

October 5, 2017

Meeting began at 7:05 p.m.

Present: Bill Muse, Mayor; Farlan Behunin, Steve Cox, Pete Benson, Gladys LeFevre, Council Members; Judi Davis, Clerk.

Public Present: Ashley Coombs, Ray Nelson, Denise Pennington, Conrad Jepsen, Mark Nelson, Perry Tancredi. *

Pledge of allegiance

Gladys made a motion to approve the minutes of the Sept. 7 meeting. Steve seconded the motion and the vote was unanimous.

There was discussion on the **Rural Planning Group (RPG) assessment**. It was good and thorough. They assess things but give no recommendations. There was no charge for their services. The question, now that we have their assessment, is what do we do next? We need to have a discussion first. * Bill suggested we have a community meeting with the Planning Commission and Town Council. Most of what was assessed has been discussed in the past with Sydney Foncesbeck (ULCT) and our planner Bruce Parker. Most things we have changed have been through ordinance changes, but we haven't had the discussions on substantial changes that would allow things like affordable housing.

Pete reported that there are a lot of issues to discuss, and it's good now to have them all in one place so we can go forward.. We need to work more on making the ordinances support the General Plan. There is a lot of work to do, and everyone is busy. Steve agreed that we need to sit down with the Planning Commission and work through things. The General Plan needs to be redone to include action items to help meet the goals. We need to see which ordinances are getting in the way, because some seem to be getting in the way of meeting the needs. We don't have huge needs, but there are some small ones that should be addressed to make improvements. We can form small groups (open to the public) to look at different problems and then get together to make needed changes. Pete stated that it will be an ongoing process. Gladys mentioned a group that was available to help on CUP's and emphasized that there are people who can help us with different issues.

Mark feels that, since we are fostering home businesses and cottage industries, Conditional Use Permits are still appropriate. Bill commented that Peg had said we need to look at having an annexation plan. The Town cannot force an annexation and doesn't have to approve a request for annexation if it doesn't want to, but we should have a plan in place..

We need to set a date for the joint meeting and get public input. Perry suggested we start with the issue of the General Plan—study it and update what needs to be updated. At the

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first meeting we should identify what problems we are trying to solve or prevent. Regarding the housing problems, what are we trying to do and to avoid? Are we trying to solve seasonal employee housing? Are we trying to get more families here? Are we trying to encourage agriculture, as stated in the General Plan? What are we trying to avoid? The first meeting should be to identify a strategy. The first thing we need to do is revisit the General Plan and see if it is still relevant. Then we need to come up with actions to solve the problems and to reach the goals.

There was some discussion on what the first meeting should be. The first should be a strategy meeting to decide how to proceed and to map out the next six months of meetings, with a goal for what will be accomplished during those six months. We have an attorney and a planner that we should use, as well as Meg Ryan from ULCT. Pete will talk to Carla about contacting people to choose a date for a joint meeting.

Bill reported on the **light** on the basketball court. We're working with Garkane to change over to LED lights when they need to be replaced. We ordered the one on the court, but it is not now the best light. It is too bright. The cost of our light and our fixture is \$1,400 each. Torrey has cobra lights, which are \$1,200 each. In the interest of reaching dark sky standards, donors have offered to provide \$16,500 toward the cost of changing over, and others are willing to donate if we change to a different bulb. When an existing light needs to be replaced, the Town will pay to have the new fixture and bulb installed; otherwise, people will have to pay for their own. Mark stated that Garkane is responsible for the lights and asked if they will continue to maintain them. An agreement hasn't been drawn up yet. We're waiting for the shields and won't order the bulbs and fixtures until we get the shields.

The list of **checks issued** in September was reviewed. Steve made a motion that they be approved. Pete seconded the motion. The vote was unanimous.

The large items at the landfill need to be hauled off. Farlan will talk to the County about taking them to John's Valley and doing some other work at the landfill. He will also see if he can get some sign posts from the County so Bob Phillips can put up needed signs. Steve reported that Bob will work through October. Several trees need to be trimmed. We could call Jamie Pace and have him do it. We will contact by letter those who have trees encroaching on the road, asking them to trim them back within 30 days or the Town will hire someone to do it and pass the cost on to them. Steve will call Kay Brooks to see if Garkane will be trimming trees here this fall before we send the letters.

Pete had nothing to report from the Fire Department, and the Planning Commission approved an application for a Conditional Use Permit submitted by Dell and Gladys LeFevre. Steve reported that the new roof on the maintenance shed is finished. He will turn off the water at the Tract Park by the end of October.

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Steve stated that there will be Land Use Training on October 24-25 and thought we may have Planning Commissioners who would benefit from it. Steve made a motion that we approve expenses to send up to two people to attend the October 24-25 Land Use Conference. Pete seconded the motion and the vote was unanimous.

Gladys made a motion the meeting adjourn. Pete seconded the motion. The vote was unanimous.

The meeting adjourned at 8:15 p.m.

Minutes prepared by Judith Davis, Town Clerk