

Heber City Corporation
City Council Meeting
March 4, 2010

6:30 p.m.
WORK MEETING

The Council of Heber City, Wasatch County, Utah, met in **Work Meeting** on 03/04/2010, in the City Council Chambers in Heber City, Utah.

Present:	Mayor	David R. Phillips
	Council Members	Eric Straddeck Nile Horner Robert Patterson Alan McDonald Benny Mergist
Also Present:	City Manager	Mark K. Anderson
	City Recorder	Paulette Thurber
	City Engineer	Bart Mumford
	City Planning Dept.	Allen Fawcett, Tony Kohler Jason Boal
	Chief of Police	Ed Rhoades
	City Building Dept.	Wes Greenhalgh, Mindy Kohler, Don Blackburn

Others Present: Paul Kennard, Mike Johnston, Mike Thurber, Paul Royall, Doyle Moorman, John Emmanuel, Tracy Emmanuel, Mark Olpin, Jacob Anderson, Maurice Chatwin, Devin Bagley, Chris Pedersen.

Paul Kennard & Brad Baird – edcUTAH (Economic Development Corporation of Utah)

Update on Project Red Fox: Kennard said he wanted to make the Council aware of this particular issue. He said that in general, Red Fox was a pharmaceutical company that had been looking at Utah and Indiana for relocation. He indicated they were in Utah on a site visit and came to Park City to go to dinner. Brad Baird encouraged them to come to Heber and look at the valley. As they looked at the old high school, they felt it might be a building they could utilize. He continued they were within a couple weeks of signing with Indiana; but, if the Economic Committee could come up with something for them, they would prefer Utah. Kennard said it was a South Korean company that dealt with American companies in relation to generic drugs. He said they were working to get approval through the FDA for their products. He continued they anticipated 100 jobs to start and felt there would be 300 in three years and 400 in five years and they would pay approximately \$17 an hour. He continued it was something he would find out fairly quickly if it would work or not for Heber.

Kennard indicated one thing that had to be looked at was the existing zone and if it would work for the type of business proposed. He questioned the Council, if a zone change was necessary, would they consider that. He said, too, the “numbers” would have to work for everyone.

Kennard suggested another option for this Company was the Industrial Park area and based on the number of jobs and the pay for those jobs, asked if there would be some flexibility on the price of the land Heber owned. Mayor Phillips asked how the edcUTAH could handle the free rent that was being requested. Kennard said they were trying to be creative and stay in the game. Mayor Phillips asked Kennard what he wanted from this Council. Kennard said the main question was compatible use in that zone. Councilman Patterson said he had liked what he had seen so far. Councilman Mergist asked how many people they would bring in of their own. Kennard said they didn’t have a US force—they might bring in one or two top people but thought most would be locally hired.

Councilman Mergist asked about the discharge into the sewer. Kennard said it was a saline solution. He thought they would mostly buy bags, fill them and ship it out. He did not think it would have an impact. Mayor Phillips wondered if it would have an impact on the airport. Kennard did not know. Councilman Horner said it appeared they were working on everyone else’s money and asked if anyone had looked at their financials to see how viable they were. Kennard said yes, they had requested that, had received some information and were waiting for additional information. However, everything they had looked at thus far seemed on the up and up. Kennard said he liked this because of the work force they would need.

Kennard said he would like discussion at some time, for the right opportunity, right number of jobs, right pay scale for jobs, about the possibility of a sliding scale for the land the City owned or a donation of the land.

At this time Mayor Phillips asked Chief Rhoades to take a few minutes. He presented two documents to the Council. One was an annual report. The other was information on the prescription deposit program the Police Department had implemented. He said they had more drugs reclaimed than Wasatch County and Summit County combined. He felt this was a good program because the drugs deposited were not being abused by someone or put into the sewer system.

Discussion regarding the Veterans Memorial: To be placed on the next agenda.

Discussion regarding Wasatch Irrigation Special Meeting: It was suggested the Councilmembers should have received an e-mail in relation to this issue and a notice being drafted David Wright for the purpose of electing a new director for the Wasatch Irrigation Company. Anderson asked if the Council preferred the shareholders be noticed via the paper or individual notices to shareholders and recommended the notice be sent to shareholders individually. He asked what date the Council wanted that meeting held. He said too that a letter had been drafted to Claude Hicken and asked if the Council wanted to send that letter to Claude Hicken, David Hutchinson and Wayne Hicken. Councilman Straddeck suggested the Board of Directors was not a legalized, recognized Board of Directors. Discussion that the Council wanted the notice sent to all Board Members as they (the City Council) did not recognize the current

configuration of Board of Directors as legitimate Board Directors and did not want to single anyone out. (Mark read carefully to make sure I have this right) Discussion about proposed Bylaws.

Discussion that the City could transfer to a member of the City Council a water share so they could represent the City on the Board. That share would then be endorsed back to the City but not on the official records of the irrigation company. It was indicated this was common practice. It was discussed the City could transfer one share to Councilman Horner and one share to Councilman Mergist. Councilman Mergist did not want to be unfair and stack the Board but wanted representation from the City Council on the Board of Directors. Anderson asked the Council when they wanted the meeting held and who they wanted to conduct it. Councilman Horner suggested Mayor Phillips conduct the meeting and vote the City's shares. Councilman Horner felt uncomfortable with voting himself onto the Board. Discussion about the counsel of Attorney Maybe, water attorney authority. The Council wanted to make sure they were handling the process correctly. Anderson said he would make the necessary calls to make clarification about who could recommend Board Members and who could serve as Board Members and by what criteria. The Council wanted to see a draft copy of any letter sent out to shareholders prior to it being mailed.

Discuss Next Steps on the OK3-Air Proposal: It was indicated the Airport Board meeting was to be held next Tuesday. Anderson asked if there were any directions the Council wanted to give back to the Board. Councilman Mergist suggested that possibly OK3 Air could do the maintenance. Councilman McDonald said he wanted to barter with AbuHaidar about some issues. He said he had a few ideas he wanted to throw out to the rest of the Council, but not tonight because of time.

Anderson suggested Don Blackburn fulfill some of those duties on a part-time basis. Councilman Mergist suggested also that the Public Works Department and the Parks and Cemetery Department could do the maintenance. Anderson talked about the gate keys etc. Councilman Mergist suggested Jodi Medlock could handle all that type of work.

Next Budget Meeting: Tuesday, March 16, 4:00 p.m. with Department Heads.

As the time was 7:00 p.m., the Council closed the March 4, 2010, Work Meeting and moved into the 7:00 p.m. Regular Meeting.

Paulette Thurber, City Recorder