

**MINUTES OF THE REGULAR MEETING OF THE MAYOR AND TOWN COUNCIL  
CENTRAL VALLEY TOWN, SEVIER COUNTY, UTAH  
FEBRUARY 15, 2023**

A regular meeting of the mayor and town council of Central Valley Town was held on Wednesday, February 15, 2023, at the Central Valley Town Hall, 50 West Center Street, Central Valley, Utah at the hour of 7:30 pm after due and timely notice had been provided pursuant to Section 52-4-6, UCA, 1953 as amended.

**MAYOR & COUNCIL MEMBERS PRESENT:**

Mayor: Gary Barney

Councilmembers: David Nielson, Susan Outzen, Charles Evans, Kody Winkel

**STAFF MEMBERS PRESENT:**

Clerk: Sheyenne Tenney

Maintenance: Joey Luna

**PUBLIC PRESENT:**

Robyn Ames

**AGENDA:**

**1. Meeting called to order.**

Mayor Barney welcomed those in attendance and led The Pledge of Allegiance. Charles Evans gave the invocation.

**2. Minutes of December 21, 2022: Reviewal & Approval**

The minutes from the December town council meeting were reviewed. Susan Outzen made the motion to approve the minutes. Kody Winkel second the motion. Voting: David Nielson voted aye; Susan Outzen voted aye; Kody Winkel voted aye; Charles Evans voted aye. Motion carried. December 21, 2022, Town Council Minutes were approved as is.

**3. Monthly Expenditures: December 2022 & January 2023: Reviewal & Approval**

The finances for December 2022 & January 2023 were reviewed by the town council. David Nielson made the motion to approve the finances for both December and January. Charles Evans second the motion. Voting: David Nielson voted aye; Susan Outzen voted aye; Kody Winkel voted aye; Charles Evans voted aye. Motion carried. Both December 2022 and January 2023 finances were approved.

**4. White's Sanitation Annual Visit**

This item was skipped due to a no show.

**5. Open and Public Meetings Act Training**

Sheyenne, town clerk, set up the laptop and projector for the council to watch a training video provided by the state auditors website which summarized the Open and Public Meetings Act. This training is required annually.

**6. Property Maintenance Ordinance: Reviewal and Discussion**

Mayor Barney turned the time over to Susan Outzen, the council member over planning and zoning. She explained the Property Maintenance (Nuisance) Ordinance changes made by stating Mr. Billingsley provided the planning commission with 2 new sections to put in the town's current ordinance which, to summarize, gives him authority to do his job. The two sections added were titled property maintenance requirements and notice of violation and remedies. After the council reviewed the ordinance David Nielson asked about the order of operation for filing a complaint. He wanted further clarification as to whether the council would be involved after planning commission deems an ordinance has been violated. Mayor Barney stated it would come back to both the mayor and the council even though it states mayor only in the ordinance. David requested that to be changed to both mayor and council. The change was made. Public Hearing for this Ordinance will be March 8<sup>th</sup>, 2023 @ 7:30pm.

**7. Maintenance/ Water Operator Compensation Discussion**

Mayor Barney explained to the council, Joey, the town's maintenance man/water operator, has been here for 14 months and the milestone has been missed for a raise. This would compensate him until the new budget year when a cost-of-living raise would be given along with another raise for performance if earned. Charles Evans strongly felt that with the certification Joey has earned he needs to be compensated. He is also taking on more responsibility with the towns water system. Mayor Barney stated this would be just for the milestone that was missed and as soon as Charlie is ready for Joey to take over the water system completely, another raise will be discussed and given. Charlie recommended \$22.50 an hour, which would give Joey a \$2.38 cent raise; the council settled on \$1.00 per hour raise after Kody stated he would be good with \$1.00 per hour, for now, since the new budget will be discussed in the next few months. The council agreed \$1.00 per hour seemed adequate.

**8. Resolution 2023-001: Compensation for Employees, Elected and Appointed Officials for Central Valley Town: Amend & Approve**

A vote was taken for the dollar amount the council agreed upon for Joey Luna. Kody Winkel made the motion to give Joey Luna a \$1.00 per hour raise. Susan Outzen second the motion. All were in favor. Voting: David Nielson voted aye; Susan Outzen voted aye; Kody Winkel voted aye; Charles Evans voted aye. Motion carried.

Susan Outzen made a motion to approve the amended resolution, which changed Joey Luna's wages only. David Nielson second the motion. Voting: David Nielson voted aye; Susan Outzen voted aye; Kody Winkel voted aye; Charles Evans voted aye. Motion carried. Joey's wages were raised by \$1.00 an hour putting his bi-weekly salary at \$1686.40.

**9. Pay Scale for Employees, Elected and Appointed Officials: Discussion**

Mayor Barney turned the time over to Sheyenne. She explained the pay scale put together was done so by doing research on what other towns and cities have for their pay scales. She explained this is a very rough draft to get the ball rolling. The town council would like to have something put in place for this upcoming fiscal year's budget.

David Nielson started the discussion by stating he believes the council members, mayor and planning commission shouldn't be included in the compensation step plan. The amount they are paid shouldn't be an automatic thing.

Susan Outzen said, she believes, they were added to the step plan because of previous conversations the council has had about trying to make the elected and appointed positions more enticing to the public; considering two of the council will be retiring this year. Sheyenne agreed that was the reason and explained that the step plan was less aggressive for those positions; instead of a raise every year it would be based on a 4-year term. If reelected, they would jump a little bit for the next 4 years.

David Nielson again, stated he didn't like the idea of the automatic raise no matter how long they serve. The council agreed to remove those three positions from the Compensation Step Plan for Central Valley Town.

No further discussion was had. This item will be added to future agendas until finalized and approved.

#### **10. Department Concerns and Council Member Reports**

David Nielson (Roads): Thanking Mayor Barney and Joey Luna, Maintenance; Gary and Joey have done a good job on keeping the roads clear of snow. Our roads have been looking better than other towns. There have been some slick roads and I'm sure the town appreciates the care taken.

Susan Outzen (Planning and Zoning): Planning commission is working on the amended Property Maintenance Ordinance. If the public hearing goes well, it will be brought to town council next month; the new Short Term Rental Ordinance is still being worked on. Planning commission is doing a really good job on the General Plan for Central Valley Town and working hard. Six County is helping put it together. Tyler Timmons came to the planning and zoning meeting and presented a draft to the commission.

Kody Winkel (Parks): Reported he is receiving calls from coaches already wanting to schedule the ball field. He wants to get a schedule in place. Questions whether the town wants to allow days to be booked if they book it out multiple weeks and don't use it. Mayor Barney stated if the coaches aren't going to show up, we will move on to another coach who can book it. Kody wants to come to an easier solution for everyone as opposed to last year. He suggested if they don't show up two weeks in a row then we move on. The council agreed that was a good option.

Charles Evans (Water): Reported, Joey took water samples last month for the first time and they were good; They got the warnings off the SCADA system after working with Tyler Moore (KMECO); Tank #1 water levels keep getting too low. It's being pumped way down, and they can't find the cause. It fills right back up, but they aren't sure why it keeps getting low. They are watching it close; They fixed the downtown well last week and it pumped up 3,900 gallons in a two-week period. Learned how to check and change when the downtown well pumps out water. Checking every two weeks so that it can be changed in the summer if needed; chlorine was low, so they turned it up; leak at the neighbors across from the ball field. Water was coming out of the meter box on the owner's side. Charlie and Joey dug it up, cut a lot of roots, and got it fixed. Charlie thinks it had been leaking for a long time. The water pipes were put in gravel so if you get

a leak, it follows the gravel and the only way to know is to check the meter readings; Charlie suggested reading meters next week on the 22<sup>nd</sup>. Gary would like the water operators to work with Sheyenne to determine which day to read meters. Sheyenne suggested Monday 27<sup>th</sup> for this month; Charlie ended his report by stating him and the mayor will be attending the Rural Water Association of Utah Water Conference in Saint George the February 28<sup>th</sup> – March 3<sup>rd</sup>.

Gary Barney (Mayor): Mayor and County Commissioner meeting last week. They are saying the smaller towns are getting shut down from CIB on receiving loans for equipment. CIB is wanting a 60/40 split and the towns can't put that much money into it up front. Smaller towns that are getting rejected by CIB for equipment decide to rent on a 3-year lease from a rental company. David Nielson stated the town looked into that years ago with Wheelers and the terms seemed impossible to live with, but we could check into it again because things have changed; cemetery Road is the town responsibility because it is an easement. It is not a county road. The county did bring in gravel and level it off to make it easier to drive on. However, it is the towns responsibility to maintain it. It is rough right now and hard to drive on. Mayor Barney suggested we get it smoothed out come springtime; the mayor shouldn't sign building permits anymore. Council members should be the first to review and sign them, but mayor can if needed; Jacobson issue is cleared up. Mr. Jacobson who was living there in the shop called and spoke to Mayor Barney and stated he would be moving out so problems will not be caused for the owners of the home.

Sheyenne Tenney (Clerk): Took some time to discuss a few topics. The loan & PTIF accounts update sheet the council was given breaks down the payment made monthly, annually and what the loan balances are as of February 1<sup>st</sup>; the post card utility bills the town switched to this month is estimated to be saving the town about \$50 dollars a month; Sheyenne has been working on a new logo for the town and would like feedback on colors. The layout/design has been finalized. Sheyenne explained this change idea came about several months ago when she reached out to Paradise Press for the town's logo. She received jpeg images that are very low quality and cannot be used for print purposes, only online purposes. Paradise Press created the town's logo when the town incorporated, and she believes it's time for an upgrade for those reasons. The town needs to own their logo and instead of purchasing the logo from Paradise Press, it would be more cost efficient to create a new one considering Sheyenne is the one designing it. Once colors are decided by a majority choice the new logo will be rolled out.

#### **11. Adjournment**

Charles Evans made a motion to adjourn. Kody Winkel second the motion. David Nielson voted aye; Susan Outzen voted aye; Kody Winkel voted aye; Charles Evans voted aye. Motion Carried. Meeting Adjourned.


Next town council meeting: March 15, 2023 @ 7:30pm

Minutes prepared by Town Clerk, Sheyenne Tenney.

Approved: March 15, 2023.

  
Gary Barney, Mayor

Attest:

  
Sheyenne Tenney, Town Clerk

