

Minutes of the Salem City Council Meeting held on November 18, 2015 in the Salem City Council Chambers.

Worksession: 6:30 p.m.

Mayor Brailsford turned the time over to Olson's Greenhouse. Bart and Brian Olson stated when they came to the city to build their greenhouses, they were told they would be in the agriculture zone. They have grown and now they have 500 employees and 300 are full time. They do business as agriculture and what they produce is sold wholesale. When they came in for a new building permit, they were told they needed to have a site plan and do improvements to their property.

Mayor Brailsford thanked the Olson's for their business here in Salem. He understands they are agriculture, but if they were zoned light industrial and were doing the additional building improvements there would be a lot more requirements by the city. He stated as they continue to expand and grow, he is concerned about the heavy traffic of the trucks that do the deliveries and also with the employees. We have required Revere Health to do improvements for their new building that is next to them. Matt Marziale talked about the standards and what we need them to do. The standards require them to do street lights, curb, gutter, sidewalk and road. Matt stated there is a problem as they go north on 460 West that they will run into wetland issues.

Olson's are concerned because the improvements are going to be almost \$300,000 and how in the agriculture zone they should not be required to do the improvements. He is also concerned with the electrical impact fees that they are going to be required to pay too. He understands with the agreement on the impact fees that he needs to pay them, but wondering if he could do it over a period of time. Clark Crook explained about the impact fees and how Olson's should have been paying as they have done the improvements over the years, but they have not. If they would have been paying them as they go, they would have been paying almost triple what we are charging them now, so they are getting a break. The council felt they could do it over a period of time. The amount of the impact fees for electrical is just under \$50,000 and is separate from the \$300,000. The council felt that an agreement would work for the electrical impact fees to be paid over a period of 4 to 5 years and do an agreement for the improvements.

Attorney Baker stated Revere Health, since they subdivided their property, are only having to do improvements on the property that they are building on. It was mentioned about having Olson's do the improvements to match where Revere Health has done, so it lines up. It was also recommended that Olson's cover the ditch going south. Mayor Brailsford also asked Olson's if they would allow a utility easement for the water line for Revere Health to go through their property. Bart Olson stated he was okay with the easement and doing the improvements to match where Revere Health has done, and then as the rest of the Revere property is improved he would do it at the same. He was also okay with the piping of the ditch on 460 West.

MEETING CONVENED AT: 7:00 p.m.

CONDUCTING: Mayor Randy A. Brailsford

COUNCIL PRESENT:

Mayor Randy A. Brailsford
Councilperson Janie Christensen
Councilperson Aaron Cloward
Councilperson Soren Christensen
Councilperson Sterling Rees
Craig Warren (Phone)

STAFF PRESENT:

Jeffrey Nielson, Finance/Recorder
Chief Brad James, Police Chief
Junior Baker, City Attorney
David Johnson, Building Dept.
Matt Marziale, Public Works/Recreation
Clark Crook, Power

Excused:

OTHERS PRESENT

Jon Ward, Scott Barlow, Amanda Ith, Chad Wright, Morgan Briggs, Jennifer Thayer, Wyatt Thayer, Dave Thayer, Cristy Simons, Clark Caras, Valorie Walters, Ryan Walters, Lesli Cole, Stan Cole, Jeff Cole, Phillip Miller, Scott Phillips, Janet Smith, Dakota Miller, Luke Christensen, Peyton Bowden, Jaden Holley, Adam rees, Brandon Thorne, Spencer Ashcraft, Reece Ashby, Aiden Bowden, Dallen Koyle, Stephanie Ashcraft.

1. VOLUNTEER MOTIVATIONAL/INSPIRATIONAL MESSAGE

Mayor Brailsford stated he would like to offer a motivational message in the form of a prayer.

2. INVITATION TO SAY PLEDGE OF ALLEGIANCE

Councilperson Janie Christensen invited those who wish to participate, to stand and say the pledge of allegiance with her. She then led the pledge of allegiance for those who wanted to participate.

3. JOSH THAYER- Citizen Request

Josh Thayer handed to the council some handouts of other cities ordinances on chickens and also definitions of chicken and fowl. He also had a document with 51 signatures on it stating they are supporting him. Josh has two Rhode Island hens that live on his property by the pond. Salem City does not have a law regulating poultry. Salt Lake City, American Fork, Orem, Provo, Lehi, Pleasant Grove, Payson, Spanish Fork, Saratoga Springs, even Washington DC has a poultry or chicken law. He feels Salem should have a specific poultry ordinance.

Councilperson Craig Warren stated our ordinance is stating fowl, which we determine is a chicken. Would like to wait to see how the judge defines a fowl in the hearing that Josh is involved in. Josh explained that a chicken is not a fowl, and that Salem City needs to define chicken and be more specific in the ordinance and definitions of animals.

Councilperson Janie Christensen asked if Josh is wanting to change the lot size requirements. Josh stated no, he is wanting the city to create an ordinance addressing poultry.

Attorney Baker stated it sounds like Josh is wanting us to create an ordinance addressing chickens and not fowls. Councilperson Soren Christensen stated he is concerned about having chickens by the pond.

The council felt they can look into this and see if we need to have an ordinance addressing chickens and if the lot sizes should change for chickens.

4. CARRIAGE RIDES – Pond Town Christmas

Chief Brad James stated Clyde Bradford has had the contract to do carriage rides around the pond. This year Clyde is unable to do the carriage rides. Chief James feels if we continue to allow carriage rides we should create an ordinance to regulate them. Seeing what is happening in other cities that have allowed carriage rides, he feels we need to have an ordinance in place before allowing a business license for carriage rides.

Brady Birmingham is wanting to do the wagon ride and asked about the ordinance. Chief James stated we do not have one, that we will need to get one before we allow carriage or wagon rides again as a business.

The council felt they would like to wait on allowing another carriage or wagon rides as a business around the pond, until we have an ordinance in place. Chief James asked the council to really look at other cities and what they are dealing with before we do an ordinance.

5. APPROVE CALENDAR FOR 2016

Jeff Nielson explained we need to approve the council calendar for next year and then it would need to be posted for the public to see.

MOTION BY: Councilperson Aaron Cloward to approve the 2016 Council Calendar.

SECONDED BY: Councilperson Soren Christensen.

VOTE: All Affirmative (5-0).

6. APPROVE MINUTES OF OCTOBER 21, 2015 AND NOVEMBER 4, 2015

Mayor Brailsford asked for a motion to approve the minutes of October 21, 2015

MOTION: Councilperson Soren Christensen to approve the minutes of October 21, 2015 as written.

SECOND: Councilperson Sterling Rees.

VOTE: All Affirmative (5-0).

Mayor Brailsford asked for a motion to approve the minutes of November 4, 2015

MOTION BY: Councilperson Sterling Rees to approve the minutes of November 4, 2015 as written.

SECONDED BY: Councilperson Soren Christensen.

VOTE: All Affirmative (5-0).

7. APPROVE BILLS FOR PAYMENT

Mayor Brailsford reported the amount of the bills being approved tonight is \$716,214.

MOTION BY: Councilperson Soren Christensen to approve the bills for payment.

SECONDED BY: Councilperson Janie Christensen.

VOTE: all

COUNCIL REPORTS

8. MAYOR RANDY BRAILSFORD

Mayor Brailsford reported on the Mt. Nebo Water Agency meeting. Some of the items that came up in the meeting was the Bureau of Reclamation wants to take out all of the trees and anything that is growing along the Highline Canal bank. Mayor is concerned because the vegetation is helping to stop erosion. Another concern is they are talking about piping the Highline Canal, but if they do they want the cities to pay for a majority of it. It would cost about 30 to 40 million dollars to pipe, and the cities do not have that type of money. He stated he feels there are a lot of other groups that should help, and see if there is State or Federal money available. He stated water is becoming very expensive and it will not get any cheaper.

Mayor Brailsford also reported on the Pond Committee, and how they will be meeting again to talk about options for the pond water.

9. COUNCILPERSON STERLING REES

Councilperson Sterling Rees reported there was no UMPA Board meeting in November.

10. COUNCILPERSON JANIE CHRISTENSEN

Councilperson Janie Christensen reported the Library is still looking for three more people to be on the library board. Councilperson Craig Warren asked what is the commitment for a board member. Councilperson Christensen stated it is about a couple of hours a month for meetings, then helping out with the auction for Salem Days. She also asked if we have heard anything from the State with the sewer. Bruce stated they have not.

11. COUNCILPERSON AARON CLOWARD

Councilperson Aaron Cloward reported recreation programs are getting ready, youth basketball, wrestling, and a new girls' volleyball program. The parks department has the Pond Town Christmas lights ready and has the parks all ready for the winter.

Councilperson Cloward turned the time over to Clark Cares of the Chamber. Clark stated the prior day the chamber recognized American First Credit Union in Salem. They had Spanish Fork Chanel 17 there filming it, as they are okay to go outside of Spanish Fork now to film. Clark also thanked the public safety for their quick response to help his sister who lives in Salem.

12. COUNCILPERSON SOREN CHRISTENSEN

Councilperson Soren Christensen reported we used 1,432 acre feet of water this year, which was an 11% increase from 2014. He stated in 2013 and 2012 we were much higher than 2014 though. We will be reviewing the water usage over the winter to see what can do to help conserve water this next year. The water department is also installing the new chlorinator in the lower well.

Bruce Ward also pointed out, we were charged for 1800 acre feet of water, this is what went into our ponds, but we only used 1400 acre feet. The difference is because of evaporation.

13. COUNCILPERSON CRAIG WARREN

Councilperson Craig Warren turned the time over to Bruce Ward who attended the Solid Waste District Meeting. Bruce reported the Solid Waste District has a positive balance this last year. They are doing great and thanked Terry Ficklin for his work there. The district talked about getting out of the Green Waste business. It was stated that Spanish Fork's Mayor maybe interested in doing something with Green Waste with us. We will need to find alternatives for our Green Waste. They are also looking at options for transporting the solid waste to the Bayview. Those options are bidding it out for privation, talking to UDOT to see if they can transport differently, looking at load leveling, meaning seeing what cities are bringing their waste in when so they are not overloaded on certain days.

The Salem Youth Council reported they are ready to help out with Pond Town Christmas lighting by giving out hot chocolate and donuts. They are also getting ready for the Sub for Santa and taking the donation jars to different businesses in Salem. Then they are planning on helping with the luminaries at the cemetery on Christmas Eve.

14. PUBLIC SAFETY – CHIEF BRAD JAMES

Chief James invited the Mayor and Council to attend the employee emergency preparedness fair the following day. The fair is allowing city employees the option to purchase emergency preparedness items for them and their families.

Chief James handed out a documents on urban deer and the procedures for it. When he talked with other cities about it, they recommended having a resident of the city volunteer to oversee it. They said it takes a lot of work and time to get it all set up and to oversee it. He then reviewed the items on the document with the council. He stated that when Alpine and Highland city began the process, during their public meeting they had many activist protesting it.

15. DAVE JOHNSON, BUILDING DEPARTMENT/PUBLIC WORKS

Dave Johnson did not have anything to report tonight.

Mayor Brailsford stated with Olson's Greenhouse, we need to get with Aaron Painter and get an easement for the water line so Revere Health Clinic can get the water line installed. He also asked Scott Barlow of Revere to get us the engineering of the water line.

16. ATTORNEY S. JUNIOR BAKER.

Attorney Junior Baker did not have anything to report tonight.

17. JEFFREY NIELSON, CITY FINANCE DIRECTOR/RECORDER

Jeff Nielson did not have anything to report tonight.

Mayor Brailsford reported the Fiscal Year 2015 Audit Report we had the prior day went very well. The city has kept within its budget. He thanked everyone for their work on the budget.

18. MATT MARZIALE, RECREATION/PUBLIC WORKS DIRECTOR

Matt Marziale asked about Olson's Greenhouse Permit. Mayor Brailsford stated we will need to have them bond for the improvements first. Attorney Baker stated he will also get an agreement with them written up regarding the electrical impact fees and discussing of future improvements.

19. CLARK CROOK, ELECTRICAL DIRECTOR

Clark Crook wanted to make sure that the agreement that will be written for Olson's will include the Electrical Impact Fee's, and he will get with Attorney Baker and David Johnson on this.

20. WADE REYNOLDS, SAFETY/STORM DRAIN

Mayor Brailsford stated Wade was excused tonight.

Mayor Brailsford asked if there was anything from the public.

Stephanie Ashcraft, asked about a safe walking path on Center Street for students who attend Salem Elementary School. It was stated there is a sidewalk there, we just need to instruct the students to use it. Mayor Brailsford asked Chief James to have some officers watch that area.

ADJOURN CITY COUNCIL MEETING

MOTION BY: Councilperson Soren Christensen to adjourn city council meeting.

SECONDED BY: Councilperson Aaron Cloward.

VOTE: All Affirmative (5-0).

MEETING ADJOURNED AT: 8:20 p.m.

Jeffrey Nielson, City Recorder