

The **Beaver City Council** met in a **regular session** at **5:00 p.m.** in the Beaver City Center located at 30 West 300 North on **Tuesday, December 15, 2021**. The following members of the Council were present: Mayor Matt Robinson, Council Members Alison Webb, Lance Cox, Robin Bradshaw, Hal Murdock, and Tyler Schena. Also, present were City Manager Jason Brown, City Treasurer Stacey Phelps, Golf Course Manager Chanda Gardner, City Recorder Anona Yardley and City Attorney Justin Wayment.

The opening prayer, pledge and thought were offered by Mayor Robinson.

#### **CITY COUNCIL MINUTES APPROVED**

Minutes of the previous **regular council meeting** were presented. Council Member Schena motioned and Council Member Murdock seconded to approve the minutes of **November 23, 2021** as presented. All voted in favor. None opposed.

#### **BILLS APPROVAL**

Bills were presented and reviewed by the City Council. Council Member Cox motioned and Council Member Bradshaw seconded to approve the proposed bills for **December 2 & 5, 2021** as presented. All voted in favor. None opposed.

#### **CONFLICT OF INTEREST STATEMENT**

No conflicts were voiced at this time.

#### **NOVEMBER, 2021 FINANCIAL STATEMENT REVIEW**

Treasurer Phelps presented the November, 2021 Financial Statement by stating that there has been little change in the November statement from the October, 2021. Council Member Murdock asked about transfers. They are there to help the general fund if necessary. There were no other questions or concerns with the financial statement as presented. Mayor Robinson thanked Treasurer Phelps for her work and presentation.

#### **GOLF COURSE FEE CHANGE RESOLUTION**

Golf Course Manager, Chanda Gardner was present. She showed the Council the information that they requested at the last meeting of how much revenue the increased prices would bring to the course. Council Member Bradshaw motioned and Council Member Schena seconded to as accept the fee changes as presented in Resolution 12-15-2021. Council Members Bradshaw, Schena, Webb, Murdock and Cox voted yea by roll call vote. The motion passed with a unanimous vote.

#### **CDBG GRANT PROPOSALS – FIRST PUBLIC HEARING**

The **Beaver City Council** met in the first public hearing for Community Development Block Grant projects at 6:00 p.m. in the Beaver City Center located at 30 West 300 North on **Tuesday, December 15, 2021**. The following members of the Council were present: Mayor Matt Robinson, Council Members Alison Webb, Lance Cox, Robin Bradshaw, Hal Murdock, and Tyler Schena. Also, present were City Manager Jason Brown, City Recorder Anona Yardley and David and Carolyn White.

Mayor Robinson asked for a motion to enter public hearing in order to discuss eligible projects for funding through the Community Development Block Grant Small Cities Program, through the State of Utah Housing and Community Development Division (HCD). The purpose of the public hearing is to provide citizens with pertinent information about the Community Development Block Grant program and to allow for discussion of possible applications. Council Member Webb motioned and Council Member Cox seconded to move into the first CDBG public hearing in order to hear public comment on possible projects for this federal funding. Council members Cox, Murdock, Webb, Schena and Bradshaw voted yea by roll call vote. The motion passed with a unanimous vote. The

hearing opened at 6:02 p.m.

**Public Comments** – Carolyn White – President of Food Bank in Beaver County.

Mrs. White mentioned that as stated in the public hearing notification that food banks were a qualified use of CDBG funding. She stated that at present the Beaver Food Bank is located in the Search and Rescue Building. Beaver County is letting the food bank occupy space in this building rent free. This location is wonderful but it is very difficult to unload trucks with commodities and there is not ADA access for patrons. Council Member Bradshaw commented that the service at the food bank has grown by a large amount. There were 385 individuals that were served in November. There is no air conditioning in the building. They have sufficient refrigerators and freezers for the commodities. They are dependent on grants and donations. Last month the food that went out was greater than the food that came in. There is some office space in the building and closets are used for food as well. Discussion continued on what could be done to help with the space for the food bank by brain storming on different locations that would be better accessible and easier to unload the food. The food bank has two paid employees and a volunteer board. In the last year there has been a 30% increase in patrons. Council Members asked about specifics on space needed to run the food bank. The old hospital was suggested and some of the rooms at the City Center were suggested. There being no further discussion, the council thanked Mrs. White for her comments. Discussion continued about other city facilities that could be used to service the food bank.

Beaver City would like to use the CDBG funding for the Rodeo Grounds restrooms and seating. They also have a long list of projects that they would like to accomplish with other available funding. The city center on the east side is available for storage only because of the ADA accessibility with the stairs. Council Member Schena suggested using the two rooms on the northwest end of the building where the school district now is located because they would allow for sufficient room for the food bank. There is a possibility of room in the back rooms of the old hospital on the northwest corner. The council moved out of public hearing at p.m. The application needs to be submitted by January 17, 2022.

There being no further comments, the public hearing was adjourned at 6:35 p.m.

#### **CURB APPEAL GRANT – HUNTER HOLT**

Mr. Holt presented pictures of the asphalt repair that was done on the drive way that is connecting to Main Street. Before the over lay, the asphalt was crumbling and was unsightly. The grant is for supplies only. With no further discussion, Council Member Cox motioned and Council Member Webb seconded to approve the \$1231 for Hunter Holt's Motel from the beautification grant. All voted in favor. None opposed. A check will be written this week.

#### **HOSPITAL ZONE CHANGE APPROVAL**

Council Member Schena motioned and Council Member Murdock seconded change from residential to central commercial. There was discussion about the municipal building authority approving this zone change. The council needs to approve the change as well. The setbacks for commercial zones are zero so the hospital asked. All voted in favor. None opposed.

#### **HISTORIC GRANT PREFERENCES**

Beaver City has been awarded \$49,000 for renovation of the outside of the Opera House building and to install ice clips for the west side of the roof. The Log Cabin on the Main Street Park was mentioned as a possible project as well as the library for some much-needed improvements. These will be considered when filling out the Historical Grant application.

#### **COUNCIL REPORTS**

**Manager Brown** - 600 North Update – The replacement of the culvert by the cemetery will be here no sooner than July. A cast in place box on the ditch is being considered. The bridge should be

constructed by April 1, 2022 before the water comes into the ditch. There are no culvert or bridges available. A 48" squash pipe might work. On January 7, 2022 there will be a 95% review on the project drawings. Construction bids will be due on February 9, 2022.

**Council Member Murdock** – Library – There were no applicants for the Story Time Coordinator at the Library. It was decided that the position will be re-advertise after the first part of January, 2022. The opening wage was raised to \$14/hour.

### **IPA & IPP DISCUSSION**

Attorney Wayment was concerned that the Utah State Legislature passed a bill that removed all incentives from IPA for their power production because of the inability to purchase coal and gas from Utah. Cities who are members of IPA have ownership in this plant and because of the removal of these incentives, the price of power will increase. Mr. Wayment has talked to several congressmen concerning this issue. Manager Brown informed the council that IPP is not able to get sufficient amounts of coal from Utah to keep the plant producing at full capacity. They have stock piles of coal for two months. There are 23 Utah municipalities and 5 California cities that are members of IPP. At the recent IPA meeting, there were two options presented to the membership. The first option, in Manager Brown's opinion, was not feasible. The other option was to shut down one of the units and run the other at ½ power until Spring. Then ramp power production up to 80% in the summer. This would help the many cities that will be calling back power this year. The cost of this power will be over \$20/MGW by summer in the open market or outside of the Pool Power in UAMPS. For IPP to operate, they need more coal. They have been forced to purchase supplemental coal outside of Utah because Utah can't provide what they need to keep the plant operating at full capacity. The IPP power price will be \$9/MGW. The amount of power available to all Utah UAMPS members is limited by the amount of power that is contracted to California. UAMPS is helping its members to be able to purchase the available power. Beaver City will be able to call back approximately 1 MGW for the summer of 2022. Beaver City could call back 7.4 MG in the summer of 2023. The average power consumption in Beaver has increased by 15% partially because of Tesla. UAMPS will have a solution for its members by December 20, 2021. Attorney Wayment also explained that there is no money set aside to decommission IPP. If they did decide to decommission IPP, it would cost over \$2M. Manager Brown explained that Beaver City is under contract with IPP until 2077 to provide power until Beaver City's contract terminates. The cost of power would be between 6.5 and 8.5 cents per kw. Beaver City could charge a surcharge to allow Beaver City to purchase power on the open market. If another large power user wanted to located in the area, Beaver City could charge them to conduct the impact study. Beaver City is getting ready to call power from IPP. This is the first time Beaver City has ever called power from this project. The current electric rate structure will need to be looked at and be very careful with the rate structure so that we will be able to sell and purchase power. Mayor Robinson attended a presentation from APPA from Washington, DC. on the currently passed infrastructure bill and the \$1.9 Trillion Build Back Better Infrastructure Bill. Most of these funds will be available to municipalities as a 50% matching grant on a competitive basis. Mayor Robinson emphatically stated that whatever professional firm we need to obtain to help Beaver City be closely tied to this money, we will need to do it. Beaver City needs to apply for one of these grants and be ready to put in a competitive application.

### **ROCKY FORD AND KENTS LAKE LAWSUIT**

Attorney Wayment informed the council that there has been no change or progress on this matter. He was expecting to see a summary judgement of some kind, but that has not happened.

### **SOUTH INTERCHANGE**

Attorney Wayment explained that a PID could be assessed against the property. An RDA could also

happen which would provide for a 50% sales tax rebate in order to offset the assessed property taxes. He will get more information on how this would work in the future. Then a plan can be made to move forward with this project.

**SMITH ANNEXATION AGREEMENT**

The Smith Annexation Agreement is complete but has not been signed by all parties. All parties will be given a copy and asked to come into the office to sign.

Council Member Bradshaw motioned and Council Member Webb seconded to adjourn the meeting. All voted in favor. None opposed. The Council Meeting was adjourned at 6:45 p.m. The next scheduled regular Council meeting will be held Tuesday, January 11, 2022 at 5:00 p.m. The Oath of Office Ceremony will take place on Monday, January 3, 2022 at 12:00 p.m.



**APPROVED:** \_\_\_\_\_  
**MATTHEW ROBINSON**  
**MAYOR**

**ATTEST:** \_\_\_\_\_  
**ANONA S. YARDLEY**  
**CITY RECORDER**