

MINUTES OF THE COUNCIL MEETING
CITY OF OAKLEY
November 16, 2023

Mayor: Larry Mickelsen

City Attorney: Peter Wells

Public Works Director: Jared Mitton

Council Members:

Ralph Barnard (present by phone)

Tuck West (absent)

Al Lowe

Buffy Cooper

City Clerk: Dannika Colson

Cassia County Deputy: Tyler Matthews

City Engineer: Dave Waldron

Visitors: Noland Critchfield, Adam Darrington

Public Hearing: The city held a public hearing to hear a proposal for a special use permit for Energy Manufacturing LLC. Adam Darrington presented his plan for a bulk propane storage facility. This would offer the citizens of Oakley an avenue to purchase propane locally rather than having to drive to Burley to buy propane. Energy Manufacturing LLC. has been operating on the current property under a temporary use permit and are now seeking the special use permit for a permanent facility. They have pursued building and inspection permits to be sure everything is up to code, and they are in compliance with all regulations, cement pads will be poured for each of the bulk tanks. At full capacity the facility will hold around 40,000 gallons of propane. The facility will be fully enclosed by a six-foot security fence, as well as a protective barrier outside the fence that will prevent collision with the tanks. There were no public comments, so the Mayor closed the hearing.

First Item of Business: Al moved the council approve the special use permit for Energy Manufacturing LLC as it had been proposed by Adam Darrington, Buffy seconded and the vote was unanimous.

Second Item of Business: The hole for the well has been completed, the crew is now pulling the unused casing from the hole. The bentonite clay and grout are scheduled to go in next and then a flow test can be performed. The drillers expect that there should be a good water flow therefore perforating the casing for better water flow is not necessary at this time. If after the flow test there isn't enough water, they can go back and perforate. Jared mentioned that once the drillers are off site and have conducted the flow test, if they find that they do need to come back and perforate the casing, there will be at least \$30,000 in additional charges as a result of mobilizing the drilling unit to perforate. The council discussed at length the pros and cons of perforating now as a precaution of taking the chance and seeing what the flow test produces. The council eventually decided to go with the drillers recommendation that there should be sufficient water without perforating.

Progress on the water storage tank is moving along, rebar for the deck of the storage tank is being installed and inspected. There was some chipping in the concrete in some

spots on the tank. Those spots have been inspected, patched, and reinspected to ensure that they won't be an issue. They will blanket the concrete to keep it from freezing. Dave told the council that there is an option for heaters to be added if the temps drop too low, that would be about \$10,400.00 per week. The council approved the use of those only if needed. Once the deck is formed the builders have requested a back fill, the city will take care of that. Dave recommended that the tank be filled in the spring to check for leaks before the City backfills the entire tank.

Third Item of Business: The Senior Citizen committee has asked to add a 25ft x 25ft cement pad off the north side of the building to have a BBQ grill set out there, as well as motion lights on both north and west sides of the building. Jared said the lights would be no problem. For the cement pad however, he will need to check and see where the drain fields for the building are and make sure that pad will not interfere with them or encroach on the neighboring property. The seniors also want to place their marquee on the south side of the building at an angle to provide better visibility from the road.

Fourth Item of Business: Tuck West has voiced his intention to resign from his spot on the city council in previous meetings, candidates to fill his seat were discussed. Buffy spoke with Brett Arnell about taking the seat and he agreed to fill the seat upon the council's approval. The council approved the suggestion, his appointment will be taken care of in future meetings.

Fifth Item of Business: Dog at large policy was discussed briefly. Tyler said that dogs can be taken to the burley shelter by an animal control officer (Jared) or a deputy, but they will not accept dogs from anyone else.

Sixth Item of Business: Water rates were discussed briefly. The council agrees that rates need to be increased but still wants more research before they make a decision. The item was tabled until January's meeting.

City Mangers Report: Jared announced that the park lighting will be held on November 25th, the Saturday after Thanksgiving. He and the Mayor interviewed an applicant for the public works technician position and were impressed with the interview. Jared wants to extend an offer of employment to Anthony Deltoro, to start at \$20/ hr. with a raise after 6 months and then another once he completes the classes for and receives his water operator's license. The council agreed that the offer be extended.

Seventh Item of Business: Al moved to approve October's meeting minutes, Buffy seconded and the vote was unanimous.

Eighth Item of Business: Buffy moved to approve the bills, Al seconded, and the vote was unanimous.

Ninth Item of Business: Buffy moved to adjourn the meeting, Al seconded and the vote was unanimous.