

SOUTH WEBER CITY CITY COUNCIL MEETING

DATE OF MEETING: 9 August 2022

TIME COMMENCED: 6:00 p.m.

LOCATION: South Weber City Office at 1600 East South Weber Drive, South Weber, UT

PRESENT: MAYOR:

Rod Westbroek

COUNCIL MEMBERS:

Hayley Alberts
Joel Dills
Blair Halverson
Angie Petty
Quin Soderquist

COMMUNITY SERVICES DIRECTOR: Trevor Cahoon

CITY RECORDER:

Lisa Smith

Minutes: Michelle Clark

ATTENDEES: Paul Sturm, Michael Grant, and Jace Nelson.

Mayor Westbroek called the meeting to order and welcomed those in attendance.

1. Pledge of Allegiance: Councilman Soderquist

2. Prayer: Councilwoman Alberts

ACTION ITEMS

Councilman Halverson moved to open the public hearing for the proposed tax increase. Councilwoman Petty seconded the motion. Mayor Westbroek called for the vote. Council Members Alberts, Dills, Halverson, Petty, and Soderquist voted aye. The motion carried.

***** PUBLIC HEARING *****

3. Public Hearing on Proposed Tax Increase

Community Services Director Trevor Cahoon reported the public hearing tonight is to discuss the proposed FY 2023 tax rate which is 0.001522. During the South Weber City budget process, the Council anticipated maintaining the FY 2022 rate. However, when informed just how drastically home values changed (36% increase), the City Council opted to decrease the rate, while still capturing additional revenue to help with inflationary costs. The Council suggested increasing the rate to 0.001273, which is close to 10% more than the proposed county rate of 0.00158. The county's proposed tax rate considers the current value of a home and proposes the tax rate that will give the same exact revenue amount. Because the Council is planning to increase the rate to 0.001273 and will be recouping more revenue from that tax rate, the city is required to hold this Truth and Taxation Public Hearing.

- South Weber tax on a \$560,000 residence would increase from \$356.66 to \$392.08 which is \$35.42 per year or equivalent to \$2.96 per month.
- South Weber tax on a \$560,000 business would increase from \$648.48 to \$712.88 which is \$64.40 per year.

- If the proposed budget is approved, South Weber would increase its property tax budgeted revenue by 9.94% above last year's property tax budgeted revenue excluding eligible new growth.

Mayor Westbrook asked if there was any public comment.

Michael Grant of South Weber City understood the city has to meet ongoing expenses and keep up with inflationary costs. He cautioned being mindful of expenses including too many houses per acre.

Jason Nelson of South Weber City voiced opposition to increasing property taxes. The city has more homes which will bring a higher amount than ever before. The high inflation rate is negatively affecting the citizens and they need their money more than the city does.

Councilwoman Alberts moved to close the public hearing for the proposed tax increase. Councilman Halverson seconded the motion. Mayor Westbrook called for the vote. Council Members Alberts, Dills, Halverson, Petty, and Soderquist voted aye. The motion carried.

***** PUBLIC HEARING CLOSED *****

Councilman Soderquist explained the county proposed tax maintains the city's tax amount and does not account for inflation. The city followed that recommendation for more than three decades. As the cost to maintain roads and infrastructure went up, the city did not adjust the tax rate. The government approach to taxation is you cannot increase the tax without letting people know. In order for the city to account for inflation, the tax rate has to change. If the city does not maintain the rate and keep up with inflation, then the money has to come from somewhere else. This year property values increased by 36% which is an unreasonable amount for the city to maintain the tax rate. He encouraged citizens to attend hearings when other entities are trying to raise taxes. The option are: (1) keep the tax amount and go in the hole, (2) keep the tax rate to stay with inflation, or (3) adjust somewhere in between and not hold to the rate or the tax.

Councilman Halverson expressed the city has very little tax base to help with revenue stream. Councilman Dills voiced frustration with taxes but agreed the city needs money to be able to function. Councilwoman Alberts echoed nobody likes to see their taxes raised. She reviewed places in the city that need improvements and without grant money the city needs to have a way to pay. Councilwoman Petty appreciated what had been said and she supported the proposed rate.

ADJOURN: Councilman Halverson moved to adjourn the Council Meeting at 6:24 p.m. Councilwoman Alberts seconded the motion. Mayor Westbrook called for the vote. Council Members Alberts, Dills, Halverson, Petty, and Soderquist voted aye. The motion carried.

APPROVED: *Rod Westbrook* Date 09-13-2022
Mayor: Rod Westbrook

Michelle Clark
Transcriber: Michelle Clark

Attest: *Mark McRae*
Deputy Recorder: Mark McRae

