

March 5,2020 Town Council Meeting

Meeting began at 7:00 p.m.

Council present: Steve Cox; Mayor, Elizabeth Julian, Judy Drain, Gladys LeFevre, Conrad Jepsen; Council members, Judi Davis, Michala Alldredge; Town Clerks

Public Present: Curtis Oberhansly, Mark Nelson, Cookie Schaus, Corry Johnson, Peg Smith, Devaki Murch, Walt Gove, Brandie Hardiman, Loch Wade, Ashley Coombs

Pledge of Allegiance

Approve minutes from February 6th, 2020 meeting:

Mayor Cox had two changes. Gladys made a motion to accept the minutes with the changes made. Judy seconded the motion and all approved.

Discussion of Maintenance Positions:

Mayor Cox stated that Corry Johnson expressed interest in the maintenance job at 20 hours per week as well as the janitorial job. Additionally, he will do the duties for the fire department at 30 hours per week at \$18.00 per hour. Ethan Williams will work 10 hours per week at \$10 per hour starting in May or June 2020 for the summer. Mayor Cox would like to offer Corry the maintenance and janitorial jobs and Ethan the grounds work minus lawn mowing due to age/liability, then revisit in one year to see how it works out. He then opened it for discussion. Elizabeth stated that if Corry is interested then let's do it. Gladys asked if anyone else had expressed interest. Judi asked if they will be employees. Mayor Cox replied that Mark McIff said that hiring them as town employees would be best. Mayor Cox made a motion that for the coming year we hire Corry for the maintenance and janitorial position for 30 hours per week at \$18 per hour and Ethan for the grounds position for 10 hours per week at \$10 an hour until the end of October 2020 or sooner if he needs to leave for his school schedule. Elizabeth seconded the motion and all agreed.

Discussion of Planning Commission's recommendation to amend Chapter 11, Building Codes and Permits, of Boulder's Zoning Ordinance:

Mayor Cox stated that the Planning Commission (PC) has recommended that we eliminate the need for a building permit and \$25 fee to erect small agricultural buildings. He spoke with the town attorney, Mark McIff who said he doesn't feel strongly either way but understands and supports the idea that if we have ordinances we need to ensure that anything being built needs to meet Boulder code. Mayor Cox said that he would prefer that we revert back to requiring a project approval/permit and eliminate the fee for small shed type structures. All other construction will still require a project approval/permit and building permit. Elizabeth and Judy both agreed. Gladys asked what would happen if someone puts up a structure without realizing that they need a project permit. Curtis replied that most people want to follow the ordinances

and that we'll ease into it. Mayor Cox added that if a neighbor calls and reports someone then it is on the person who hasn't followed the ordinances. Mayor Cox then entertained a motion to adopt the original draft and drop the project permit fee. Judy made the motion, Conrad seconded it and the vote was unanimous.

Update and discussion of EMS Training Incentive Policy:

Elizabeth reported that she and Peter have a meeting scheduled next week and she will report back at the next meeting. Mayor Cox informed the council that Taylor and Andy have been reimbursed for their EMT training expenses incurred thus far. Elizabeth reported that Anson Fogel is doing a remote EMT course and when he completes the training he will go in for a week long intensive testing/certification process.

Discussion of election procedures:

Peg Smith stated that many community members have talked to her about problems with receiving their mail in ballots over the last three elections. She expressed the need to have a voting booth in town or at least one closer than Panguitch for Boulder residents to go to on voting day. There was a discussion of the different problems people have experienced. Some people didn't receive their ballot even though they had previously registered. Some folks received a ballot for the wrong party so they had to call the county clerk to obtain a new ballot or go to Panguitch to vote. Some mailed in ballots for candidates that withdrew from the race prior to voting day. Some people couldn't vote because they don't have a mailbox and can't afford \$84 for a medium size mailbox (which is the only size currently available) at the post office. Peg suggested that having a voting booth in town on election day would be a good back up. She wrote up a sample letter to send to the Garfield County Commissioners and clerk. Mayor Cox suggested having a booth in Escalante, which is also significantly closer than Panguitch. Elizabeth read five letters sent from community members in favor of getting a voting booth in town again. Some of them also stated that they would be willing to volunteer at the booth on voting day. It was reiterated that mail in ballots are wonderful and convenient when done correctly. Brandie stated that she has had issues with her ballot the last three elections and has had to drive to Panguitch to vote. Conrad asked why there was no longer a booth in Boulder. Mayor Cox and Gladys stated that it is more expensive to have a booth in town so Garfield County has done away with it everywhere except for Panguitch. Walt said that these are contentious times and it gives people assurance to have a booth in town. Cookie stated that the county budget has money allocated for these expenses. She also stated that she agrees with Walt and that people miss not coming in together to vote and get their *I Voted Today* sticker and a piece of candy from Donna Jean. She furthered that a voting booth is a great community builder. She stated that she has talked to four other people who didn't get their mail in ballot who support having a booth in town again. Peg added that she has personally made the appeal to Camille and the commissioners and now she's asking the town to support it. Mayor Cox will talk to Camille Moore about what is needed from the town to make this happen. It will be on the April 2020 agenda once we have some options laid out.

Department Reports:

Planning Commission and Roads:

Judy reported that the PC is talking about changing the number of Residential Short Term Rentals (RSTR's) from 15% per zone to 4 per zone. Because the zones were initially estimated Kaden Figgins sent them a map so they can define all the houses in Boulder and count the dwellings. She furthered that the PC is also addressing a deed restriction and looking at adding language about deed restrictions to the ordinance. Josey found language in the Boulder Town General Plan that she feels should be in the ordinance. It is on page 16 & 17, **Chapter 7-4 Land Use Goals and Policies, Goal 3. Preservation of Natural Resources -- To provide protection of natural open space, existing landscapes habitat, and wildlife through the location of land uses and the use of site-sensitive, Policies: G3-2 Enable clustering and provide density credits or other incentives for developers to preserve a maximum amount of private or publicly useable open space, with special emphasis on encouraging use of open space for agricultural purposes. Such open space should be permanently preserved by deed restrictions or conservation easements with a local or town approved land trust.** The PC is going to check with Mark McCliff about adding the language. She then reported that with regards to the Table of Uses they are on the topic of camping and still working on it. Cookie reported that the PC is revisiting worksheet questionnaires provided by Lee Nellis in a workshop a few years ago. The worksheets ask a host of questions and provide a framework for grading a project on whether or not the town should grant a building permit for larger development projects. She furthered that the grading assigns a numeric value to the project being looked at so people know how the town arrived at a decision as to why or why not to approve a project. Peg reported that two Conditional Use Permits have been introduced, one is for placement of a tiny house at Sugarloaf Valley Ranch and one is for an additional building at the Boulder Mountain Lodge. She also reminded TC about a zoning webinar training for next Thursday at 11:00 a.m. at the Community Center. Judy reported that she called Jay Brooks about chip sealing the roads that need attention. She will report back next month. She talked to Sam about trimming the overgrown shrubbery contributing to the lack of sight at the bend by his house and he told her the town couldn't trim them because they are on his property. She talked to him about straightening the road in that location. Sam said he would do the work if the town would provide the materials. Judy would like to add it to the agenda for next month so Sam can present it to the TC. It was also determined that the sign on Lower Boulder Road warning drivers about the curve ahead should be moved in an effort to alert drivers sooner.

Enforcement, Landfill, Grounds and Park Committee:

Conrad reported that he's talked to his assigned committees and boards and they are supposed to get back to him to arrange a meeting about budget needs for the upcoming year. Mayor Cox asked him to talk to Corry about the snow machine. He will ask Corry and they will figure out why it is not working intermittently.

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EMS, Arts Council, Fire Council and Library Board:

Elizabeth reported that the EMT's had their monthly squad meeting with the Escalante EMT's and everything went well. The Boulder Arts Council had nothing to report. Peter had nothing to report from the Fire Council and she has heard nothing from the Library Board. Peg reminded everyone about a book swap coming up on March 28th.

Cemetery and Buildings:

Gladys reported that she checked with Corry about the lock on the firehouse door and he thinks the issue has been resolved. She also talked with him about the tree by the dumpsters near the community center. It was hit and is now cracked. She stated that Corry will take it down because it may be a danger in the next heavy snow. Conrad added that he will contact Jim about the planters in front of the community center.

Mayor:

Mayor Cox reported that there will be another pruning workshop on March 14th. He stated that the last workshop was on pruning fruit trees and he is not sure what the next workshop will be about. He stated that the tree board and tree city people are looking at doing more education workshops and less planting. He spoke with Jones & DeMille Engineering (J&DE) about the community center parking lot and they estimated it would be about \$155k to do the project. They recommended that we talk to the USDA about obtaining a rural grant, citing that it would be a better fit than a CIB grant/loan for us. He has a call scheduled with a USDA representative next week to find out what the requirements are for that grant. Mark asked if that price was steep. Gladys and Mayor Cox replied that they thought it was less than expected. Mayor Cox stated that Boulder is in the preliminary stages of the project and that hopefully we will get matching dollars. He stated that the Census Bureau is still looking for 15 or so more census workers in Garfield County. He referred anyone interested to go to their website. He spoke to South Central Communications about the schedule for the fiber optic work being done in Boulder. They told him that due to a BLM permit they have to do the Hogsback to Salt Gulch by April 1st, then the second portion will be from the UDOT shed to the South Central building in town in April or May. Next, they will connect the two lines from Salt Gulch to the UDOT shed. Then, they will bring in the fiber slicers to put it all together. They anticipate the fiber will be in town by late summer/early fall 2020. After that is completed they will start working in individual areas throughout town. He stated that the Garfield County Commissioners are aware of the Coronavirus and will keep us informed about what the county plan is, as well as the school board.

Clerks, including approval of February 2020 checks issued:

Judi presented the checks issued. Elizabeth made a motion to approve the checks, Gladys seconded it and the vote to approve was unanimous.

Public Comments: None

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Gladys made a motion to adjourn, Conrad seconded the motion and all agreed.