

Kanab City Council Meeting
August 8th, 2023
Kanab City Library Multi-Purpose Room
374 North Main Street
6:30 PM

Work Meeting

1. Liaison Report

Councilmember Chamberlain – None
Councilmember Wright – None
Councilmember Glover – None
Mayor Johnson – None
Councilmember Heaton - None
Councilmember Colson – None

2. City Staff Report – None

3. Other – None

Business Meeting

- 1. Call to Order and Roll Call** – Mayor Johnson called the meeting to order. Councilmember Chamberlain offered the invocation. Councilmember Wright led the pledge of allegiance.

In attendance: Mayor Johnson; Councilmember Colson, Councilmember Glover, Councilmember Chamberlain, Councilmember Heaton, Councilmember Wright; City Manager Kyler Ludwig; Recorder Celeste Cram; City Attorney Kent Burggraaf.

Not in attendance – None

- 2. Approval of Minutes of Previous Meeting** – Councilmember Heaton made a motion to approve the minutes from July 25th, 2023 meeting. Councilmember Glover seconded, unanimous vote. motion passed.
- 3. Approval of Accounts Payable Vouchers** - A motion was made by Councilmember Chamberlain and seconded by Councilmember Wright to approve the check registers for July 31st, 2023 in the amount of \$338,526.45 and August 8, 2023 in the amount of \$81,918.44. Unanimous vote, motion carried.

4. Public Comment Period: Members of the public are invited to address the Council. Participants are asked to keep their comments to 3 minutes and follow the rules of civility outlined in Kanab Ordinance 3-601.

Sky Chaney – Mr. Chaney let the council know that there is new leadership in the taxpayer association. They are starting an ongoing score card to examine votes of council members and commissioners to let voters know how individuals vote on different issues.

Ted Burrella – Mr. Burrella asked the council how many vacation rentals we have licensed in Kanab. He stated that there are a lot of vacation rentals, and that we should be collecting more taxes from them. He also thinks we should raise taxes for tourism.

Blaine Christensen – Mr. Christensen is concerned with the amount of litter around the new elementary school in empty lots. He hoped the construction workers would clean up after themselves and would like to see them clean it up.

Wayne Halverson – Mr. Halverson would like to see a radar speed sign near 10 W. Kanab Creek Drive. He added that the average speed is around 40 mph, and the police should write tickets for everyone speeding through there, especially with having the kids at the new elementary school.

Martin Greenback – Mr. Greenback stated that the library fees increased to \$25, and he asked about exemptions or having a senior discount.

Kevin Liptrot – Mr. Liptrot asked when the school or contractor was going to repair Swapp drive.

Wally Thompson – Mr. Thompson stated that the striping on new road is beautiful, but that they need to fix the edges of road and potholes.

Deborah Unck – Ms. Unck asked if there were any codes or anything they could do to keep dark skies.

Spencer Mosdell – Mr. Mosdell asked about putting roundabouts on 89 and 89A to slow people down.

5. Public Hearing to consider for adoption a Resolution (8-1-23 R) adopting the proposed Certified Tax Rate for the City of Kanab for Fiscal Year 2024 (July 1, 2023 – June 30, 2024)

Mr. Ludwig presented a slide show that explained the details of the tax increase and budget and spoke at length about each slide included in the packet. He covered topics about the average household impact of the proposed increase, the total rate change, and Kanab City's proposed rate compared to surrounding towns and counties. He also went over the different percentages that would go to each department within the city, and how the City's property tax rate has declined over the years.

-- Enter Public Hearing & Public Comment --

Ted Burrella – Mr. Burrella spoke on behalf of him and his elderly neighbors, that a \$15 increase is a lot, and that the City needs to stop spending so much and needs to spend more responsibly. He also suggested taxing vacation rentals more and stated that if the council does not deny the tax increase, that people will leave.

Shauna Cox – Mrs. Cox stated that property values have increased 350% over the last couple of years, but that they will eventually go back down. She asked if the taxes would go down when the values do. She added that they do not want public officials making more money than people around them, and asked where the wastewater impact fee is going.

Jonathon Stone – Mr. Stone stated that he was a certified accountant for 32 years, and he has never seen an entity propose a 93% increase. He thinks it is a ridiculous increase. He asked the council to think about how it impacts the citizens.

Spencer Mosdell – Mr. Mosdell stated that he is a volunteer firefighter and has been for the last 20 years. He appreciates their conservative increase on the community's taxes, and that the need for the fire department is monumental for the community's safety. He does not see many other community members volunteering their time. He would hate to see people have to move because of the increase, but needing emergency personnel is important, and the citizens should be ashamed. We need to provide safety for police officers and fire fighters and compensation for dedicated employees.

Blaine Christensen – Mr. Christensen understands and appreciates that they give a lot of their time and effort. He also stated that he was in the military for 20 years. He thinks that taxes should not be raised that much overnight. He thinks there should be a limit on increases of 15% a year.

Patrick Moran – Mr. Moran thanked Mr. Mosdell for volunteering as a firefighter, he also thanked the city council, city manager, and city attorney for their ongoing dialogue. He then spoke about last year's audit and discrepancies. He then stated that it is commendable that the City is doing a wage study, and that the taxpayer association is conducting their own wage study.

Loral Linton – Mr. Linton stated that he values health and safety in the community, but that increases need to be made in increments. The people should control the government.

Bill Good - Mr. Good has been in Kanab for 7 years, and looking at the wages, they do not seem to have gone up much at all. He recommends putting police officers in the old senior center building to save money.

Wayne Halverson – Mr. Halverson is retired from working for the state. He added that he thinks the Council does a good job, and that he only wants a good police department, fire department, water, and sewer. He does not think the kids need a new park in the ranchos, and that they should cut back on recreational projects. He is okay with paying higher taxes if it is going to the right place.

Sterling Glover – Mr. Glover stated that he is offended by the ranchos park comment. He left a job at the jail where he made more money, to work for City because he has a passion for youth sports and investing in the kids. He also stated that the best investment we can make is to our kids because they are the future. He is In favor of increase, because we need a recreation center, more sports fields. He also thinks the police officers need to make more money. They need to think about the kids and invest in them.

Bruce Davis – Mr. Davis stated that he is not part of the city. His fear is that the city is aggressively increasing taxes and that they are going to encroach east and will be even higher if they are ever annexed into the city.

Tom Daniels – Mr. Daniels stated that he has been here for 20 years, and that property tax has gone up every year. He has not seen a lot of improvements. There are potholes on Powell drive

and nice yellow lines. He likes the new police building. He knows Kanab is growing and needs protection for citizens.

Lynette Foster – Mrs. Foster has lived and worked since 1990, and she thinks the impact fees are very interesting. Talked about the past, and how Kanab has grown. She wants the council to consider the youth, so they will be able to stay and live in our community.

Dustin Bundy – Mr. Bundy is currently a Kanab City police officer. Officers must pay the same tax increase as everyone else. The increase is to support infrastructure and give the town what it needs. He has worked 2 jobs to support his family because he cannot live on one income. It is hard to fill positions, and the public works department has had a hard time filling positions as well because of wages. Taxes should have increased over the years, but they have not so this is what they must do.

Kevin Liptrot – Mr. Liptrot asked what the City used the money that the federal government gave for covid relief.

Dennis Brunner – Mr. Brunner wanted to thank Mr. Ludwig for his presentation. He asked about where all the money went from 2020 to now. He is curious how much is the police building is, but he supports fair police wages. He also thinks that it should be a gradual increase on taxes.

Bob Ledoux – Mr. Ledoux thinks the council is trying to right the wrongs of the last several years and previous councils at one time. They need to find different places to make reductions to reduce the increase.

Richard Hubbard – Mr. Hubbard is in favor of honest, responsible government, and is opposed to the tax proposal. He feels that it is the duty of the city council to think, act and feel like the people. There is a lack of agreement, as there often is with taxes. The council needs to make appropriate adjustments and take their comments to heart.

- End Public Comment -

Mayor Johnson thanked the public for their comments and being present.

Councilmember Heaton also thanked the public for coming and their comments. He stated that he shares a lot of the same concerns that the public has. The department heads are doing a great job, and what they are asking for is very needed. He understands inflation because he is a rancher and his prices have doubled what they used to be. Councilmember Heaton asked Mr. Ludwig how much they paid for the police station. Mr. Ludwig responded that the overall total was 1 million for the new police station. Councilmember Heaton added that we need to take care of the youth.

Councilmember Colson thanked citizens for being kind and conversing with them respectfully. He stated that he understands the struggle, but that the city is spending responsibly, they have tried to save money in every aspect that they could. They are trying to make the best decision for the community, and he thinks the police department is a necessary expense.

Councilmember Chamberlain stated that he was here with other administrations in the past, and that raising taxes always got put off, but that Mr. Ludwig has stayed on top of it. Inflation has affected everyone, including the council. He is thankful for the citizens and their comments, and wishes it could have been in smaller increments, but that the departments need it and even if

they try to do it slowly over time, there is always going to be something else, and expenses are going to build up.

Councilmember Glover stated that he also wishes they did not have to do it all at once. The money that is paid goes towards whatever project is the most pressing at the time. They try to make the best decision for everyone. It is about compromising, and he thinks the department heads deserve what they are asking for. He added that they are here to serve, and he does not want to be divided.

Councilmember Wright stated that he agrees with what the other councilmembers have said. He also believes that recreation is important, and he is ready to invest in the youth and employees. They need to do better for the employees, because there is nothing that the employees wouldn't do for the City. The council went through the budget item by item and went through the wage study, and they are saving money in every way that they can. Seeing everyone come together to get the new police station finished has been amazing and has brought everyone closer together.

Mayor Johnson was worried about the meeting and thanked the citizens for coming and being kind. He continued to talk about similar topics that had already been discussed. He does not think it was taken care of for many years, and now they must do it all at once. "They need to man up and solve the problem".

The council continued to discuss the different areas that they could potentially cut funding to save money but could not justify letting those departments go without funding.

Councilmember Heaton made a motion to approve Resolution 8-1-23 R, A Resolution Adopting A Certified Tax Rate For the City of Kanab for the Fiscal Year 2024 (July 1, 2023 – June 30, 2024) with specific amounts of total yield property tax revenues of \$1,246,025.00 specifically \$885,876.00 will be collected to the general fund operations, and \$360,149.00 to the fund equipment operation and maintenance of recreation facilities and activities. Councilmember Glover seconds, unanimous vote.

Councilmember Wright – YES
Councilmember Chamberlain - YES
Councilmember Glover – YES
Councilmember Heaton – YES
Councilmember Colson – YES
Motion passed.

6. Public Hearing to consider for adoption a Resolution (8-2-23 R) adopting the final budget for FY 2024 (July 1, 2023 – June 20, 2024) for Kanab City.

Mr. Ludwig briefly talked with the council about the budget.

- Enter Public Hearing and Public Comment –
- Close Public Hearing –

Councilmember Colson asked if there were any changes in the budget from the June 13th meeting to today. Mr. Ludwig responded that anything that was highlighted in yellow had been changed. Mayor Johnson clarified with Mr. Ludwig that there have not been any changes since their meeting with the proposed tax increase.

Councilmember Heaton commended the city staff on the budget.

Mayor Johnson asked how many people went into the city office and asked about the proposed tax increase and Mr. Ludwig stated that about 6 people came in and that he did not receive any calls on the listed number.

Councilmember Colson made a motion to approve Resolution 8-2-23 R, A Resolution Approving the Budget for Fiscal Year 2024 Beginning July 1, 2023, and Ending June 30, 2024.

Councilmember Chamberlain seconds, unanimous vote.

Councilmember Wright – YES
Councilmember Chamberlain - YES
Councilmember Glover – YES
Councilmember Heaton – YES
Councilmember Colson –YES
Motion passed.

Councilmember Glover made a motion to adjourn, Councilmember Wright seconds. Unanimous vote, meeting adjourned.