



## Stansbury Service Agency Board of Directors Business Meeting Minutes

**Date:** Wednesday, January 25, 2023

**Location:** 1 Country Club Drive, STE 1, Stansbury Park, UT 84074

**Time:** Approximately 7:00 PM

### Order of Business

1. Call to Order by James Hanzelka @ 7:00 pm
2. Roll Call

#### Board Members:

John Wright- Present  
Ammon Jacobsmeyer- Present  
Maria Sweeten - Present  
James Hanzelka - Present  
Cassandra Arnell - Excused  
Randall Hinton - Present

#### Staff Members:

Veronica Hobby - Present  
Ingrid Swenson – Present  
Darin Jacobs - Present

3. Pledge of Allegiance, led by Jackson, a boy scout
4. Sheriff's Report – 219 incidents in December. Nothing major. Tracey Schmidtke's sentence has been postponed to Feb 21<sup>st</sup> at 8:30 am. The Proceeding will be on zoom. The Sheriff is back in town.
5. North Tooele Fire Chief Report –In December, they responded to 49 calls. Nothing major
6. Open Forum for Public
  - 639 country club dr. – The resident wanted to confirm that the budget posted on the sheet is for all the projects. He also wanted to know if they would be completed this year.

**Motion** to close Public Comment made by Maria Sweeten, Ammon Jacobsmeyer seconded the motion. Vote as follows:

Ammon Jacobsmeyer, "Aye"; Maria Sweeten, "Aye"; John Wright, "Aye"; James Hanzelka, "Aye"; Randall Hinton, "Aye." The motion passed.

### Staff Updates and Reports

1. Budget Report - Veronica Hobby gave an update on the monthly budget.
2. 2022 Capital Improvements/Development Review - Veronica Hobby presented the capital and impact fees projects report.



- a. Projects that we are working on are projects that were started several years ago and put on hold due to fraud.
  - i. Bridge went up by \$120k from last year's bid. We are looking for different resources for funding. It might be a year on the waitlist.
  - ii. Oscarson Park – want to start on the project this year. Rob Donovan will come in Feb to present the plan. The bathroom was purchased this past year because the prices were going up.
  - iii. Solomon Park – will be completed this year.
  - iv. Soundwall trail – was not on the budget; we received the grant in Dec from UDOT.
    1. Will UDOT provide labor and funds? Veronica replied that they are providing a grant of \$538,000, which we will need to match with \$134,000.
  - v. Amphitheater –
  - vi. Pickleball court –
  
3. General Manager Updates – Veronica Hobby updated the board during the budget report and the 2022 Capital Improvements/Development review.

#### Action Items

1. 2023.01.01 A
  - a. Board discussion and possible approval of December 14, 2022 meeting minutes  
**Motion M 2023.01.01 A** to approve December 14, 2022 meeting minutes made by Randall Hinton, Maria Sweeten seconded the motion. Vote as follows:  
Ammon Jacobsmeyer, "Aye"; Maria Sweeten, "Aye"; John Wright, "Aye"; James Hanzelka, "Aye"; Randall Hinton, "Aye." The motion passed.
  - b. Board discussion and possible approval of December 21, 2022 meeting minutes  
**Motion M 2023.01.01 B** to approve December 21, 2022 meeting minutes made by Maria Sweeten, John Wright seconded the motion. Vote as follows:  
Ammon Jacobsmeyer, "Aye"; Maria Sweeten, "Aye"; John Wright, "Aye"; James Hanzelka, "Aye"; Randall Hinton, "Aye." The motion passed.
  - c. Board discussion and possible approval of January 11, 2023 meeting minutes  
**Motion M.2023.01.01 C** to approve January 11, 2023, Meeting Minutes, made by Randall Hinton, Maria Sweeten seconded the motion. Vote as follows:  
Ammon Jacobsmeyer, "Aye"; Maria Sweeten, "Aye"; John Wright, "Aye"; James Hanzelka, "Aye"; Randall Hinton, "Aye". The motion passed.
  
2. 2023.01.02 A
  - a. Board discussion and possible approval of 2023 Board appointments for Chair, Vice Chair, Treasurer, and Clerk



**Motion M.2023.01.02** to Adopt the current structure: Cassandra Arnell, Chair; James Hanzelka, Vice Chair; Ammon Jacobsmeyer, Treasurer ; Ingrid Swenson, Clerk made by James Hanzelka. John Wright seconded the motion. Vote as follows:

Ammon Jacobsmeyer, "Aye"; Maria Sweeten, "Aye"; John Wright, "Aye"; James Hanzelka, "Aye"; Randall Hinton, "Aye". The motion passed.

3. 2023.01.03 A

- a. Board discussion and possible approval of 2023 Stansbury Service Agency Board of Directors meeting schedule

**Motion M.2023.01.03** to approve the 2023 Stansbury Service Agency Board of Directors meeting schedule made by Ammon Jacobsmeyer. Maria Sweeten seconded the motion. Vote as follows:

Ammon Jacobsmeyer, "Aye"; Maria Sweeten, "Aye"; John Wright, "Aye"; James Hanzelka, "Aye"; Randall Hinton, "Aye". The motion passed.

4. 2023.01.04 A

- a. Board discussion of proposed 2023 Fee Schedule: The cleaning is changed, and the golf cart rental
- Ammon Jacobsmeyer's request last meeting was to clarify that the cleaning fee was a deposit instead of a fee.
  - John Wright –
    - In regards to the swimming pool, John wanted to verify that we charge a different fee for residents and non-residents. Veronica said that the wording would be changed to annexed and members of Stansbury Park.
    - The \$2.50 is still showing on the sheet. Veronica Hobby will fix it and put it as a trail fee.
- b. Public comment on proposed 2023 Fee Schedule – no public comment
- c. Possible Board approval of 2023 Fee Schedule

**Motion M.2023.01.04** to approve the 2023 Fee Schedule made by John Wright with the wording changes for the cleaning fee, and the pool residents. Ammon Jacobsmeyer seconded the motion. Vote as follows:

Ammon Jacobsmeyer, "Aye"; Maria Sweeten, "Aye"; John Wright, "Aye"; James Hanzelka, "Aye"; Randall Hinton, "Aye". The motion passed.

5. 2023.01.05 A

- a. Board discussion of Mill Pond Bridge replacement options  
The board discussed their thoughts and preference over each design.
- b. Public comment on Mill Pond Bridge replacement options

**Motion** to open the public comment made by Maria Sweeten, John Wright seconded the motion. Vote as follows:



Ammon Jacobsmeyer, "Aye"; Maria Sweeten, "Aye"; John Wright, "Aye"; James Hanzelka, "Aye"; Randall Hinton, "Aye." The motion passed.

- o The resident, present at the meeting, likes option 3A or 4.

**Motion** to close Public Comment made by Ammon Jacobsmeyer, John Wright seconded the motion.

Vote as follows:

Ammon Jacobsmeyer, "Aye"; Maria Sweeten, "Aye"; John Wright, "Aye"; James Hanzelka, "Aye"; Randall Hinton, "Aye." The motion passed.

- c. Possible Board approval of Mill Pond Bridge replacement option

**Motion M.2023.01.05** to approve the Mill Pond Bridge replacement with option 4 made by Ammon Jacobsmeyer. Maria Sweeten seconded the motion. Vote as follows:

Ammon Jacobsmeyer, "Aye"; Maria Sweeten, "Aye"; John Wright, "Aye"; James Hanzelka, "Aye"; Randall Hinton, "Aye". The motion passed.

6. 2023.01.06 A -

- a. Board discussion and possible approval of upgrade to Clubhouse
  - Public comment on proposed upgrades to Clubhouse – no public comment
- b. Possible Board approval of proposed upgrades to Clubhouse

**The Board decided that no motion is needed.**

**Board Member Reports and Discussion Items**

- 1. Board Member Reports and Concerns - none

**Adjourn**

**Motion** to adjourn the open meeting made by John Wright. Seconded by Maria Sweeten. Votes as follows:

John Wright, "Aye"; Maria Sweeten, "Aye"; Randall Hinton, "Aye"; James Hanzelka, "Aye." The Motion passed.

**Closed Session** as needed to discuss personnel, pending, or threatened litigation, or property acquisitions. – **No closed session needed**

**Adjourn @ 8:45 pm**

*The content of the minutes is not intended, nor are they submitted, as a verbatim transcription of the meeting. These minutes are a brief overview of what occurred at the meeting.*

Approved this 22 day of March 2023

  
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Cassandra Arnell, Board Chair