

**San Juan County Commission Meeting**  
**Administration Building - Conference Room**  
**Agenda**  
**October 15, 2019**

**Present:** Kenneth Maryboy - Commission Chairman  
Bruce Adams - Commissioner  
Mack McDonald - CAO  
John David Nielson - Clerk

**Absent:** Willie Grayeyes - Commission Vice Chairman

**Attendees:** Ann Austin, Natalie Randall, George Shaw, Klint York, Ross Coyle, Luanne Hook, Doug Allen, Jeremy Redd, Jerry McNeely, Marlene Huckabay, Monette Clark, Susan Baril, Holly Sloan, Colby Smith, Marilyn Holly, Amer Tumeah, John Mckenzie, Ben Musselman, Jeannie Bondio, Patrik Baril, Carolyn Dailey, Dave Focardi, Jennifer Weidensee

**Public Hearing -**

**A motion to go into public hearing was made by Commissioner Adams and 2nd by Commissioner Maryboy. Voting was unanimous.**

County Administrator stated that the public hearing was to receive public comment with respect to the water revenue bonds and the potential economic impact on the private sector.

Commissioner Adams talked about the history of the Mexican Hat SSD and stated that the reason for the bond request was to use the funds provided by CIB in order to update the water system.

Commissioner Maryboy also commented on the water storage tank in Halchita and their need for water.

**A motion to leave public hearing was made by Commissioner Adams and was 2nd by Commissioner Maryboy. Voting was unanimous.**

**Natalie Randall - Economic Development & Tourism Update**

Natalie briefed the commission on the Rural Economic Diversification Summit & Tourism tour. She explained that the summit was put on by the county economic development department and the association of governments for the region. The purpose was to meet and discuss the economic development plan for the area including EPA disaster relief funds and Opportunity Zones within the county. Rural economic development strategies and working with the Navajo Nation were also discussed at the summit. Natalie explained that after the general discussion, there was a breakout session that was divided into 4 groups which included Infrastructure and Community Development, Diversification of Workforce and Economy, Business Expansion & Retention, and Destination Development and Place Making. Natalie stated that her department is going through the notes from the meeting to see how the topics discussed could be added to the economic development strategy plan. She explained that bringing fiber optic to all of San Juan County was a high priority. Natalie also talked about a tour of the county that many of the Utah Representatives took and then discussed the visit from Congressman Curtis to the area where several topics were discussed.

### **Kyle Hosler - San Juan School District & SITLA**

Kyle Hosler encouraged the commission to enter into a MOA with the Navajo Nation to allow San Juan County to upkeep and maintain roads in the southern part of the county, including snow removal. Kyle expressed a safety concern for school buses and school kids with the expectation of a snowy winter coming up.

Kyle also provided a historical report of the money that has been received from SITLA which supports education in San Juan County. He explained how important SITLA has been in helping San Juan County. Lastly, Kyle presented a resolution, listing the different chapters in San Juan County, which expressed a request to continue funding HB 43 from the Utah Legislation. He explained how the money received from that has been used to hire more experienced teachers as well as provide training.

### **Ben Musselman - SJC Public Works**

Ben requested the purchase of a pick-up mounted sander. He explained that purchasing the sander would allow the county to get into smaller locations to sand as well as being more responsive to changing road conditions.

### **Greg Adams - SJC Assessor**

Greg came to the commission to request an adjustment on the value of a home owned by Jared Kropf due to the poor condition of the house which was the result of a fire to the home.

George Shaw, from Lisbon Valley Copper Mine, came to the commission to talk about property tax payoff proposal. George explained that the copper mine only produces copper and no other by products and talked about how important the price and value and copper are to the mine. He stated that the value of the copper has gone through a downturn cycle and explained how the company has persevered and has received help in various areas. George said that he is coming to the commission to request help with back taxes as the company in getting caught up on their tax payments. George proposed a payment schedule that would allow Lisbon Valley Copper Mine to pay back the taxes owed as well as staying current with tax payments going forward.

Assessor Adams agreed with the request considering the current market conditions and the trade .

### **John David Nielson - SJC Clerk**

John David briefed the commissioners on the potential property tax increase for the general fund, library fund, and health fund. He explained to the commission how much of an effect an increase in taxes in each of the three funds would have on a San Juan County homeowner with a \$200,000 home. John David explained that an increase in the general fund would be used to help with litigation costs, hiring of personnel, covering unforeseen costs, as well as helping to supplement the ambulance fund. John David also explained how an increase to the health fund would allow the health department to increase staffing needs. Finally John David explained that an increase to the library fund would help increase the fund balance which is being depleted from excess spending.

John David also stated that some reasons for not increasing taxes. He explained that as a percentage, San Juan County is already the highest taxed county in the state. He also said that increasing taxes would put even more of a burden on the taxpayers of the county.

County Administrator, Mack McDonald also explained how NaCO is working on a program to collect debts owed to EMS through tax returns. He explained how the program would work with individuals living in the United States, but that collection from tourist individuals would be more difficult. Mack talked about other ways to help the EMS in counties such as increasing TRT.

### **Mack McDonald - SJC CAO**

Mack talked to the commission about a trail mapping project by At Your Leisure (AYL). He explained how AYL has identified existing OHV trails and would like to film, with a 360 degree camera, the trails capturing markers, trail heads, and signage allowing the public to view the trails before exploring them, giving them a better idea of the logistics of each trail. Mack explained that the state would use San Juan County as a pass through for the funds to make the project possible at a cost of \$3500 per trail.

### **Nick Sandberg - SJC Planning**

Nick informed the commissioners that he had prepared draft comments to the administrative draft to the Forest Plan which was presented by the Forest Service. He asked the commission if they had any questions about the comments.

Nick also talked about the Dark Canyon dirt airstrip. He explained that the BLM and other agencies have used that airstrip in the past, but is now unusable and in poor condition. Nick explained that an agreement of a right of way to the Back Country Pilots Association is ongoing. The Back Country Pilots Association would maintain the right of ways as they continue to use them. Finally, Nick talked about a drill site south of the Wilson Arch Community and explained that the BLM is asking for comments on the use of the proposed drill site.

### **Jerry McNeely - SJC Liaison**

Jerry updated the commission on meetings that he has attended. He presented a chart showing the amount of storage in Ken's Lake as well informed the commission on his attendance at the AOG meeting. Jerry also discussed a walk through on the Spanish Valley sewer system and stated that the main line is almost complete. Jerry also attended a meeting with San Juan Water and Sewer, discussed road grading in northern San Juan County including Pack Creek Ranch. He explained that SITLA is still working on road easements and that the Forest Service is working on RMPs and looking at reducing the amount of camping on the loop road. Jerry also explained that the Forest Service is looking at geyser pass and possibly redoing the road that goes over Geyser Pass due to the increase in traffic. Jerry mentioned that the BLM is working on a drill site in the Wilson Arch area.

There was a comment from the audience which mentioned 3 fires that had been started from the road being graded and asked that caution be used when grading the road.

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**A motion to approve the October 1st Commission Meeting Minutes was made by Commissioner Adams and 2nd by Commissioner Maryboy. Voting was unanimous.**

**Citizen Comments -**

**Carolyn Dailey** - Carolyn Dailey talked about the work done by Spanish Valley residents to maintain the lifestyle enjoyed by those living there. She also expressed concern over SITLA's plan to build home and increase the size of Spanish Valley over the next 10 years. Carolyn also talked about the concern of the lack of water for the foreseeable future and a decision making process where everyone can work together.

**Patrick Baril** - Patrick talked about Landmark Design's proposed ordinances and a timeline concern. He asked that an adjusted timetable on passing the proposed ordinances so that they could be considered before the end of the moratorium. Patrick also discussed several factors that could affect when the proposed ordinances are approved and take affect.

**Monette Clark** - Monette stated that efforts have made to influence SITLA's decision to use 13 acres to establish a Love's Truck Stop. She expressed how the truck stop would effect the quality of life and development ongoing and talked about continuing dialog to talk about concerns and solutions regarding land use and development in Spanish Valley.

**Jeannie Bondio** - Jeannie talked about open communication with the citizens and presented news articles in newspapers where the Love's Truck Stop was proposed in certain newspapers and not in other papers.

**Marlene Huckabay** - Marlene talked about having a solar village in San Juan County. She explained that the solar village would bring revenue to the county as well as provide opportunities for better living within the county.

**Ann Austin** - Ann talked about the high turnover of teachers within northern San Juan County. She stated that the cause of the high turnover was due to the lack of affordable housing. She asked if SITLA money could be used to benefit schools and affordable housing

**Dave Focardi** - Dave talked about the shallow aquifer. He also expressed concern over the delay of the Planning & Zoning and the burden that the delay would put on the county commission.

### **Commission Agenda**

#### **Mack McDonald - SJC CAO**

Mack read a couple of letters of recognition. The first one recognized Natalie Randall for her efforts in the Diversification Summit & Tourism Tour and economic development in San Juan County. The second letter was to recognize Geri Gamber from SEULAG and her efforts to work with and support San Juan County.

#### **Greg Adams - SJC Assessor**

Greg requested a reassessment of the value of the Jared Kropf property. Commissioner Adams made a motion to remove the value of the house from the property because it had burned down. Commissioner Maryboy 2nd the motion. Voting was unanimous.

Greg also requested that the commission accept the Lisbon Valley Copper Mine property tax payoff proposal that was discussed in the commission work meeting. Commissioner Adams made a motion to accept the proposal and Commissioner Maryboy 2nd the motion. Voting was unanimous.

#### **Ben Musselman - SJC Public Works**

Ben Musselman requested the commission chairman's signature to finish the application to allow the county to complete the LaSal loop road from the Pack Creek intersection to the old airport road. A motion to authorize a signature from the county was made by Commissioner Adams and 2nd by Commissioner Maryboy. Voting was unanimous.

Ben also requested permission to purchase a poly sander unit which would replace a rusted out sander. A motion to approve the purchase was made by Commissioner Adams and 2nd by Commissioner Maryboy. Voting was unanimous.

#### **Nick Sandberg - SJC Planning**

Nick requested a signature on a letter containing comments on the proposed forest plan. A motion to allow the commission chairman to sign the letter with the current comments with the understanding that additional comments could be made was made by Commissioner Adams and 2nd by Commissioner Maryboy. Voting was unanimous.

#### **John Fellmeth - SJC IT**

A request is made to enter into a contract agreement with Ricky Richardson to provide technical support and repairs. The contract allows for a \$40/hour rate on urgent repairs and \$30/hour rate on non-urgent repairs. A motion to approve the contractual agreement with Ricky Richardson was made by Commissioner Adams and 2nd by Commissioner Maryboy. Voting was unanimous.

#### **Mack McDonald - SJC CAO**

Mack requested that the commission ratify the approval of the agreement for annual maintenance on the Cal Black airport. A motion was made by Commissioner Adams to ratify the 2 year agreement at \$10,800 to allow maintenance on the Cal Black Airport. Commissioner Maryboy 2nd the motion. Voting was unanimous.

Mack also requested approval of the Google Streetview 360 mapping agreement with AYL. A motion to approve the agreement was made by Commissioner Adams and 2nd by Commissioner Maryboy. Voting was unanimous.

**John David Nielson - SJC Clerk**

John David asked the commission if they would like to proceed with the process of discussing a tax increase for 2020. A motion was made by Commissioner Adams to approve a notice be sent to the residents informing them of a public hearing on December 4, 2019 to consider raising taxes in San Juan County in the amount of \$572,747 which is an approximate percentage increase of 19.7%. Commissioner Maryboy 2nd the motion. Voting was unanimous.

**Resolution -**

**A RESOLUTION APPROVING AND AUTHORIZING SAN JUAN COUNTY TO PROVIDE FISCAL AGENT SERVICES A FOR THE OLJATO CHAPTER DROUGHT ASSISTANCE GRANT**

A motion to approve the resolution was made by Commissioner Adams and 2nd by Commissioner Maryboy. Voting was unanimous.

**Resolution -**

**A RESOLUTION APPROVING AND UPDATING THE REMAINING REGULARLY SCHEDULED COUNTY MEETINGS AND MEETING LOCATIONS FOR THE 2019 ANNUAL MEETING SCHEDULE PURSUANT TO SECTION 52-4-202 OF THE UTAH CODE.**

After reading the resolution, county administrator, Mack McDonald explained that the resolution would give proper notification of the county commission meetings for the remainder of 2019. A motion to approve the resolution and update the locations and dates of the commission meetings throughout the rest of the year was made by Commissioner Adams. Commissioner Maryboy 2nd the motion. Voting was unanimous.