

**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 Recorder**  
Cathy Brightwell

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**City Engineer**  
Ben White

**Public Works Director**  
Steve Maughan

## CITY COUNCIL MEETING

**THE WEST BOUNTIFUL CITY COUNCIL WILL HOLD ITS  
REGULAR MEETING AT 7:30 PM ON TUESDAY, MARCH 5, 2019  
AT CITY HALL, 550 N 800 WEST**

*Invocation/Thought – Mark Preece; Pledge of Allegiance – James Bruhn*

1. Approve the Agenda.
2. Public Comment - two minutes per person, or five minutes if speaking on behalf of a group.
3. Consider Resolution 449-19, A Resolution Supporting a Five-Year Continuation of the Legacy Parkway Truck Ban and Requesting the State Engage with the Davis County COG Regarding the Planning and Funding for the Necessary Transportation Improvements Necessitated by the Additional Truck Traffic Generated by the Proposed Inland Port.
4. Presentation on 2020 Census – Robert Taylor, U.S. Census Bureau.
5. Consider Amended Plat for Highgate Estates Subdivision.
6. Consider Ordinance 414-19, An Ordinance Adopting Changes to Zoning and Setback Requirements for Residential Patio Covers, Decks and Accessory Structures.
7. Consider Tentative Approval for Fiscal Year 2018/2019 Budget Amendments.
8. Consider Purchase Approvals for Security Lighting at the Park, Public Works Vehicle for the Parks Dept., Golf Service Vehicle, and Golf Café Improvements.
9. Public Works/Engineering Report.
10. Administrative Report.
11. Mayor/Council Reports.
12. Consider Approval of Minutes from the February 19, 2019 City Council Meeting.
13. Executive Session for the Purpose of Discussing Items Allowed Pursuant to UCA § 52-4-205.
14. Adjourn.

Those needing special accommodations can contact Cathy Brightwell at 801-292-4486 24-hrs 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 February 28, 2019.*

Minutes of the West Bountiful City Council meeting held on **Tuesday, March 5, 2019** at West Bountiful City Hall, 550 N 800 West, Davis County, Utah.

Those in attendance:

**MEMBERS:** Mayor Kenneth Romney, Council members James Ahlstrom, James Bruhn, Kelly Enquist, Mark Preece, and Andy Williams

**STAFF:** Duane Huffman (City Administrator), Steve Doxey (City Attorney), Ben White (City Engineer), Steve Maughan (Public Works Director), Cathy Brightwell (City Recorder), Dallas Green (Director of Golf)

**VISITORS:** Alan Malan, Todd Willey, Jay Gough, Robert Taylor, Levi Tuaone

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Mayor Romney called the regular meeting to order at 7:30 pm. Mark Preece provided an invocation; James Bruhn led the Pledge of Allegiance.

**1. Approve Agenda**

**MOTION:** *Andy Williams made a Motion to approve the agenda. 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.**

Levi Tuaone is 31-yr resident and has two issues to address. First, he believes West Bountiful should have its own zip code as it's very confusing to share one with Woods Cross. Second, West Bountiful has grown over the years and he applauds the Council for their hard work in managing that growth. He believes the time has come to get a new name for our city. He feels that West Bountiful sounds like Bountiful's little sister. He said there are many beautiful names that would give us our own identity. He suggests getting public input; maybe a community contest to come up with a name. Examples include Utah City, Lakeville, Lakeside. He urged the Council to give it some thought.

Mayor Romney said he'll have staff investigate to see what the impact would be for these issues.

**3. Consider Resolution 449-19, A Resolution Supporting a Five-year Continuation of the Legacy Parkway Truck Ban and Requesting the State Engage with the Davis County COG Regarding the Planning and Funding for the Necessary Transportation Improvements Necessitated by the Additional Truck Traffic Generated by the Proposed Inland Port.**

Mayor Romney explained that even though both legislative bills to extend the truck ban have not advanced, this Resolution lets the legislature know we are interested in other impacts associated with changes to Legacy Parkway. The original settlement agreement required a committee to be set up a year in advance to look at the issues and that has not been done.

**MOTION:** *Andy Williams made a Motion to Approve Resolution 449-19. James Ahlstrom seconded the Motion which PASSED.*

The vote was recorded as follows:

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

**4. Presentation on 2020 Census – Robert Taylor, U.S. Census Bureau**

Mr. Taylor is a 2020 Census Partnership Specialist. He presented a short video detailing the importance of an accurate census. The census determines things like apportionment of the 435 U.S Congressional seats and apportionment of federal dollars to states and local communities for the next ten years. It is the official record of American demography.

He discussed the census' timeline. The effective date of the 2020 census is April 1, 2020, and they will work through the end of 2020 on non-response follow-ups by knocking on doors. The hard to reach populations include young children, non-citizens, college students, military, transitory locations/people, minorities, and those below poverty level. The final census will be presented to the President on December 31, 2020. This will be the first census to include online self-responding which they hope will increase the accuracy of the results and lower cost.

Mr. Taylor encouraged local outreach through establishment of a Complete Count Committee (CCC) which is a community-based organization led by a local official with participation from local business, residents, media, faith-based community, and educators. The census staff believes this will provide an effective way to publicize the importance of the project through local trusted voices. Suggestions were provided on how to create the CCC including make-up of the group, training, and creating outreach and education plans. The Census Partnership Specialist will be the advisor to the CCC.

Mayor Romney thanked Mr. Taylor for his presentation.

**5. Consider Amended Plat for Highgate Estates Subdivision.**

Ben White explained the plat for Highgate Estates was originally recorded in January with 23 residential lots and one commercial lot. The developer is requesting to amend the plat by dividing two 2-acre lots into four 1-acre lots resulting in 25 total residential lots. Planning Commission reviewed the amended plat on February 26, 2019 and recommended approval with a correction to Note 7 which has been made.

Mr. White added that besides dividing the two 2-acre lots, the other notable change to the plat is the HollyFrontier Refinery drain line easement that extends through lots 7 and 9 has been removed. The developer had informed the City that an agreement to vacate the easement had been obtained and is awaiting recordation with the County Recorder. However, a recent letter-agreement between the developer and the refinery shows that the refinery's easements across the subdivision may still be in question as it defines a 30-day trial period within which the refinery can decide on the easements. The easement should be shown on the plat today or wait until the end of the trial period to record the plat.

There was discussion about the Holly easements and Mr. Doxey explained that Holly has a blanket easement and a drainage easement. An agreement states that Holly will vacate the easement after a 30-day trial period of a diverted waste line if the diversion is successful.

Mayor Romney commented that the development is still feasible with the easement. Because the initial plat has already been recorded the other lots can be sold now or they can wait until the easement issue is resolved.

**MOTION:** *James Bruhn made a Motion to Approve the Amended Plat Subject to Review by Legal Counsel to Ensure All Recorded Easements Are Properly Shown on the Plat (either designated or legally removed). Andy Williams seconded the Motion which PASSED.*

The vote was recorded as follows:

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

**6. Consider Ordinance 414-19, An Ordinance Adopting Changes to Zoning and Setback Requirements for Residential Patio Covers, Decks and Accessory Structures.**

Ben White reviewed the changes made to the planning commission recommended draft following the last city council meeting.

- Added a graduated scale for setbacks of allowable accessory structures based on height in the R-1-10 and R-1-22 zones.
- A specific distance from a property line, 20 ft in the R-1-10 and 15 ft. in the R-1-22, was added to determine when windows above ten feet must be non-opening and have translucent glass.
- Added definitions of patios and decks.

**MOTION:** *Andy Williams made a Motion to Approve Resolution 414-19 Adopting Changes to Zoning and Setback Requirements for Residential Patio Covers, Decks and Accessory Structures. James Ahlstrom seconded the Motion which PASSED.*

The vote was recorded as follows:

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

**7. Consider Tentative Approval for Fiscal Year 2018/2019 Budget Amendment.**

Duane Huffman reviewed the proposed amendments to the current fiscal year budget. He stated that these amendments do not address the currently projected surplus - that issue will be taken into account as part of next year's budget and a final amendment later this fiscal year.

Summary of amendments:

General Fund revenue - net increase of \$247,400  
General Fund expenditure – net increase of \$70,900  
Golf Fund – revenue decrease of \$41,000 (deferral of the sale of new service truck)  
expenditure of \$8K for reel grinder  
expenditure of \$4K for café improvements

**MOTION:** *James Ahlstrom made a Motion to Tentatively Approve the Fiscal Year 2018-2019 Budget Amendment and Set a Public Hearing for March 19, 2019. Mark Preece seconded the Motion which PASSED.*

The vote was recorded as follows:

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

**8. Consider Purchase Approvals for Security Lighting at the Park, Public Works Vehicle for the Parks Dept., Golf Service Vehicle, and Golf Café Improvements.**

Duane Huffman reviewed a list of requested purchase approvals, as the city's procurement code requires that certain purchases of \$10,000 or more first be approved by the city council.

1. City Lighting at City Park
2. Public Works Vehicle – Parks
3. Golf Service Truck
4. Golf Café Improvements

**MOTION:** *James Ahlstrom made a Motion to Approve the Purchases Requested Above as Presented. Kelly Enquist seconded the Motion which PASSED by unanimous vote of all members present*

**9. Public Works/Engineering Report**

Ben White –

- Construction/development season is beginning. We haven't seen any big developments proposed but we have a handful of amended plats and small subdivisions such as the Eldridge property across street, 800 W just north of Pages Ln., Porter Ln., etc.

- Secondary Water for Kinross and Mtn. View subdivisions – the county has an issue with how to handle the costs of moving the line in the future when the canal is expanded.

Steve Maughan –

- Mtn. View Estates poured more curb and gutter last week and is prepping 1100 W for curb and gutter which requires relocating some water facilities including hydrants, etc.
- Park rest rooms have been opened for the season.
- The basketball backboard that caused an injury has been replaced. Backboards have been added to our weekly inspections.
- Pages Lane will be closed at 550 W March 9 – 11 for railroad maintenance and repair.
- The Stone Creek well motor is being pulled and replaced. The cost is already included in this year's budget.

**10. Administrative Report (Duane Huffman) –**

- One week left in the legislative session. They are working hard on a tax bill. We are not sure if it will pass although ULCT is operating as if it will. It will begin to tax services but it's not clear that our services will ever make up for lost sales tax. Expect it to be down to the wire – anything can happen. Affordable housing has quieted down but we're keeping it on our radar.
- Current sales are down 2% year over year; 6% February 2019 over February 2018. He believes there are three primary causes – the exemption last year on what Holly pays (\$30k); we are seeing less of the state's share of tax; and a decrease in big ticket items (auto sales, etc.) We are being very conservative as we build estimates for next year.

**11. Mayor/Council Reports**

Mayor Romney – He has been contacted by citizens, including a former mayor, asking the city to review the burden franchise taxes has on residents. Mr. Huffman will address this issue during the upcoming budget process.

Kelly Enquist – He is President of Mosquito Abatement board and attended a good national conference in Florida last week.

Andy Williams – YCC will be presenting their Pillows & Blankets project at the monthly Arts Council event this Friday. There will be presentations by two YCC members and key note speakers. They have also been busy filling eggs for the Easter Egg Scramble.

James Bruhn – Wasatch Integrated is getting the Bond wrapped up. Also, he had a citizen ask about barbed wire against sidewalks (UTA property on Pages Lane by the trail). He rides in a wheelchair and is concerned about injury.

Mark Preece – The new South Sewer recycling plant is ramping up and starting to take in food.

James Ahlstrom – He inquired on the status of extending the Onion Parkway trail to the Park. He suggested the city move forward quickly to negotiate an easement with the Eastmans. He also asked for an update on Destination Homes. Mr. Huffman reported that we have not heard anything.

**12. Consider Approval of Minutes from the February 19, 2019 City Council Meeting.**

**MOTION:** *James Ahlstrom made a Motion to approve the City Council meeting minutes as presented for February 5 and February 19, 2019. James Bruhn seconded the Motion which PASSED by unanimous vote of all members present.*

**12. Executive Session for the Purpose of Discussing Items Allowed Pursuant to Utah Code Annotated 52-4-205(1)(a).**

There was no Executive Session.

**13. Adjourn Meeting.**

**MOTION:** *James Bruhn made a Motion to adjourn this meeting of the West Bountiful City Council at 9:08 pm. Andy Williams seconded the Motion which PASSED by unanimous vote of all members present.*

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*The foregoing was approved by the West Bountiful City Council on March 19, 2019 by unanimous vote of all members present.*

  
Cathy Brightwell (City Recorder)

