

Thayne Town Council Meeting
April 21, 2021

FINAL

Council in attendance: Mayor Simpson, Councilwoman Passey, Councilman Woolley, Councilman Schwab, Councilman Heward and Clerk Hillstead

Welcome: Mayor Devin Simpson

Pledge of Allegiance: Clerk Hillstead

Prayer: Mayor Devin Simpson

Public Hearing-Graze, LLC Bar and Grill Liquor License Application Open at 6:02 pm

Mayor Devin Simpson opened the public hearing for the Bar and Grill Liquor License application submitted by Graze, LLC and asked for any public comments.

No public comments were given, and no public comments were submitted via mail or email.

Mayor Devin Simpson closed the public meeting at 6:03 pm

Approval of March 17, 2021 Council Meeting Minutes and the Adoption of April 21, 2021 Agenda as finalized.

Motion- Councilwoman Passey

Seconded- Councilman Heward

Motion Carried

Public Comments

None were given.

Sunrise Engineering

Community Center Parking Lot Improvements

Work started on April 12th. Sidewalks and old pavement have been removed on the south side of the Community Center. Unsuitable soil conditions were discovered under the old parking lot resulting in additional excavation and imported pit-run. There was 700 CY of pit-run in the bid and so far, Avail Valley Construction has imported 1,335 CY with the need of an additional 300-600 CY. The current unit price for pit-run is \$21/CY, Excavation and haul off \$9/CY. Robert Hood stated that there are two options the Town can take. The first is to remove all the clay material and refill with pit-run for an estimated \$40,000 and the second is to ruff up the material that is there and give it a few weeks to see if it will dry out and then fill with pit-run estimated at \$9,000. Mayor Simpson asked what the possibility is that the north parking lot would have the same clay material. Robert stated that the north parking lot was reconstructed by Hebdon Construction several years ago so he does not think that parking lot will be an issue. The Town Council discussed the town's options and after the recommendation of Robert Hood the Council decided that the first option of removing the clay material and filling in with the additional pit-run would be the best option. Robert also mentioned that there will be some additional concrete removal along the front of the building estimated at 400 square yards at \$9/SY totaling \$3,600.

Motion to approve the change order of additional pit-run at \$21/CY and additional excavation and haul at \$8.35/CY up to 1,300CY above the original bid amount.

Motion- Councilman Heward

Seconded- Councilwoman Passey

Motion Carried

Councilman Heward was excused from the meeting.

TAP Projects

Work will start back up next week.

Van Noy Street Paving and Drainage Improvements

Sunrise is beginning to design. There will be an exploratory dig on the side of the road to check for the same clay issue as the Community Center parking lots. Hopefully bid out project by June 1st.

Meadows Booster Pump Project

Robert stated that the environmental process is complete and now we are waiting to hear back on our last letter related to the financial statements and water rates. Once the Part II Application is approved, the design can be started.

Town Park Irrigation System

Waiting to hear back from the funding agency.

Judge Larry Lawton

No report.

Star Valley Arts Council

Tim Hale introduced himself as the Executive Director of the Star Valley Arts Council and asked the Town Council if the Town of Thayne would be interested in being a 2021 sponsor. Mayor Devin Simpson stated that the Council will discuss donation at the next scheduled meeting. Councilman Woolley stated that Councilman Heward had asked him to notify the Arts Council that there is a conflict with the Shakespeare In the Park event. This event is held on the same night as the Town of Thayne soccer program. Tim stated that he is willing to adjust. Mayor Simpson stated that he will find out the details and coordinate.

Surveyor Scherbel – Meadows Subdivision

Marlow Scherbel introduced Mr. Doug Childs and presented the Master Plan for the Meadows at Star Valley Subdivision. The subdivision is roughly 40 acres with 107 lots/units: 85 residential, 12 total town home lots and 10 twin home lots. Surveyor Scherbel presented the subdivision as a PUD with 107 and just over 40 acres gives roughly 2.7 units per acre; the Town code requires no more than 3.1 units per acre with is a lesser density that what is required in Thayne's AR-1 zone. The subdivision will have Town water and sewer services and the sewer lines will drive the direction of the phasing. Marlow presented the phasing schedule, the challenges that will arise with the sewer lines and the possibility of needing a sewer pump. Robert Hood stated that Sunrise is working for Doug Childs on his project, and he will submit a report on how the development will affect the Town. Marlow mentioned that the two things that he wanted to happen tonight was one, the approval of the Master Plan with those changes in the phasing

schedule which Marlow will submit a new Master Plan showing those changes and the second thing was the preliminary plat of phase one. Currently there is a recorded plat with the County that approved the phase one, but Marlow would like to amend that first plat to include single family lots, common open space, 8 additional town houses and 10 twin homes. This would vacate the old phase one plat map except for the 4 that have already been sold. The new units will have the same CCRs so that it is all one association. With the approval of the phase one plat map, lots can be sold and building permits submitted. Mayor Simpson asked Marlow to explain the road in front of the current town homes. Marlow stated that the first plan that the County approved the road was 32ft wide with curb and gutter; the road will be widened to 50ft in front of the existing homes to fit the utilities that are already installed and everywhere else in the subdivision will have 60ft roads. Marlow asked for any questions on the Master Plan and/or the preliminary plat. Mayor Simpson stated that the only concern that the Council had was the width on lots 76,77,78,80 and 82 and whether those lots would be buildable. Marlow stated that the Town currently has 96ft as a minimum width and there are about a dozen lots that do not meet that minimum. Mayor Simpson stated that he thinks the pleasing of the eye will be off if a home has to be turned to fit on the lot. Marlow stated that those lots can be fixed to comply with the 96ft width. Councilman Schwab added that he does not see a problem with a few smaller lots.

Motion to approve the Master Plan with the change of the frontage to 96ft.

Motion- Councilman Woolley

Seconded- Councilwoman Passey

Motion Carried

Marlow gave the Town Council suggestions for a final plat process. First a preliminary plat is approved then a developer's agreement that would give the developer some assurance that if they install infrastructure a final plat will be given. The Town of Thayne also has a financial surety requirement that the developer will bond to the Town for 125% of the total cost. Mayor Simpson stated that he would like to go through with the developer's agreement with the bonding and asked Marlow to supply a sample agreement to Kevin Voyles.

Motion to approve the preliminary plat as presented and draft an agreement between the Town of Thayne and Douglas Childs for a developer's agreement for the infrastructure and bonding to be presented at the next meeting.

Motion- Councilman Schwab

Seconded- Councilman Woolley

Motion Carried

Marlow asked when the hook-up and connection fees are due and the process to get a building permit. Mayor Simpson answered that when the hook up is made the fees are to be paid and a building permit application needs to be submitted no less than two weeks in advance.

Butch Roberts

Butch commented that there has been a lot of infrastructure money become available throughout the country and he would like to Town to investigate grants.

Councilman Heward returned to the meeting.

Motion to go into Executive Session @ 7:01 pm

Motion- Councilwoman Passey
Seconded- Councilman Woolley
Motion Carried

Motion to return to regular meeting @ 7:20 pm

Motion- Councilwoman Passey
Seconded- Councilman Heward
Motion Carried

Scott White

Mayor Simpson reminded the Councilmembers about the Aullman property spit that Scott White had presented at the March 17th meeting and asked for any questions or comments. None were given. Simpson added that everything seems to follow the Town Code.

Motion to approve Aullman parcel 2 subdivision

Motion- Councilman Woolley
Seconded- Councilwoman Passey
Motion Carried

Motion to sign the final plat and mylar for Aullman 2 subdivision.

Motion- Councilman Woolley
Seconded- Councilman Schwab
Motion Carried

Scott presented the amended plat for the Paul Subdivision. Mayor Simpson stated that this plat has already been approved but the mylar was just never signed.

Motion to sign the mylar for Kevin Paul Subdivision second filing

Motion- Councilman Woolley
Seconded- Councilwoman Passey
Motion Carried

Mayor Simpson stated that he will not accept a vote for neither the Dee Aullman nor Tye Wagner building permits due to being submitted the previous day. He will give the Town Council two weeks to review and will call for a vote over email.

Dee Aullman Building Permit Application

Dee stated that there are 5 lots that he is planning on building duplexes on and he will submit individual applications as the projects are ready; they will all be the same house plan. Councilman Heward reminded that each home will have its own set of water and sewer connection and monthly fees.

Tye Wagner Building Permit Application

Dee stated that this lot is one of the newly formed White Barn Subdivision lots off Dana Street.

Mayor Simpson again commented that he is going to table both Dee Aullman and Tye Wagner building permit applications. Simpson requires two weeks to review applications.

John Clemmons Building Permit Application

Mayor Simpson asked if there were any questions or comments on the application that was submitted by John Clemmons. Councilman Heward asked if the beams were on the sidewalk; Mr. Clemmons answered that the beams will come straight out of the building.

Motion to approve John Clemmons building permit

Motion- Councilwoman Passey
Seconded- Councilman Schwab
Motion Carried

Valley Market Fireworks Sales Permit Application

Mayor Simpson asked if there were any questions or comments on the application that was submitted by Valley Market for a permanent firework stand within the Valley Market building; none were given.

Motion to approve Valley Market Firework Sales permit

Motion- Councilman Woolley
Seconded- Councilman Heward
Motion Carried

Bart Merritt Building Permit Application

Mayor Simpson asked for a motion to ratify the approval of Bart Merritt's building permit.

Motion to approve Valley Market Firework Sales permit

Motion- Councilman Woolley
Seconded- Councilman Schwab
Motion Carried

Star Valley Ski Doo Building Permit Application

Mayor Simpson asked for a motion to ratify the approval of Star Valley Ski-Doo's building permit.

Motion to approve Star Valley Ski-Doo building permit

Motion- Councilman Heward
Seconded- Councilwoman Passey
Motion Carried

Mid Valley Fire District

Lance Skinner represented the District and stated that he would like to have the contract between the Town of Thayne/Thayne Fire Department and Mid Valley Fire District. Mayor Simpson informed the Councilmembers that the District will contract with the Town of Thayne. Simpson suggested that the Town contract with the District for \$1.00 for one year and that all future equipment will be purchased with District money. Lance mentioned to the Councilmembers that the District will begin receiving funds in about a year and will assess the full 3mils and that he would like the Town become part of the District sooner rather than later.

Motion to begin drafting an agreement with the Fire District for \$1.00 for one year.

Motion- Councilwoman Passey

Seconded- Councilman Heward

Motion Carried

Councilman Heward asked what will happen with the current equipment. Lance answered that when the contract is expired the Town of Thayne and the Mid Valley Fire District will have that discussion.

Lance started a discussion concerning the current fire hall and how it is becoming too small. Lance stated that at one point the Town of Thayne was willing to donate some property on the sewer grounds for a new fire hall and asked what it would take to acquire that property from the Town of Thayne. Mayor Simpson added that it would be in the best interest of the Thayne to keep the fire hall in town; the Councilmembers agreed. Simpson suggested a couple of acres near the Clark Price home. Mayor Simpson stated that the Town will start discussing with WYDOT the possibility of getting an access onto HWY89. The Town Council agreed to pursue. Lance stated that the District will explore some grants for the new fire hall.

Graze, LLC Bar and Grill Liquor License Permit

Eric Cretal introduced himself and stated that he has purchased the old Wagon Wheel Café building at 100 Wright Street. Eric would like to have his new restaurant Graze open full service by June for the summer season. Mayor Simpson asked if there was going to be any expanding of the current restaurant; Eric stated that the same tenants will remain in the building for now. Eric stated that Graze, LLC has applied for a Bar and Grill Liquor License rather than a restaurant license because a restaurant license requires a dispensing room which requires space that they do not have a lot of. The Councilmembers mentioned the current changes in the liquor laws that take effect July 1, 2021. A restaurant license will no longer be required to have a separate dispensing room. Councilman Heward expressed his concern of having another bar in the Town of Thayne; Eric assured the Council that his establishment will not operate like a bar. Mayor Simpson added that he would be much more inclined to approve a restaurant license rather than a bar and grill license. Eric commented that if he were to apply for a restaurant license and have the hearing at the May meeting, he will still be required to have a dispensing room for a month until the new laws take effect July 1. Mayor Simpson asked for questions, comments, and concerns from the Town Council and asked if there was a motion to approve the bar and grill license for Graze, LLC.

No motion was made, application was denied.

Mayor Simpson stated that he would strongly encourage a restaurant license.

Councilman Heward

Water Report

No report.

Parks and Recreation Report

Heward stated that there are currently 185 kids signed up for baseball. There is currently a conflict with the soccer program and Shakespeare in the Park that Councilman Heward will work on getting resolved with Tim Hale. Heward also mentioned that he is currently working with the

Town of Alpine to have a letter of understanding so that teams may use their facilities to practice.

Community Center Report

Activities are starting to pick up and we are beginning to charge for rentals again. Councilman Heward stated that he is starting to hire for summer help as well as a new community center coordinator that will also be responsible for the Towns events and recreation; Mayor Simpson will review applications next week. Councilman Woolley stated that he would like to be better informed of what is taking place in the Town. Simpson will commit to keeping Councilmembers better informed.

Councilman Schwab

Sewer Report

No report.

Mayor Simpson asked Councilman Schwab to actively explore the north end of Thayne's sewer and possibly go after SLIB funds to help extend the sewer services for future development.

Councilman Woolley

Streets Report

Councilman Woolley stated that he has instructed Cliff to patch holes on VanNoy Parkway until the road has started to be redone.

Mayor Simpson added that the renters of the Kirk Dana townhomes have asked to have a speedbump installed on VanNoy. Councilman Heward stated that he will get two removable speedbumps ordered.

Councilwoman Passey

Fire Department Report

Tedd Jenkins was named Firefighter of the Year by the American Legion. The Department would like to start a jr. fireman training program. Salt River Propane has contacted the Fire Department and would like to have a live propane training. Engine 5 should be back by the end of the month. There are several hydrants in the Town that are not working that the Department would like to get fixed and have a flow test completed on each hydrant.

EMS Report

There are three new intermediate EMTs on the Service. The Ambulance Service would like to pay \$2 per hour to be on-call to stay at the garage and keep the other pay schedule the same per call. Mayor Simpson stated that the service will have to prove where the funds would come from before any changes can be made.

Mayor Simpson

Budget Ordinances 358-363

Mayor Simpson asked for any questions regarding the 2021/2022 budget ordinances; none were given.

Motion to approve ordinance 358-363 Town of Thayne budget on 1st reading

Motion- Councilman Heward

Seconded- Councilman Woolley

Motion Carried

Town Updates

Mayor Simpson gave a Wyo Star update and asked for any questions or if any changes should be made; none were given.

Councilwoman Passey stated that she had one more topic for Town Council discussion. Passey has received requests from the community to repair and maintain the horse arena. Passey presented a quote for excavation work including the removal of old rocky material, new sand brought in and maintenance once a week from June 1st – Aug 31st for a total of \$10,000.00. Mayor Simpson stated that it will be discussed at the next Town Council meeting.

Mayor Simpson gave an update on the Town of Thayne Spring Clean Up Day – May 25th from 6-8pm. This event will also include Arbor Day.

Simpson stated that he was approached by Heather Aullman about the temporary building permit that she purchases every year. Heather would like to not have to fill out the same form every year for the same building. Councilman Woolley asked if the building can be considered a permanent structure if there was an agreement with the landowner that the building will not be removed. Councilman Heward asked the Council why a new application was needed yearly. The Council decided that the building permit application should be in the landowner's name rather than Heather's and copies of the application will be made and submitted yearly to follow Town Code.

Councilman Heward mentioned to the Council that EPA currently has funding available for lighting and he would like to update the Town's street lighting.

Mayor Simpson stated that Lanita Heap is going to rent a room in the Community Center on a six-month lease for her new business of permanent hair removal.

Motion to issue checks to be ratified at the next council meeting.

Motion- Councilman Heward

Seconded- Councilwoman Passey

Motion Carried

Motion to pay bills.

Motion- Councilwoman Passey

Seconded- Councilman Heward

Motion Carried

Motion to adjourn meeting.

Motion- Councilman Woolley

Seconded- Councilman Heward

Motion Carried

Meeting Adjourned at 9:22 P.M.

General Bills:

Alsco	uniforms	\$95.00
American Legal Publishing	yearly dues	\$500.00
Caselle	maintenance	\$728.00
Sheryl Deyholos	spin instructor	\$315.00
Diamond 2 Plumbing	repairs	\$548.00
Easy Access	alarm system	\$5,072.47
Energy Labs	lab testing	\$207.00
Fenton's Office Solutions	maintenance	\$38.25
Frontier Fence	pump house fence	\$3,640.00
Gem State Paper and Supply	paper products	\$337.77
Shari Hofhiens	spin instructor	\$110.00
Intermountain Sweeper	repairs and maintenance	\$473.30
Lincoln County Sheriff's Office	communications	\$743.00
Local Government Liability Pool	insurance	\$1,468.00
Lincoln Self Reliance	cleaning service	\$630.00
Lower Valley Energy	electricity	\$6,889.86
Mountain West Farm Bureau	insurance	\$2,004.51
Old Faithfull Fire Sprinklers	maintenance	\$400.00
Kathy Robinson	spin instructor	\$327.50
Silver Star Communications	telephone/internet	\$943.66
Star Valley Disposal	waste removal	\$385.61
SVI Medal	advertising	\$178.13
Star Valley Quick Stop	fuel	\$283.67
Wyoming Department of Transportation	truck purchase	\$11,000.00
Rick's Repair Service	repairs	\$677.24
Carrot-Top Industries	supplies	\$979.79
Energy Labs	lab testing	\$125.00
Ferguson Waterworks	meter reader	\$8,961.28
Luthi & Voyles	legal	\$1,330.00
One-Call of Wyoming	dig tickets	\$6.00
Sunrise Engineering	engineering	\$8,536.00
Town of Afton	lab testing	\$27.00
Valley Tech	computer repairs	\$90.00
Valley Wide COOP	propane	\$1,022.96
Western Wyoming Drug Collection Services	drug testing	\$195.00
Wyoming Assoc. of Rural Water Systems	training	\$169.00
Thayne True Value	maintenance	\$135.92
Wyoming Department of Workforce Services	workers compensation	\$1,648.41
Wyoming Retirement System	retirement	\$1,333.64
Sunrise Engineering	engineering	\$4,026.76
Salaries		\$9,660.94

EMT Bills:

Wyoming Department of Workforce Services	workers compensation	\$35.11
Star Valley Quick Stop	fuel	\$180.52
Star Valley Disposal	waste removal	\$60.00
Star Valley Cleaning	cleaning service	\$59.00

Town of Thayne	GPS service	\$48.48
Valley Market	training	\$111.18
Wyoming Department of Workforce Services	workers compensation	\$307.30
Wyoming Retirement System	retirement	\$225.00
Mater Tech & Tire	repairs and maintenance	\$210.00
Quick Med Claims	billing service	\$632.59
Silver Star Communications	telephone/internet	\$138.64
Caselle	payroll application	\$45.00
Lower Valley Energy	electricity	\$108.77
Salt River Propane	propane	\$339.47
Western Wyoming Drug Collection Services	drug testing	\$255.00
Quick Med Claims	billing service fees	\$665.17
Salaries		\$1,097.84

Fire Department Bills:

Lower Valley Energy	electricity	\$432.75
Larsen Fire Apparatus	pump maintenance	\$2,999.44
Thayne True Value	maintenance	\$46.75
Star Valley Cleaning	cleaning service	\$69.00
Silver Star Communications	telephone/internet	\$64.99
Town of Thayne	GPS service	\$112.26
Wyoming Department of Workforce Services	workers compensation	\$924.53
Wyoming Retirement System	retirement	\$562.50
Apparatus Equipment & Service	tools and equipment	\$186.00
L.N. Curtis Tools	tools and equipment	\$4,521.00
Western Wyoming Drug Collection Services	drug testing	\$500.00