

Bluff Town Council Meeting
July 21, 2020
Bluff Community Center at 6:00 p.m.
190 N 3rd East P.O. Box 324
435-672-9990

Regular meetings are held the first three Tuesdays of every month at 6:00 p.m. at the Bluff Community Center. Requests to be on the agenda may be submitted in writing to Ann Leppanen (ann@townofbluff.org) at least 4 days before the meeting. Agendas and minutes are posted at: townofbluff.org and audio, in addition, at the Utah Public Notice Website
This meeting was held electronically.

Minutes

The meeting started at 6:02p.m.

Roll Call Mayor Ann K. Leppanen, Luanne Hook, Jim Sayers, Linda Sosa, Brant Murray

Approval of July 13, 2020 Work Session Minutes

Sayers motioned to approve, Murray seconded and Leppanen, Hook, Sosa, Murray, and Sayers voted in favor.

Temporary pause to change recorder, resume at 6:03 p.m.

Approval of July 14, 2020 Bluff Town Council Regular Meeting Minutes

Murray motioned to approve, Sayers seconded and Leppanen, Hook, Sosa, Murray, and Sayers voted in favor.

Unfinished Business

1. Contract with Helgerson Property Management and Scope of Work (Leppanen)

Leppanen explained that Steve Helgerson has signed the contract and it was agreed by the Council cleaning up the CC should be the first job. Helgerson's estimate was 6 to 9 hours. Michael Haviken had checked the sides of the bridge over the wash, since we are now required to keep the pedestrian walkway tidy. It needs minimal work. The Bar Well also needs to be cleaned up.

2. Update on the Town's Request to the Governor's Office for Mandatory Face Coverings (Leppanen)

Leppanen emailed Kirk Benges's response to the Town's request to the Council members. It is similar to his last email; he wants more justification for the Town's request and wants an ordinance and plan for enforcement. The letter from BOB had laid out justifications using statistics. We want to help contain the virus. Leppanen stated if we got the exception from the Governor then we would do an ordinance and parameters. She suggested the only thing left to do is have Chris McAnany write a short letter. Murray suggested most states are mandating masks, we could wait until our August 4th meeting and see if Utah does the same. Sosa agreed with a short letter. Murray motioned to have McAnany write a short letter and we will hold it until our August 4th meeting, Sayers seconded and Leppanen, Hook, Sosa, Murray, and Sayers voted in favor.

3. Update on the Purchase of the Old Bluff Elementary School (Sayers)

Sayers was not sure how accurate his information was but had heard that the school district had rejected two bidders but was in negotiations with the top bidder. He has spoken with the Zions Bank public finance officer and we have gotten an offer of a loan from a private citizen. Hook suggested if in the future we are in a similar situation we should consider going into a closed meeting. Leppanen had heard similar information to what Sayers heard.

4. Discussion on Use of CARES Act Funds for Coronavirus (Hook/Murray)

Hook and Murray are researching and collecting information for the August 4th meeting. Murray learned it is hard to find refills for some hand sanitizers. Leppanen suggested checking with BOB on the status of their mask fliers since we have voted to contribute \$500 to the project.

5. Updates on Fraud Hotline (Sayers) and Internal Audit (Leppanen)

Sayers reported our phone will not work as a hotline and we would have to add another line. By having a hotline, we get points that lowers our financial risk. Sayers will follow up with Frontier and phone options. Murray suggested using our website if a phone option is not workable. Leppanen will present a proposal on August 4th for Erin Richards to be our internal audit person. Leppanen met with her and she had good suggestions for what could be needed for an audit. This would provide us with more checks and balances and also give us additional points. Richards is working on a contract.

New Business

6. UDOT Technical Planning Assistance Funding(Leppanen)

Haviken has been researching how this grant could help with planning in the community and an overall road improvement plan. Discussion included pedestrian and school walkways and improving the walkway over the bridge. Sayers felt we should look into it and motioned to allow moving forward, Hook seconded and Leppanen, Hook, Sayers, and Sosa voted in favor, Murray voted against. Leppanen will get more information about it.

7. San Juan County Commission, Roads, Water, BSA, Planning and Zoning Updates

Leppanen and Sosa listened to the Commission meeting, which started almost 30 minutes late because technical difficulties were so bad. Their auditor did a financial report. They voted to condemn racism and promote civil rights for all. Commissioner Maryboy spoke about a law officer who was going far outside his line of duty and making many stops of native Americans that perhaps would not happen in a city, to the point of impounding vehicles for tinted windows. The County has hired two people to do contact tracing.

There were no new updates for Roads or Water. The BSA has gotten their dissolution question on the November ballot. Hook reported P&Z was working on a noise ordinance and sent their revised land use clearance to the Council to approve. It will be an agenda item for August 4th. They have a work session on the 29th. Hook will send Council members a copy of the Town letterhead to use.

8. Request for Service/Repair of Bluff Community Center Air Conditioning(Sosa)

Sosa reported the Office hallway air conditioning is blowing hot air and the CC is serviced twice a year. She contacted Mike at Action Air who has done the work before and is happy to continue. Sayers motioned to service the four air handling units, rooftop, east side, and kitchen and repair as needed, Hook seconded and Leppanen, Hook, Sosa, Murray, and Sayers voted in favor.

9. Financial Report (Sosa)

Sosa read the current bills:

BWW- \$77.04

Rocky Mtn. Power - \$306.71

United States Treasury - \$108.80

Bankcard - \$60.56

XMission -\$15.00

Google Suites - \$45.56

Chris McAnany - \$1127.50

Frontier - \$68.80

ULGT - \$2,008.00 Insurance for airport

This reflects May

Sales Tax - \$3,021.66

Resort - \$1,802.67

TRT - \$406.53

Highway Transit - \$281.98

MET - \$431.85

Murray motioned to approve and pay but hold the airport insurance bill, Sayers seconded and Leppanen, Sayers, Hook, Murray and Sosa voted in favor. Leppanen said she would put the airport

leasing on the next agenda and tie up some of the loose ends so we can have a complete package. Jim Hook said he has an airport report and a plan for renting hanger space that he can present at our next meeting. Leppanen will put him on the agenda for the August 4th meeting so we can have a comprehensive discussion.

Sayers motioned to adjourn at 6:53 p.m., Hook seconded and Leppanen, Murray, Hook, Sayers, and Sosa voted in favor.

This meeting took place electronically in order to follow the social distancing guidelines given by state and local authorities. The public was able to connect and participate electronically.