



Town of Alpine
COUNCIL MEETING
MINUTES

** Minutes are a brief summary only of a tape recorded meeting **

DATE: *January 5, 2010*
TIME: *7:00 p.m.*

PLACE: *Town Hall*
TYPE: *Regular Meeting*

Call to Order: Mayor Victoria DeCora called the meeting to order at 7:08 p.m.

Pledge of Allegiance: Mayor DeCora led attendees in the Pledge of Allegiance

Roll Call: Office Assistant Christine Wagner conducted roll call: Present: Troy Johnson, Shirley Brown, Beau Taylor, Don Jorgensen and Mayor Victoria DeCora. A quorum was established. Also in attendance were Town Administrator Deb Wolfley and Town Attorney Stefan Fodor.

New Business:

- (a) **Planning & Zoning Report:** Mr. Joshua Floyd of the P&Z Commission stated that they had nothing new to report.
- (b) **Lease Modification** – Little Grey’s Academy – Mariah Stewart, Business Owner – Was not in attendance however Town Administrator commented that she is in the process of selling her business and asked that this issue be tabled until further notice; the new owner would like some time to get items together before they come in front of the Council.

Councilman Taylor motioned to table this item until further notice. Councilman Jorgensen seconded the motion.

Vote: 5 yes, 0 no, 0 abstain, 0 absent. Motion carried.

- (c) **Thayne Senior Citizen Center Luncheon** – Ms. Shirley Brown and/or Assigned Representative – The board at the Thayne Senior Citizen Center asked about bringing hot meals (lunches) to Alpine on Tuesdays, when the Civic Center is completed. Meals are very affordable for all seniors. They have received donations and with those donations they have purchased the catering trays for transporting meals.

Mayor DeCora asked the Council if they had any problems and/or questions regarding this service. Councilman Johnson responded that the Town should contact the business and/or business owner where they are currently having the luncheons and ask them for their input. Councilman Jorgensen stated he will talk with the business owner, find out how they feel, what their opinion is and what the impact on their business would be, before we make any final decisions are made. Councilman Jorgensen will advise Council at the next meeting.

- (d) Home Improvement Show – Mr. Paul Nelson –** Mr. Nelson addressed the Council on the proposal of having a home improvement show at the new Civic Center this spring. A handout was provided and Mr. Nelson gave the projected dates of March 26th & 27th for the show. He has projected 25 booths, two sponsor booths, a seminar area and concession area; this is a preliminary plan and could be subject to change. Mr. Nelson has put together a projected budget for the show, with the idea of the American Legion running a concession stand, if they are interested.

Council discussed the idea and the options that come with a home show. The Council feels that this is a good idea, with the possibility of improving attendance and support for years to come. Mayor DeCora stated that the Council needs to run some costs, cleaning and trash removal will need to be done. Town Attorney, Mr. Fodor commented on implementing a policy for the Center, such as rules and regulations, insurance issues, determining rental rates, we are in the final stages of the project and now would be the time to get a policy in place. He further suggested asking the Town Administrator investigate other centers for policies, rates and how they manage their centers. Once a policy is in place Alpine will be in a better position to handle these requests and any other issues that might arise. Councilman Johnson commented that we need to make sure we cover the heating and power expenditures incurred. Council discussed this and getting a policy implemented before completion of the Center. Town Attorney commented on offering introductory rates, rates are subject to increase as the demand increases, (keeping in mind the prohibition on supporting private businesses). Both Council members Johnson and Taylor commented on the need to promote the Civic Center.

Councilman Johnson motioned for an introductory rate of five hundred dollars, to show the people the civic center, to Mr. Paul Nelson for the 2010 Star Valley Home Improvement Show; this is a onetime rate, contingent upon checking with the insurance carrier to make sure town is covered liability wise and until we have policy established on rental rates for these different kinds of events. Councilman Jorgensen seconded the motion.

Councilwoman Brown asked about power to all the 25 booths; Councilman Johnson responded that power will not be needed to all booths. Councilman Taylor asked about the naming of the additional insureds on the policy. Town Attorney suggested talking with the local government liability pool on that issue. Town Attorney reviewed with Council appropriations for advertisement of resources authorized; the governing body of any city or town may make appropriations from the city or town general fund for: encouraging exhibits at fairs, etc. (Refer to Wyoming State Statutes 15-1-111).

Vote: 5 yes, 0 no, 0 abstain, 0 absent. Motion carried.

- (e) Update on Town Civic Center & Change Order Request – Lou Christofferson, Myers Anderson Architects –** Mr. Christofferson reviewed with the Council and discussed the change orders that were submitted for Council approval. See attached spread sheet in which items were discussed in the workshop earlier. (Such as: drywall remedy in north office area, cost of \$1,000.00; new mezzanine in police garage, cost of \$2,300.00; add panic hardware to conference room doors, as requested by the State Fire Marshal, cost of \$4,453.48; T&G paneling over assembly hall ceiling, cost of \$11,021.18). These items are additional work item/upgrades. Also included in the list were remote storage, cost of \$900.00, item included in city work/upgrades. Additional change orders items requested are Drywall remedy in Police office, costs of \$2,797.95, refinishing doors under the stage, cost of \$517,50; adding additional outlets in southern assembly hall wall for a/v system \$690.00 cost of \$690.00 upgrading floor base to wood in areas with ceramic tile, cost of \$1,688.78.

Mayor DeCora commented on the last minute items and after the fact items, will not work for the Council and advance notice of these items is needed for approval. Councilman Johnson commented about the changes for

power to the A/V system, these items should have already been thought about. All contractors, sub contractors and architects need to communicate with each other.

Councilman Jorgensen motioned to approve tonight's change order requests, with the exception of the curtains. Councilman Taylor seconded the motion.

Vote: 4 yes, 1 no (Johnson), 0 abstain, 0 absent. Motion carried.

Town Administrator commented that with the exception of the refrigerator the donated appliances, will not work for the Civic Center. Therefore we will need to seek additional funding for appliances for the center.

Mayor DeCora commented that other arrangements have been made for The Alpine Sled Dog Races, they will be held at the Alpine Fire Hall on Tuesday, February 2nd. Town Attorney suggested that the spread sheets for the work done and change orders should be included in the minutes as exhibits. (Refer to attached exhibit "A").

- (f) Approval of Consent Agenda: Councilman Johnson requested to pull Approval of Payment Request #6 – Child Development Center from the Consent agenda, as there was not payment request for the CDC. Town Attorney requested Council to pull Resolution #314 No. 12-28-09 - A resolution to establish a savings reserve account for the Alpine Sewer Project based on the financial plan of ordinance #194, more discussion was requested on this item.

Councilman Taylor motioned to approve the revised consent agenda. Councilman Jorgensen seconded the motion.

Vote: 5 yes, 0 no, 0 abstain, 0 absent. Motion carried.

- (g) Approval of Resolution #314 Resolution No. 12-28-09 – Sewer – Town Attorney commented that he would like to discuss with the Council the resolution that calls for one hundred fifty thousand to be set aside each year to maintain and replace the system; we need to have a discussion on the revised financial plan for Phase I & II. Mayor DeCora mentioned that the money is for operation and maintenance and was set aside in the financial plan; however the Town Administrator needs to get more information to the Council from the Town Treasurer. Mayor DeCora suggested that we table this issue and/or discussion until next meeting when further information is available.

Councilman Johnson motioned to table this issue pending further information until the next meeting. Councilman Jorgensen seconded the motion.

Vote: 5 yes, 0 no, 0 abstain, 0 absent. Motion carried.

- (h) 198–Ordinance No. 2009-54: An Ordinance to adopt the 5th Penny Sales Tax – 1st Reading – Town council reviewed this ordinance.

Councilman Taylor motioned to pass Ordinance #198 No. 2009-54: An Ordinance to adopt the 5th Penny Sales Tax on the 1st Reading. Councilwoman Brown seconded the motion.

Discussion by Councilman Johnson asked is this the continuation of the one percent upon voter's approval? The Town Attorney responded; No, in 2007 the county enacted the one percent 5th penny sales tax, it needs to be revisited every other general election, there are two ways that can be done; either by a vote of the people or an ordinance by the county, along with ordinances from 50% of the county municipalities. Then the 5th penny

tax can be continued. Town Administrator commented on other municipalities that have decided to pass ordinances to continue the 5th penny sale tax. Council discussed the issue.

Vote: 5 yes, 0 no, 0 abstain, 0 absent. Motion carried.

Tabled Items – On Going Business:

Impact Fees

Department Updates:

Legal/Attorney: Mr. Stefan Fodor – Attorney Fodor asked for a brief executive session, after department updates, pursuant to State Statutes Section 16-4-405 (a) iii.

Town Administrator: Deb Wolfley – A brief overview of the activities:

1. Town Administrator distributed information and asked the Council if they would be interested in a lodging tax in Alpine. Council discussed this issue and it was decided that this issue should be put on the ballot and let the people vote.
2. Rental of the Town Civic Center, brief discussion on what was done in the past by Alpine and what Afton charges for rental rates based on their room sizes. Various ideas were discussed. Councilman Johnson asked to get some costs in line with the Afton center rates; the second costs would be a little less, perhaps 10-20% less of Afton costs; then suggestion from other people/citizens as far as price structure for commercial groups vs. area residents.

Parks & Recreation: Shirley Brown & Victoria DeCora – Councilwoman Brown is checking into the land for the skate park. There will be more information to come.

Water & Sewer: Don Jorgensen & Mayor Victoria DeCora – No report given.

Streets & Roads: Don Jorgensen - No report given

Planning & Zoning: Designated Board Member & Victoria DeCora - No report given

Alpine Fire Department & EMT: Beau Taylor - No report given

Clerk/Treasurer: Bills were presented to the Council for payment. Council reviewed and discussed the bills/vouchers and payments.

Discussion on the billing from Jorgensen Associates, for concrete testing; it was agreed by all Council that this bill will not be paid until further information has been obtained. Councilman Johnson asked to have a spreadsheet made available for all expenditures that have been made on the Civic Center project. He would like to see all the costs and/or a list of all bills on the project that have not been paid out of this budget, such as; trash removal, electrical, propane costs etc. Any expenditures outside of the JL Hardy contract!

The billing for Jorgensen Associates was pulled out the bills to be paid. Councilman Jorgensen motioned to pay the bills, with that exception. Councilman Taylor seconded the motion.

Vote: 5 yes, 0 no, 0 abstain, 0 absent. Motion carried.

Police Dept. /Court: James Phillips – Officer Phillips presented Council with a written report.

Councilman Johnson asked if the language on the new Alpine sign could be slowed down to all travelers the ability to read, while passing. Other than that there have been a lot of compliments on the sign.

Councilman Johnson motioned to recess the regular meeting at 8:48 pm., and move into executive session, pursuant to Wyoming State Statutes Section 16-4-405 (a) iii. Councilman Taylor seconded the motion.

Vote: 5 yes, 0 no, 0 abstain, 0 absent. Motion carried.

Regular Council session reconvened at 8:57 pm.

No action to ratify, Councilman Jorgensen motioned to adjourn the meeting. Councilman Taylor seconded the motion.

Vote: 5 yes, 0 no, 0 abstain, 0 absent. Motion carried.

The meeting was adjourned at 8:58pm.

Victoria DeCora 1-19-2010
Mayor Victoria DeCora Date

Minutes taken and transcribed by:

Christine Wagner 1/19/2010
Christine Wagner Date

ATTEST:

Brenda Bennett 1-20-2010
Brenda Bennett, Treasurer/Clerk Date

