

The **Beaver City Council** met in a **regular session** at **7:00 p.m.** in the Beaver City Center located at 30 West 300 North on **Tuesday, September 27, 2022**. The following members of the Council were present: Mayor Matt Robinson, Council Members Hal Murdock, Lance Cox, and Owen Spencer. Council Member Alison Webb was excused. Council Member Schena entered the meeting at 7:30 p.m. Also, present were City Manager Jason Brown and City Recorder Anona Yardley. City Attorney Justin Wayment entered the meeting at 7:10 p.m. Public Present were Mary Wignall from the Beaver County Journal, Jackie & Mark Whittlesey.

Council Member Cox opened the meeting with a prayer, the Pledge of Allegiance and a thought.

### **CITY COUNCIL MINUTES APPROVED**

Minutes of the previous **regular council meeting** were presented. Council Member Spencer motioned and Council Member Cox seconded to approve the minutes of **September 13, 2022** 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 Murdock seconded to approve the proposed bills for **September 14 & 26, 2022** as presented. All voted in favor. None opposed.

### **CONFLICT OF INTEREST STATEMENT**

No conflicts were voiced at this time.

### **BUILDING RENTAL AGREEMENT REVISIONS & ADOPTION**

The building rental agreement was reviewed with Attorney Wayment's new verbiage. There was discussion on raising the deposit to a \$400 cash deposit or a credit card on file. After the building is inspected and keys returned to the City Office, the deposits would be returned. Recorder Yardley would check with Xpress Bill Pay to see if it is possible through their system.

### **AIRPORT ROAD INDUSTRIAL PARK CCR'S**

Attorney Wayment stated that the city needs to have a name for the Industrial Park. South Peaks Industrial Park was agreed upon. A Legal Description is also needed. Attorney Wayment reviewed the articles of the industrial park with the council. The prohibited uses were discussed at length. The subjectivity of odor was discussed. It is hard to determine what the definition of odor is. The setbacks were discussed allowing parking lots to be in the front of buildings. The side setbacks for the loading dock need to allow for unloading trucks without sticking out in the street when unloading materials. The fencing was also discussed. The fencing can make a difference in the overall look of the industrial park. The intent of the ordinance is to make the industrial park look appealing as well as functional and safe. Prohibited use of mining and gravel pits will be added. Article 18 will have a graffiti clause added. The costs of buying back the property were also added to the document. Attorney Wayment will make the suggested changes and present to the council in a future council meeting for approval.

### **FEE SCHEDULE REVIEW**

Recorder Yardley provided a list of items that have been discussed for changes in the fee schedule. The public hearing to receive input from citizens on the increase of the water connection fees was set for October 11, 2022 at 8:00 p.m. The electric rates have already been raised. The Non-sufficient funds fee should be raised to \$50 from \$15. A resolution will be prepared for the fees that have been discussed in former council meetings. The fee schedule is a working document that will change with the need.

### **FESTIVAL OF TREES DONATION**

Council Member Murdock motioned and Council Member Cox seconded to approve a \$400 donation to Primary Children’s Hospital that will be returned and used for the local Festival of Trees. All voted in favor of the motion. The motion passed with a unanimous vote.

**PUBLIC COMMENT**

Mary Wignall had questions about some of the past issues that had come before the council. They were: **Robinson Insurance Claim** – Beaver City Insurance has received the claim and it is under consideration.

**600 North Project**– The punch list is being completed and striping will be the last item for the project.

**Electric Consumption by Tesla** - Tesla is paying more of electricity because they use more. They are charged a demand charge. The electric rate study is pending and the wage study is in process.

**CLOSED SESSION:** Council Member Schena motioned and Council Member Cox seconded to move into closed session to discuss pending litigation. Council Members Schena, Cox, Spencer, and Murdock, voted yea by roll call vote. Council Member Webb was excused. Motion passed with a majority vote. The Council entered closed session for the above reason at 7:45 p.m. and moved out at 7:52 p.m.

Council Member Schena motioned and Council Member Cox seconded to adjourn the meeting. All voted in favor. None opposed. The Council Meeting was adjourned at 8:37 p.m. The next scheduled regular Council meeting will be held Tuesday, October 11, 2022 at 7:00 p.m.



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

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