

**City of Hills and Dales**  
**Minutes of the City Commission Meeting**  
**Thursday, October 13, 2022**  
**7:00 p.m.**

The Commission met in regular session on Thursday, October 13, 2022, at 7:00 p.m. at the home of Mayor Ralph Johanson at 3209 Mt. Rainier Drive. Present were Mayor Johanson and Commissioners Michael Adair, Roger Owen, Barbara Rogers, and Andreas Wokutch, and Treasurer Joan Taylor and City Clerk Jeanne Keats. Mayor Johanson called the meeting to order.

**Minutes**

*Mayor Johanson called for a motion to approve the September 8, 2022 Regular Commission Meeting minutes. Commissioner Adair so moved, Commissioner Wokutch seconded and the Commission approved by unanimous vote.*

**Resident Comments**

No residents were in attendance.

**Treasurer's Report on Financials**

Treasurer Taylor reported on financials through September 30 2022. She said the Balance Sheet showed City assets of \$289,637.85 and the City has no liabilities. The Profit and Loss Detail showed total income for the month of September of \$5,297.10 and total expenses of \$3,184.04. On the Profit & Loss Previous Year Comparison, Interest Income was down as anticipated. The Profit and Loss Budget vs. Actual showed that revenues and expenses were in line with the budget. She also told the Commission that she will discuss possible investments in corporate bonds at the next meeting.

*Mayor Johanson called for a motion to accept the Treasurer's report on the financials through September 30, 2022. Commissioner Owen so moved, Commissioner Rogers seconded and the Commission approved by unanimous vote.*

**REGULAR COMMITTEE REPORTS**

**Administration and Environment**

Municipal Order 2022-1 - a Municipal Order Approving the Use of American Rescue Plan Act (ARPA) Funds to Provide Premium Pay for Jefferson County Fire Protection Staff

Commissioner Wokutch led the commission in a discussion of Municipal Order 2022-1 as well as the Agreement between the Jefferson County Suburban Fire Service, Inc. (JCSFS) and Jefferson County cities that will make contributions to provide premium pay for Jefferson County Fire Protection staff.

*Following discussion, Mayor Johanson called for a motion to approve Municipal Order 2022-1 – a Municipal Order Approving the Use of \$1,000 of the City's American Rescue Plan Act (ARPA) Funds to Provide Premium Pay for Jefferson County Fire Protection Staff and, furthermore, that the \$1,000 contribution be a Directed Distribution to the Anchorage Middletown Fire District as per the terms of the Agreement between JCSFS and participating Jefferson County cities. Commissioner Adair so moved, Commission Owen seconded, and the Commission approved by unanimous vote.*

City Clerk Keats will watch for additional instructions regarding the mechanics for making the contribution from the Jefferson County League of Cities.

Second Reading and Passage – Amended Planning Committee Ordinance

***Following the second reading and discussion, Mayor Johanson called for a motion to pass the Amended Planning Committee Ordinance 2022-5 which authorizes the Planning Committee to appoint a new committee member during the four-year term when a vacancy occurs rather than conducting an election. Commissioner Wokutch so moved, Commissioner Adair seconded, and the Commission approved by unanimous vote.***

**Roads, Maintenance and Utilities**

Annual Fall Entrance Cleanup

Commissioner Owen reported that as soon as enough leaves fall, Green Up, LLC will perform the annual fall entrance cleanup.

Ready Electric

At the September 8 Commission meeting, the Commission approved a quote of \$23,650 from Ready Electric to replace the deteriorating electric line which provides power to the entrance lights and cameras. However, Commissioner Owen and Commissioner Adair described to the Commission some of the issues which have become apparent since then. These issues need to be resolved before the City and Ready Electric proceed with the project. Ready Electric will be reviewing the site again.

Tree Removal

Commissioner Owen marked four Sycamore trees with yellow tape several days before the meeting so the Commission could identify them. He told the Commission that these four trees plus a Hackberry on top of the rock wall need to be removed as they are dead/dying and will block the entrance road if they fall. He obtained a quote of \$2,000 from Lopez Tree to do the work.

***After discussion, Mayor Johanson called for a motion to approve the Lopez Tree quote of \$2,000 for the removal of the five trees and to direct Commissioner Owen to arrange for the work to be done. Commissioner Adair so moved, Commissioner Wokutch seconded and the Commission approved by unanimous vote.***

Small Rock Drainage Channel

At the September 8 Commission meeting, the Commission approved a quote of \$4,907 from GroundWorx Landscape Management to replace the deteriorating creek stones in the small rock drainage channel located just under the City's entrance sign. However, Commissioner Owen told the Commission that after some consideration, he would like to also get a quote to repair this drain using concrete and rebar. He hopes to have the new quote to compare with the GroundWorx quote at the next meeting.

Snow Removal

Commissioner Owen told the Commission that he has recently reviewed our City's snow removal needs with several other companies after learning that Compton Landscaping and Snow Removal sold his business. Commissioner Owen was particularly impressed with Nally's Lawn and Landscaping and discussed his pricing, the size of his snow removal crew and some of his references with the Commission.

***After discussion, Mayor Johanson called for a motion to accept the services of Nally's Lawn and Landscaping for the City's 2022-2023 winter snow removal services and to allow Commissioner Owen to proceed with getting a formal contract for these services. Commissioner Wokutch so moved, Commissioner Adair seconded and the Commission approved by unanimous vote.***

Commissioner Wokutch recommended to the Commission that Mr. Owen speak with Mr. Nally about making the City of Hills and Dales an ADDITIONAL INSURED on his liability policy. Commissioner Owen said he would speak with him.

**Technology Services and Community Security**

Camera Update

Commissioner Adair told the Commission that the entrance cameras are in good working order.

Website Update

Commissioner Adair also told the Commission that in the next few days, he would send them a link for viewing the City’s website which he has been developing.

**Communications and Neighborhood**

Holiday Gathering

Commissioner Rogers reported that the location of the 2022 City of Hills and Dales holiday gathering has changed from the home of Robert and Lisa Hall and will, again, be held at the home of David and Cindy Daunhauer. The event will take place on Friday, December 16, at 7:00 p.m. This event is included in the 2022-2023 City budget, and Commissioner Rogers is working up the costs.

October Newsletter

Commissioner Rogers provided the Commission with a draft of the October newsletter for their review. Several of the topics contained within the newsletter were discussed including the holiday gathering, the City’s deer management challenges, the presence of other wildlife (foxes and coyotes) in the community, the upcoming election of City officials and the upcoming election of a the Planning Committee for a new term January 1, 2023 through December 31, 2026. The newsletter will be distributed on or around October 15.

**Legal and Governmental Relations**

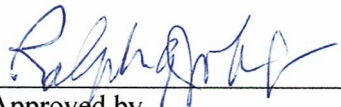
See “Administration and Environment”.


**Other Business**

There was no other business.

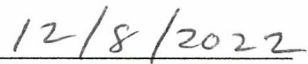
**Adjournment**

*There being no further business to come before the Commission, Mayor Johanson called for a motion to adjourn, Commissioner Adair so moved, Commissioner Rogers seconded and the Commission approved by unanimous vote. The meeting adjourned at 8:09 p.m.*

  
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Approved by  
Mayor, Ralph Johanson

  
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Date

  
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Submitted by  
City Clerk Jeanne Keats

  
\_\_\_\_\_  
Date

***NEXT MEETING-Thursday, November 10, 2022, at 7:00 p.m. at the home of Mayor Pro Tem Roger Owen 3315 Mt. Rainier Drive***