER: BRIAN HANSEN	X	_____	_____	_____
COUNCILMEMBER: KOHL FURLEY	X	_____	_____	_____

10. Discussion Items:None

Discussion: Updates on various committees and events, including the fair and the Smithsonian exhibit. Volunteers are needed.

Discussion: The cemetery has acquired additional land, and plans are underway for new plots and a columbarium. A work session is proposed before the next meeting to discuss plans, including new fencing and a restatement of the cemetery ordinance.
 Proposed Work Session: A work session is suggested before the next meeting, potentially 45 minutes before. Plans to involve the mayor via Zoom if possible.

Next Meeting: Tentatively set for six o'clock two weeks from today, pending confirmation from the mayor regarding his availability.

Doris Mc Nally asked Regarding electronic files. she explained that Karl Rasmussen tends to print them out rather than work with the electronic versions. She proposed we ask for the electronic files for plot mapping purposes.

Councilmember Stirling said she hopes to gather Lorrie Hunsaker, who should be back on the 16th, Doris McNalley and Brett Comas and the property owner, the knowledgeable gentleman, and the two individuals willing to donate for this project. I will arrange a meeting at six o'clock on the 24th.

11. Citizen Comments:

Michelle Poet: I have two quick comments. Firstly, when can we get the audio recordings of public meetings posted sooner? The state code says three business days after approval of the minutes, but it doesn't specify audio recordings. Toquerville, for example, posts them right away. Can you clarify that, Scott?

Scott: Yes, I will look into it

Michelle Poet: The other thing is an LDWA shareholder meeting is coming up. I urge folks to consider those who have shown commitment and work in the past when voting for LDWA positions.

Chairperson: Do you know the date of that meeting?

Michelle Poet: It's the first Tuesday in February, the seventh at seven o'clock. There are three seats up for election.

Doris McNally: I wanted to mention that we've had water line breaks due to the cold weather. Keep an eye out for your neighbors and call us if needed.

Citizen: Does the city have the ability to notify homeowners about excessive water use or water line breaks? Some jurisdictions use water meters for notifications.

Doris McNally: With the implementation of the Flume unit, homeowners can track water usage in real-time and set alarms for potential issues. LDWA has a solution for those interested.

12. Staff Reports:

Chairperson: We may have more information during a work session before the next meeting. Let's tentatively plan for six o'clock two weeks from today, subject to the mayor's availability.

13. Closed Meeting: None

14. Adjournment:

Chairman Thanked all for attending. The meeting adjourned 7:35pm.

Approved this 24th Day of January 2024.



Bill Hoster, Mayor

ATTEST:



Aseneth Steed, Clerk/Recorder

TOWN OF LEEDS PUBLIC COMMENT SIGN IN SHEET

Click here to enter a date.

January 10, 2024

PLEASE PRINT NAME AND ADDRESS

1. Lynn Potter
 2. Michelle Peor
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