CITY COUNCIL MEETING AGENDA

NOTICE IS HEREBY GIVEN THAT WEST BOUNTIFUL CITY WILL HOLD A CITY COUNCIL MEETING ON TUESDAY, MAY 1, 2012 AT 7:30 PM – 550 NORTH 800 WEST, WEST BOUNTIFUL CITY

CITY COUNCIL MEETING AGENDA:

Invocation/Thought by Invitation
Pledge of Allegiance – Debbie McKean

1. Accept Agenda
2. Public Comment (Two minutes per person) or if a spokesperson has been asked by a group to summaries their comments, five minutes will be allowed.
3. Employee of the Month – Ben White
4. Consider approval of Resolution 294-12, a resolution approving a setback variance for Heritage Point Lot #8, owners Neil and Gretta Pollard
5. Consider approval of city hall reservation for Intermountain Wind and Solar at no fee
6. Consider approval of $20,000 in RAP Tax expenditures for multiple smaller improvements at the City Park
7. Review FY 2013 Tentative Budget
8. Consider adoption of the FY 2013 Tentative Budget and set date for public hearing to receive input prior to adopting the final FY 2013 Budget
10. Consider approval of Ordinance 342-12, an Ordinance amending Chapter 17.48, Signs, of the West Bountiful Municipal Code
11. Engineers Report
12. Finance Report
13. Administrative Report
14. Approval of Minutes for the April 3, 2012 Budget Work Session and April 17, 2012 Budget Work Session and City Council Meeting
15. Mayor/Council Reports
16. Closed meeting, if necessary, for reasons allowed by state law.
17. Possible action following closed meeting, including appointment to boards and commissions
18. Adjourn.

According to the American’s with Disabilities Act, individuals needing special accommodations (including auxiliary communicative aids and services) during the meeting should contact Heidi Voordecker, City Recorder/Auditor, at (801) 292-4486.

Any residents or property owners in West Bountiful City may request to offer a prayer or thought at the City Council Meetings. Please notify Heidi Voordecker, City Recorder/Auditor of West Bountiful City, of this desire twenty four (24) hours before the meeting.

** I certify that this agenda has been posted and delivered to the City Council and sent to the Clipper Publishing Company on April 25, 2012.
Minutes of the Meeting of the City Council of West Bountiful City held on Tuesday, May 1, 2012 at West Bountiful City Hall, Davis County, Utah

Those in Attendance

MEMBERS PRESENT: Mayor Kenneth Romney, James Ahlstrom, Mark Preece, James Bruhn, Dave Tovey, Debbie McKean.

STAFF PRESENT: Craig Howe (City Administrator), Heidi Voordecker (City Recorder), Ben White (City Engineer), Chief Todd Hixson, Cathy Brightwell, Nathalie Ellingson (secretary). City Attorney Steve Doxey was expected later.

VISITORS: Kelly Enquist, Terry Olsen, Denis Hopkinson, Mr. and Mrs. Neal Pollard, Steve Maughan, Laura Charchenko.

Called to Order: Mayor Romney called this meeting to order at 7:35 pm.

Invocation/Thought – Invocation by Mayor Romney.

Pledge of Allegiance led by Debbie McKean.

1. Accept Agenda

Mayor Romney asked to move Item 4 to Item 10a and table Item 5.

MOTION: Debbie McKean moved to accept the Agenda with the noted changes.

SECOND: James Ahlstrom seconded the Motion.

PASSED: Voting was as follows:

James Ahlstrom – Aye
Mark Preece – Aye
James Bruhn – Aye
Dave Tovey – Aye
Debbie McKean – Aye

2. Public Comment

Kelly Enquist – brought a clear bottle containing water from an indoor faucet at his house which was visibly dirty. He had called the Public Works department, spoke with Blake, and was told there had been no broken water lines recently. He suggested, since money is budgeted to clean the reservoirs, it should be done this year. He said it was his understanding that it should be done every five to seven years. Mayor Romney said he would talk with Blake regarding this.

Heidi Voordecker received a letter asking to reserve the city park on June 1st and for permission to play amplified music. Heidi distributed the letter to the council.

3. Employee of the Month

Craig Howe – presented Ben White, the City Engineer, as the Employee of the Month for April. This is his second year as engineer, and he has also served as the Public Works Director and the Zoning Administrator. Ben has been able to find extra funding sources such as grants, and he saved...
the city $200,000 for the work on 500 South. He is being honored for his
dedication and service to West Bountiful City.

4.
Move to 10a.

5.
Consider Approval of City Hall
Reservation for Intermountain
Wind and Solar at No Fee.

Table.

6.
Consider Approval of $20,000
in RAP Tax Expenditures for
Multiple Smaller Improvements
at the City Park.

Mayor Romney – at the most recent Parks and Trails meeting, the
committee did a walk-through at the park to see projects that are ongoing
and to determine projects that need to be done. They found there were
several small projects that needed to be done immediately. The Mayor
proposed that $20,000 of RAP tax be put in a discretionary fund that can
be drawn from by the Public Works Director. Some examples of
improvements that could be paid for from this discretionary fund are:
filling in some areas of the new ball diamonds with fill dirt and sod; taking
care of some drainage problems; and, purchasing extra minor equipment
that may be needed.

This led to some discussion regarding a $351,000 line item in the tentative
budget for a new irrigation system which will also come from RAP tax.
James Ahlstrom was concerned that $20,000 added to that would take all
the projected RAP tax, and other projects would get pushed down the
road. Mayor Romney stated funds have been set aside already for some
projects; for example, the walking trail around the perimeter of the park
will be paid for from impact fees. Kelly Enquist noted that the sprinkler
heads in the current system are full of gravel, and filters should be put in
now, regardless of when a new system is put in. The filters could be paid
for from the discretionary fund, as well as hiring a landscape designer,
since a design plan is needed before they can do a new irrigation system.
The city can still get bids for the cost of a new system, based on a general
plan to just do part of the park, in order to possibly lower the figure in the
2013 budget.

MOTION: James Bruhn moved to approve $20,000 in RAP tax
expenditures for multiple smaller improvements at the city park.
SECOND: Debbie McKean seconded the Motion.

DISCUSSION: James Ahlstrom asked to add to the motion that council
get a report as each of these projects are completed. Dave Tovey asked to
add that expenditures are at the discretion of the Public Works Director.

AMENDED MOTION: James Bruhn moved to approve $20,000 in RAP
tax expenditures for multiple smaller improvements at the city park, that
such expenditures will be at the discretion of the Public Works Director,
and the expenditures be reported to City Council as they occur.
SECOND: Debbie McKean seconded the Amended Motion.

PASSED: Voting was as follows:
James Ahlstrom – Aye
Mark Preece – Aye
James Bruhn – Aye
Dave Tovey – Aye
Debbie McKeen – Aye

7. Review FY 2013 Tentative Budget

Heidi Voordecker – as a result of several council work sessions and finance committee meetings, and reviews by department heads, a tentative budget has been developed. Each council member was provided a draft of the budget and Budget Message. The Budget Message outlined the accounting method used, and pointed out some of the changes in the 2013 budget from prior years. The message included graphs illustrating the changes. A significant change is in Payroll, which typically takes 25-30% of the entire budget. A salary survey was done in FY 2012, resulting in adjustments. In FY 2010, payroll was 37.4% of the budget, and in FY 2013, it is projected to be 23.63%. Craig Howe is developing a strategic plan for the city, which works toward becoming a pay-as-you-go city. James Bruhn pointed out that page 8 of 9 states all employees receive a 2 step increase. This needs to be changed to state increases are still based on merit. Debbie McKeen stated the budget was very easy to read. James Ahlstrom suggested the Budget Message include the total amount of the proposed budget and include a pie chart based on the total, and a comparison to the last two years.

8. Consider Adoption of the FY 2013 Tentative Budget and Set Date for Public Hearing to Receive Input Prior to Adopting the Final FH 2013 Budget

Heidi Voordecker – asked that a public hearing be held on June 5, 2012 to open and close the 2012 budget and approve the 2013 budget. She would also like a budget meeting held that same day.

MOTION: Dave Tovey moved to approve setting a public hearing on June 5, 2012 at 7:45 pm or soon thereafter, to receive input prior to adopting the final FH 2013 budget.

SECOND: James Bruhn seconded the Motion.

PASSED: Voting was as follows:
James Ahlstrom – Aye
Mark Preece – Aye
James Bruhn – Aye
Dave Tovey – Aye
Debbie McKeen – Aye


Denis Hopkinson – the commission approved two animal ordinance applications and turned one down. A variance for American CNG was approved in regards to how their building should fit into a cul de sac. City staff had asked them to review the nuisance ordinance, and their conclusion was they should develop new procedures for the stuff to follow rather than change the ordinance. They passed some language in the conditional use ordinance for farm animals, which legal counsel is reviewing, and which will come to council in the next meeting, along with subdivision changes. The new procedure will say that council should be
notified of conditional use approvals via the planning commission minutes
rather than the emails they currently get, but they will not need to approve
anything.

City Attorney Steve Doxey arrived previous to the Item 10 discussion.

10.
Consider Approval of Ordinance 342-12,
an Ordinance Amending Chapter 17.48.
Signs, of the West Bountiful Municipal Code

On April 17, 2012, the council approved modifications to the sign
ordinance but staff was asked to add language to the “Purpose” section
clarifying their reason for limiting temporary signs in commercial areas
but not in residential areas. This language has been added, and will help
guide future councils. Staff also added a paragraph which limits signs
taller than two feet in a “sight triangle,” which is “the triangular area
formed by the street property lines and a line connecting them at points
forty (40) feet from the intersection of the street lines.” This area has to
have an unobstructed view for drivers. There was some discussion about
whether this paragraph should be included because many properties would
be in violation due to trees, fences, etc. Ben suggested they might leave it
in for consistency because it is already in each of the residential zones.
There were no further comments.

MOTION: James Ahlstrom moved to adopt Ordinance 342-12 amending
Chapter 17.48. Signs, leaving out 17.48.070 paragraph J regarding sight
triangles.

SECOND: Mark Preece seconded the Motion

PASSED: Voting by roll call was as follows:
   James Ahlstrom – Aye
   Mark Preece – Aye
   James Bruhn – Nay
   Dave Tovey – Aye
   Debbie McKean – Aye

10a.
Consider Approval of Resolution 294-12,
a Resolution Approving a Setback
Variance Request for Lot B of the
Heritage Pointe Subdivision.

The Pollards appeared before the Planning Commission in their last
meeting, and since the process for subdivision variance approvals are not
in place yet, they now have to appear before council. The Planning
Commission granted a 25-foot setback using standard findings to grant the
variance. Lot B is located where 900 West makes a curve and there is a
50-foot gas line easement. With current requirements, a house on that lot
would have to be very small. Steve Doxey stated he visited with the
Pollards, and they are willing to stipulate that council has jurisdiction,
which is necessary because the new subdivision ordinance has not been
approved yet. The council members agreed they should be granted the
variance.

MOTION: Dave Tovey moved to approve Resolution 294-12, approving
a setback variance request for Lot B of the Heritage Pointe Subdivision,
based on design drawings provided by the Pollards.

SECOND: James Bruhn seconded the Motion.
PASSED: Voting by roll call was as follows:
James Ahlstrom – Aye
Mark Preece – Aye
James Bruhn – Aye
Dave Tovey – Aye
Debbie McKean – Aye

11. Engineers Report

Ben White –

- The 1100 West waterline is done except for the 400 North intersection, and will begin replacing sod.
- The 400 North construction work will go into the fall. The waterline is being replaced now. Bids for the road replacement were too high and will be rebid on May 22.
- Recommendations for the DSB trail contract award will be brought to the next meeting. The trail should be built before the end of August.
- A couple of streets have been overlaid; 600 West just south of Pages Lane and the streets north of the stake center. A Weber water line broke from the heat of the asphalt on 600 West. Weber will repair the break and bear part of the cost to replace the damaged asphalt.
- A proposal to repair/replace asphalt damaged by the irrigation line break will be prepared.
- An appeal of a farm animal conditional use permit that the Planning Commission turned down will be coming to council in the next meeting.

12. Finance Report

Heidi Voordecker –

- For the period ending March 31, 2012, 75% of the fiscal year has lapsed. Revenues in the General Fund are 76.4% collected and expenses are 62.9% disbursed. The General Fund is ahead of last year, largely due to the final settlement for FY 2011 of $247,308. West Bountiful received a windfall because taxes collected before the tax increase was “trued up” in the final settlement.
- Court revenues are down, and they learned that the number of citations is down from prior years all over the county. The court has done a good job in collecting fines, however.
- The staff is continually watching the golf course budget, and a comparison of staff compensation of last year and this year were included in the report.

13. Administrative Report

Craig Howe –

- Introduced Steve Maughan, the new Public Works Director.
- At the last Golf Course meeting they planned a Resident Appreciation Day to be in conjunction with Arbor Day. They would like this to be an annual event. Residents would be invited to plant a tree and golf for free. This year it will simply be a Resident Appreciation Day and will be held on Thursday, May 17.
- Staff had a discussion regarding parking at City Hall, which is especially difficult on Tuesdays and Saturdays because of sports activities at the school. Chief Hixson suggested putting up signs restricting parking to city employees. The point was raised that
lacrosse and flag football groups practice on that field but it has
only been approved by the school district for soccer practices.

- Packets for council members are currently put together on
  Wednesdays which is only one day after the Planning Commission
  meeting. This doesn’t give staff enough time to review and
  prepare items being forwarded from planning commission to city
  council and review by legal counsel. Staff would like an additional
  day or two to put the packets together. The packets will still be
delivered to their homes. Most members agreed that receiving
their packets on Friday would be okay. It was mentioned that
some cities send their information through Cloud; they may do
something like that in the future. Mayor Romney approved having
the packets delivered on Thursdays.

Debbie McKean did not have a chance to go through the minutes so she
will not vote. James Bruhn pointed out an error in the April 3 budget
session minutes regarding restrooms on the golf course, and then a
typographical error in the next paragraph. Minutes from the April 17
Budget Meeting were not included in packet.

MOTION: James Bruhn moved to approve minutes from the April 3,
2012 Budget Work Session with noted changes and the April 17, 2012
City Council Meeting.

SECOND: Dave Tovey seconded the Motion.

PASSED: Voting was as follows:

- James Ahlstrom – Aye
- Mark Preece – Aye
- James Bruhn – Aye
- Dave Tovey – Aye
- Debbie McKean – Abstained

15. Mayor/Council Reports

Debbie McKean – has minutes from the last parks meeting but has not
forwarded them yet. Items will be bulleted so the council can go to the
park and review them. The newsletter is currently getting proofed.
Information for the next newsletter will be due May 15, which will include
information regarding Independence Day.

Dave Tovey – attended the parks meeting, also. A public safety committee
meeting was held but there was nothing to report. The Golf Advisory
Committee talked about the free golf day, finances, and hours. The Youth
Council is working hard on the parade. The Youth Council will begin
accepting applications for new members after July 4th.

James Bruhn – asked Craig if he had spoken with the county regarding the
damaged trees on the trail. He attended a Wasatch Integrated budget
meeting, and there will be a board meeting tomorrow.

Mark Preece – attended a DUED meeting, attended the first CERT
meeting which 15 people attended, attended a parade committee meeting,
and the Youth Council is doing very well with their parade plans.
James Ahlstrom – the Public Works Committee is waiting for instructions from the new Public Works director. James attended a finance meeting and a golf board meeting. He asked if anyone was going to attend a Wasatch Integrated meeting and the Mayor said only if they were on the agenda.

Mayor Romney – welcomed the new Public Works Director. The Recreation Board is looking at re-funding bonds because the interest rates are low. It won’t change how much West Bountiful will have to put in. The Fire District is trying to do the same thing, which will not lower West Bountiful’s contribution, but will limit any increase. He stated to Craig he hopes the city managers will look into performance of the fire department chiefs. He has had comments that 1100 West construction has been a nuisance, but the contractors have done a good job of keeping the road open during the work.

15. Closed Meeting, if Necessary, for Reasons Allowed by State Law

Not necessary.

16. Possible Action Following Closed Meeting,

Not necessary.

17. Adjourn 9:30 pm

MOTION: James Bruhn moved to adjourn City Council meeting.

SECOND: Mark Preece seconded the Motion.

PASSED: Voting was as follows:

James Ahlstrom – Aye
Mark Preece – Aye
James Bruhn – Aye
Dave Tovey – Aye
Debbie McKeen – Aye

MAYOR KENNETH ROMNEY
HEIDI VOORDECKERS (CITY RECORDER)

NATHALIE ELLINGSON (SECRETARY)