

Mayor
Kenneth Romney

WEST BOUNTIFUL CITY

City Administrator
Duane Huffman

City Council
James Ahlstrom
James Bruhn
Kelly Enquist
Mark Preece
Andrew Williams

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CITY COUNCIL MEETING

**THE WEST BOUNTIFUL CITY COUNCIL WILL HOLD A
REGULAR MEETING AT 7:30 PM, ON TUESDAY,
SEPTEMBER 6, 2016, AT THE CITY HALL, 550 N 800 WEST**

Invocation/Thought – James Ahlstrom; Pledge of Allegiance – Mark Preece

1. Accept Agenda.
2. Public Comment (two minutes per person, or five minutes if speaking on behalf of a group).
3. Discuss Park Strip Landscaping on Pages Lane Project.
4. Consider Resolution 394-16, A Resolution Amending the Interlocal Cooperative Agreement with Davis County Relating to the Community Development Block Grant (CDBG) Program.
5. Discuss Use of Consultant for Planned Unit Development Ordinance Review.
6. Engineering Report – Ben White.
7. Administrative/Financial Report – Duane Huffman.
8. Mayor/Council Reports.
9. Approve Minutes from the August 16, 2016, and August 22, 2016, City Council Meetings.
10. Executive Session for the Purpose of Discussing Items Allowed, Pursuant to Utah Code Annotated 52-4-205.
11. Adjourn.

Individuals needing special accommodations during the meeting should contact Cathy Brightwell at (801)292-4486 twenty-four hours prior to the meeting.

This agenda was posted on the State Public Notice website, the City website, emailed to the Mayor and City Council, and sent to the Clipper Publishing Company on September 1, 2016.

**Minutes of the West Bountiful City Council meeting held on Wednesday, September 6, 2016
at West Bountiful City Hall, 550 N 800 West, Davis County, Utah.**

Those in attendance:

MEMBERS: Mayor Ken Romney, Council members James Ahlstrom, Kelly Enquist, James Bruhn, Mark Preece, and Andrew Williams

STAFF: Duane Huffman (City Administrator) and Steve Doxey (City Attorney), Police Chief Todd Hixson, Paul Holden (Director of Golf), Ben White (City Engineer), Cathy Brightwell (Recorder)

VISITORS: Alan Malan, Mark Salmon, Jimmy and Launa Hardy, Myron and Shauna Knighton

Mayor Romney called the meeting to order at 7:30 pm

Invocation/Thought – James Ahlstrom offered a thought; Mark Preece led the Pledge of Allegiance.

1. Accept Agenda.

MOTION: *James Bruhn Moved to Accept the Agenda As Proposed. Mark Preece Seconded the Motion which PASSED by Unanimous Vote of all Members Present.*

2. Public Comment (two minutes per person, or five minutes if speaking on behalf of a group).

Jimmy and Launa Hardy, 662 W Pages Lane, commented that no one was working on landscaping today on the Pages Lane Project. He said he asked them last week to stop because they put the wrong materials in the park strip. The Hardy's want rock in their park strip and asked if they would be able to choose the kind they want. He also asked if when the contractor comes back to put the remaining asphalt on road, how far back will they go into driveways. He believes the contractor damaged his drive during the project and wants to make sure it is all replaced. He added that he appreciates the police slowing cars down on Pages Lane.

In response to the landscaping comment, Duane Huffman said the contractor was told to stop work on park strips on Friday until we had clear direction from council regarding landscaping.

3. Discuss Park Strip Landscaping on Pages Lane Project.

Mayor Romney gave a brief summary of earlier discussions regarding landscaping the new park strips as part of the Pages Lane project, including an earlier decision to leave them with only

top soil. Some property owners are concerned; they expected more. Some are requesting rock, with no top soil, and some prefer top soil and sod.

Duane Huffman reviewed his packet memo regarding the roughly 11,000 square feet of newly created park strips.

There was discussion about several options including sod and sprinklers and what to do if the property owner did not previously have sprinklers. Does the City want to see dead grass/weeds in the new park strips? Regarding rocks, city code is interpreted to allow large cobbles, but not gravel and small rocks that kids throw and that can get caught in snow blowers, etc.

Given the resident requests, staff is looking for direction as to how to proceed with the twenty-six homes that need their park strips finished. No landscaping other than the top soil was included in the budget/bid, so staff attempted to come up with estimated cost for sod and sprinklers.

There was discussion about the price especially with the Project already over budget by approximately \$105k. Some council members just want to see the project finished and think this might be good compensation for the inconvenience they have experienced. If we give everyone rocks or sprinklers and sod and add it to the current project, we will have a significant change order and timing is an issue.

While there is still concern about the cost, the consensus was to move forward with the following:

- Staff will seek a change order from the contractor to see what sod/sprinklers/rocks in the new park strips would cost.
- Based on the result from the contractor, staff may explore outside options as well.
- Staff will contact each homeowner to find out which of the following Options they prefer.
 - Option 1 – sprinklers, top soil and sod;
 - Option 2 – cobble rocks and weed barrier with no top soil or sprinklers.

4. Consider Resolution 394-16, A Resolution Amending the Interlocal Cooperative Agreement with Davis County Relating to the Community Development Block Grant (CDBG) Program.

MOTION: *James Ahlstrom Moved to Approve Resolution 394-16, A Resolution Amending the Interlocal Cooperative Agreement with Davis County Relating to the CDBG Program. Andy Williams seconded the Motion which PASSED.*

The vote was recorded as follows:

James Ahlstrom – Aye
James Bruhn – Aye
Kelly Enquist – Aye
Mark Preece – Aye

Andy Williams - Aye

5. Discuss Use of Consultant for Planned Unit Development Ordinance Review.

Duane Huffman gave a brief summary of previous action by the Council establishing a temporary restriction on the further use of West Bountiful Municipal Code Title 17, Chapter 68 – Planned Unit Developments. The action was taken to give the City time to study and potentially make changes to the future use of PUDs. Staff proposed broad changes to the existing ordinance in early August and the Planning Commission has asked more for input from the Council to better understand their intent. At its August 16 meeting, City Council recommended the City explore the use of an expert for additional assistance.

The City received a proposal for Mr. John Janson, a consultant with years of experience in the field and recommended by the Utah League of Cities and Towns, to help us with the review for a cost not to exceed \$4,500. He has developed a process to research, review, clarify and, if necessary, modify the ordinance.

Council members agreed it would be money well spent and gave Staff direction to proceed with Mr. Janson.

6. Engineering Report (Ben White)

- The 500 South Water Project starts Monday, September 12, and will impact 500 South from Main St. to 300 East in Bountiful although a travel lane will remain open in each direction. The 500 South portion of the project is expected to run 5 weeks; although the work to the well will take longer.
- Concrete replacement work will begin again on 800 West south of Porter and Golden West subdivision.
- UDOT may not complete the 400 North project west of I-15 this year. Mayor Romney asked to have the portion from I-15 to 800 West restriped to get rid of the old lines especially the west bound left turn lanes to the south side of 400 North.
- Poles were removed on 800 West and the contractor will be coming back to fill in the holes.

7. Administrative /Financial Report.

- Duane Huffman asked if there was interest in a field trip to Prospector trail as a work session before the next city council meeting. He suggested they meet at the golf course and take golf carts to view the trail.
- Finance report – The first report of the fiscal year looks good. After one month, total general fund revenues are at 19% of budget and total general fund expenses are at 11%. There was discussion about property taxes and how they matched up to the County projections.

8. Mayor/Council Reports.

James Ahlstrom – no report.

Mark Preece - Youth City Council had their first meeting last week and will be sworn in at the next city council meeting. There was discussion about having terms run through the summer so they can do community projects and help with Independence Day activities but there doesn't seem to be a good way to do it as many members are busy with jobs and family vacations.

The Sewer District continues to work on the methane recovery project.

James Bruhn - Wasatch Integrated has been having problems with lead in ash and has had to have it hauled off. It had not been neutralized so caused problems.

He said Arts Council asked about when we might get signs on Prospector trail directing people to the new restrooms. They also want to know if there are open meeting restrictions about using social media, specifically Snap Chat. Duane Huffman replied that State law has specific regulations regarding electronic meetings, but they can come meet with him and Cathy to discuss.

Andy Williams - no report.

Kelly Enquist asked about the new sandwich shop, McAlister's, coming in where Burger King had been. James Ahlstrom commented that he has eaten at McAlister's in another state and it was very good.

Mr. Enquist asked for an update on Mr. Swanke's Neighborhood Watch proposal from the last meeting. Chief Hixson said EmPAC/CERT do most of what Mr. Swanke is asking to do. He said he sent a proposal to Council members but is waiting to hear back from some; he will follow-up with Mr. Swanke.

9. Approve Minutes from the August 16, 2016, and August 22, 2016, City Council Meetings.

MOTION: *James Ahlstrom Moved to Approve the Minutes from the August 16 and August 22, 2016 City Council Meetings. Mark Preece seconded the Motion which PASSED by Unanimous Vote of All Members Present.*

10. Potential Executive Session for the Purpose of Discussing Items Allowed, Pursuant to Utah Code Annotated 52-4-205.

MOTION: *James Ahlstrom Moved to Moved to go into Executive Session in the Police Training Room to discuss the character, professional competence, or*

physical or mental health of an individual; and to also discuss pending or reasonably imminent litigation. James Bruhn seconded the Motion which passed.

The vote was recorded as follows:

James Ahlstrom – Aye
James Bruhn – Aye
Kelly Enquist – Aye
Mark Preece – Aye
Andy Williams - Aye

MOTION: *James Bruhn moved to close the executive session. James Ahlstrom seconded the Motion which PASSED by unanimous vote of all members present.*

11. Adjourn.

MOTION: *James Ahlstrom moved to adjourn this meeting of the West Bountiful City Council at 9:43 p.m. Mark Preece seconded the Motion which PASSED by unanimous vote of all members present.*

The foregoing was approved by the West Bountiful City Council on Tuesday, September 20, 2016.



Cathy Brightwell (City Recorder)

