

PUBLIC NOTICE

TOWN OF LEEDS TOWN COUNCIL MEETING

The Town Council of Leeds will hold a Meeting on
Wednesday, June 13, 2012, 7:00 p.m.

At Leeds Town Hall, 218 North Main Street
Public is encouraged to attend

AGENDA - Amended

BUSINESS SESSION:

Regular Meeting 7:00 p.m.

1. Call to Order
2. Pledge of Allegiance
3. Roll Call
4. Declaration of abstentions and conflicts by council members, if any
5. Consent Agenda:
 - a. Tonight's Agenda
 - b. Minutes of Meetings from April 25, 2012 and May 23, 2012 Town Council Meetings
6. Announcements: Intern students conducting studies for trail connection from Silver Reef to Harrisburg
7. Citizen Comment: No action may be taken on a matter raised under this agenda item. This item is reserved for items not listed on this agenda. (Three minutes per person. Five minutes per spokesperson per group.)

PUBLIC HEARING:

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1. Introduction and Town Council discussion on opening and amending the FY 2011–2012 Budget.
2. Public comments on opening and amending the FY 2011–2012 Budget.

PUBLIC HEARING:

3. Introduction and Town Council discussion on reviewing and approving FY 2012-2013 Budget.
4. Public comments on reviewing and approving FY 2012-2013 Budget.

REGULAR MEETING:

ACTION ITEMS:

5. Consider approval of opening and amending the FY 2011–2012 Budget.
6. Consider approval of FY 2012-2013 Budget.
7. Discuss and consider approval of expenditure for fencing and minor excavating for West Center St.

WORK SESSION:

DISCUSSION ITEMS:

8. Discuss possibility of health insurance for elected and appointed officials.
9. Discussion on BLM property conflicting with Catholic Cemetery – Recreation and Public Purpose (RP&P) from BLM.
10. Discussion of Leeds area Cemetery Draft Ordinance.
11. Discussion of Final Development Plan for Grapevine, Exhibit J, Road Portion.
12. Discussion of Language of Grapevine Final Development Plan draft agreement.

UPDATES BY STAFF:

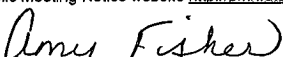
- 13.

CLOSED MEETING – A Closed Meeting may be held for the discussion of the character, professional competence, or physical or mental health of an individual as allowed by Utah State Law 52-4-205(1)(a); or for the discussion pending or reasonably imminent litigation; as allowed by Utah State Law (52-4-205) (1) (c); or for the discussion of the purchase, exchange, or lease of real property, including any form of a water right or water shares; as allowed by Utah Code 52-4-205(1) (d).

14. Adjournment

In compliance with the Americans with Disabilities Act, 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 Town Hall at 879-2447 at least 24 hours prior to the meeting.

Certificate of Posting: The undersigned Clerk/Recorder does hereby certify that the above notice was posted June 12, 2012. These public places being at Leeds Town Hall, Leeds Post Office, the Utah Public Meeting Notice website <http://omn.utah.gov>, the Town of Leeds Website www.leedstown.org, and Spectrum Newspaper



Amy Fisher, Clerk / Recorder

**TOWN OF LEEDS
TOWN COUNCIL MEETING**

June 13, 2012

MINUTES

BUSINESS SESSION:

Regular Meeting 7:00pm

1. **Call to Order** – At 7:10 pm by Mayor Roberts
2. **Pledge of Allegiance** – Was led by Mayor Roberts
3. **Roll Call** – Present were Mayor Alan Roberts and Council Members, Nate Blake, Angela Rohr, and Frank Lojko. Also in attendance were Leeds Contract Planner Bob Nicholson, Town Treasurer Jean Beal, Town Engineer Rick Snyder from Sunrise Engineering and Clerk/Recorder Amy Fisher. Absent was Council Member Joe Allen.
4. **Declaration of abstentions and conflicts by council members, if any** – None
5. **Consent Agenda:**
 - a. **Tonight's Agenda** – A **Motion** was made by Council Member Nate Blake and with a **second** by Council Member Frank Lojko to strike Item number twelve (12) from the agenda. Mayor Roberts stated that legal counsel was not present with the legal draft document.
 - b. **Minutes of Meetings from April 25, 2012 and May 23, 2012 Town Council Meetings** – A **Motion** was made by Council Member Nate Blake and with a **second** by Council Member Frank Lojko to approve the meeting minutes from April 25, 2012 and May 23, 2012. An **AYE** vote was unanimous.
6. **Announcements: Intern students conducting studies for trail connection from Silver Reef to Harrisburg** – Mayor Roberts stated that there are 8 students that will be here for about 10 weeks to do a trial study from Silver Reef to Harrisburg area. The purpose of the trail is to have access to see the historical sites in the area. The second announcement is for any family or group that is willing to place and remove the flags on Main Street on a holiday is still available. Frank Lojko wanted to say Thank You to Nate Blake for all his efforts and work on the Silver Reef signs.
7. **Citizen Comment:** - None

PUBLIC HEARING:

PUBLIC HEARING:

1. **Introduction and Town Council discussion on opening and amending the FY 2011–2012 Budget** – Discussion on the expenditures and revenues between Town Council Members and Leeds Town Treasurer Jean Beal. Some of the larger discrepancies between what was spent and what was budgeted were Historical Preservation due to a grant and another area was Accounting due to having to pay for an audit. Treasurer Beal stated that the money for the Curb and Gutter has to be spent this year or given back. The difference in the Parks/Public Works was for the chips and some irrigation that went into the park this year. In the revenue side, Class C road funds Town of Leeds just took in another payment. Professional services were for building inspection and engineering. Franchise fees came in above the budget. General Sale's tax was up significantly. Budgeted was 272,546.00 and revenue year to date is 307,564.15, so the Town of Leeds will be audited again, which will cost about \$6,000.00. A **motion** was made by Angela Rohr with a second by Frank Lojko to amend the 2011/2012 budget to bring it into line with the expenditures. **A Roll call vote was taken:**

ROLL CALL VOTE:

	Yea	Nay	Abstain	Absent
MAYOR ALAN ROBERTS	x	_____	_____	_____
COUNCIL MEMBER NATE BLAKE	x	_____	_____	_____
COUNCIL MEMBER ANGELA ROHR	x	_____	_____	_____
COUNCIL MEMBER FRANK LOJKO	x	_____	_____	_____
COUNCIL MEMBER JOE ALLEN	_____	_____	_____	x

2. **Public comments on opening and amending the FY 2011–2012 Budget** – A motion was made by Frank Lojko with a second by Nate Blake to move into a public hearing on the amended budget 2011/2012. An **Aye** vote was unanimous from those present. **Elliot Sheltman** asked what the new number was to which Mayor Roberts replied at this time it is 307,564.15 and will go up by the end of June. Elliot then mentioned that the sales and use tax is up due to the higher prices on products. A Motion was made by Frank Lojko with a second by Nate Blake to close public comment. An **Aye** vote was unanimous from those present. A **motion** was made by Angela Rohr with a second by Nate Blake to amend the 2011/2012 budget to bring it into line with the revenue. **A Roll call vote was taken:**

ROLL CALL VOTE:

	Yea	Nay	Abstain	Absent
MAYOR ALAN ROBERTS	<u> x </u>	<u> </u>	<u> </u>	<u> </u>
COUNCIL MEMBER NATE BLAKE	<u> x </u>	<u> </u>	<u> </u>	<u> </u>
COUNCIL MEMBER ANGELA ROHR	<u> x </u>	<u> </u>	<u> </u>	<u> </u>
COUNCIL MEMBER FRANK LOJKO	<u> X </u>	<u> </u>	<u> </u>	<u> </u>
COUNCIL MEMBER JOE ALLEN	<u> </u>	<u> </u>	<u> </u>	<u> x </u>

PUBLIC HEARING:

3. **Introduction and Town Council discussion on reviewing and approving FY 2012-2013 Budget.** – Mayor Roberts stated that budgets are the best guess off the information that you have previously. The Town Council has looked at the last couple of years to help with the budget for 2012-2013. The Town Council and Treasurer Jean Beal then discussed the expenditures and revenue from previous year and what is proposed for the budget 2012-2013. A **motion** was made by Frank Lojko with a second by Nate Blake to move into a public hearing on the 2012-2013 budget.
4. **Public comments on reviewing and approving FY 2012-2013 Budget.** – Elliot Sheltman questioned what the proposed budget is to which Mayor Roberts replied \$279,721.00. Elliot also asked questions about the drop of revenue coming in; the expenses and take in to consideration police coverage, due to the recent increase of break-ins and crime in the area; to which Mayor Roberts replied public safety would have quite an impact on the budget and has had some discussion as the Town Council on whether to continue to collect impact fees for public safety and decided to continue even though the Town of Leeds doesn't offer that service and decided to look at the issue again in the future. A **motion** was made by Frank Lojko with a second by Nate Blake to close the public hearing on the proposed 2012-2013 budget. An **Aye** vote was unanimous.

REGULAR MEETING:

ACTION ITEMS:

5. **Consider approval of opening and amending the FY 2011–2012 Budget.** - This was discussed and action was taken during agenda Item Number two (2).
6. **Consider approval of FY 2012-2013 Budget** - A motion was made by Frank Lojko with a second by Nate Blake to approve the proposed FY 2012-2013 budget that has been reviewed here at the TC meeting and the budget amount is a total of \$279,721.00. **A Roll call vote was taken:**

ROLL CALL VOTE:

	Yea	Nay	Abstain	Absent
MAYOR ALAN ROBERTS	<u> x </u>	<u> </u>	<u> </u>	<u> </u>
COUNCIL MEMBER NATE BLAKE	<u> x </u>	<u> </u>	<u> </u>	<u> </u>
COUNCIL MEMBER ANGELA ROHR	<u> x </u>	<u> </u>	<u> </u>	<u> </u>
COUNCIL MEMBER FRANK LOJKO	<u> X </u>	<u> </u>	<u> </u>	<u> </u>
COUNCIL MEMBER JOE ALLEN	<u> </u>	<u> </u>	<u> </u>	<u> x </u>

7. Discuss and consider approval of expenditure for fencing and minor excavating for West Center St. – Council Member Nate Blake stated that it is located at West Center Street and the Prisbrey property. The work needed would be some excavating and putting up a fence. Blake has two bids, one from Allied Fence Co. for \$777.00 for the fencing and one from Brett Comas for \$500.00 for the excavating; for a total of \$1,277.00. Mayor Roberts stated that part of the fence was put in and then the right of way was established, at the end of W. Center Street there is a twenty-five (25) foot easement that serves to Burt Cuff's property and the tower. This is a continuation of the fence that was established last year and goes down to the Prisbrey property where it accesses W. Center Street and it just defines the boundaries of the Town of Leeds right of way of that easement and the Prisbrey property. A motion was made by Angela Rohr with a second by Nate Blake for the approval of the expenditure of \$1300.00 for fencing and minor excavating at W. Center Street. **A Roll call vote was taken:**

ROLL CALL VOTE:

	Yea	Nay	Abstain	Absent
MAYOR ALAN ROBERTS	x			
COUNCIL MEMBER NATE BLAKE	x			
COUNCIL MEMBER ANGELA ROHR	x			
COUNCIL MEMBER FRANK LOJKO	X			
COUNCIL MEMBER JOE ALLEN				x

WORK SESSION:

DISCUSSION ITEMS:

8. **Discuss possibility of health insurance for elected and appointed officials.** - Mayor Roberts stated that in order for an elected or appointed official to participate they would have to work more than 20 hours for the Public Employees Health Plan (pehp), so need to look at other possible insurance companies.
9. **Discussion on BLM property conflicting with Catholic Cemetery – Recreation and Public Purpose (RP&P) from BLM.** – Mayor Roberts stated that a portion of the Historical Catholic Cemetery is in BLM property; he has spoken with BLM and would like to do a Recreation or Public Purposes (RP&P) request or a lease on the BLM property to protect what we have in this cemetery. If it ever became available for sale, anyone would be able to purchase it. It is common for municipalities, schools, parks and recreation areas to lease from BLM.
10. **Discussion of Leeds area Cemetery Draft Ordinance.** – Darrell Nelson stated that he went through Town of Leeds draft ordinance and gave a written proposal for changes to the Town of Leeds draft ordinance and he is looking for suggestions on the changes or any additions needed. Mayor Roberts stated that there are no documents that govern the cemeteries at this time and would like to get an ordinance put together to give some guidelines and regulations. Council Member Angela Rohr stated that she has done some research about unlawful activities like damage or defacing to cemetery property and would like to add this to the written proposal and possibly a curfew to which Darrell Nelson stated that he had some wording in the draft proposal already about defacing and damaging cemetery property.
11. **Discussion of Final Development Plan for Grapevine, Exhibit J, Road Portion** – Leeds Contract Planner Bob Nicholson stated there are two ways to approach the streets issue; one (1) is the street design that is interior to the project and second (2) is the access street to and from the property and the access streets falls into the mitigation plan which is still a work in progress, so the focus is the street designs that are interior to the project itself. Discussion between the Town Council Members, Contract Planner Nicholson and Town Engineer Rick Snyder about design speeds. Mayor Roberts stated that there are existing standards and a recommendation from the Planning Commission. Rohr stated that the speed limit of twenty-five was good for the populated areas, but that in the longer stretches it was to slow; to which Nicholson stated that Engineers recommended thirty-five and the Planning Commission recommended a speed limit of thirty (30) which is a good compromise. Mayor Roberts stated that under the Mixed Use Ordinance allows the Town of Leeds to look at roads with accepted standards case by case. Council Member Frank Lojko asked for Nicholson's and Snyder's professional opinion what is their best advice to give to the Town Council; to which Nicholson stated that he is comfortable with the ITE standards for traditional developments. A work session has been planned for July 11, 2012 Town Council Meeting to go through the details of the road portion of Exhibit J.
12. **Discussion of Language of Grapevine Final Development Plan draft agreement.** – Was stricken from the agenda due to Leeds Legal Representative not being present.

UPDATES BY STAFF:

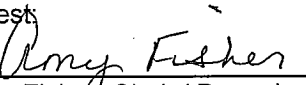
13. None

CLOSED MEETING – A Closed Meeting was not held.

14. Adjournment – a motion was made by Frank Lojko with a second by Nate Blake to adjourn the meeting at 11:15pm.

APPROVED ON THIS 27th DAY OF June, 2012.


Mayor Pro Temp, Frank Lojko

Attest

Amy Fisher, Clerk / Recorder