

**NOTICE AND AGENDA
AMENDED 11-15-05 1530**

Notice is hereby given that the City Council of the City of Santaquin will hold a City Council Meeting on Wednesday, November 16, 2005, in the Council Chambers, 45 West 100 South, at 7:00pm.

AGENDA

- 1. ROLL CALL**
- 2. PLEDGE OF ALLEGIANCE**
- 3. INVOCATION/INSPIRATIONAL THOUGHT**
- 4. CONSENT AGENDA**
 - a. Approval of the minutes
 1. Approval of the minutes of a Regular Meeting held on October 19, 2005
 2. Approval of the minutes of a Regular Meeting held on November 2, 2005
 - b. Bills
 1. \$111,025.52
- 5. PUBLIC FORUM, BID OPENINGS, AWARDS, AND APPOINTMENTS**

Public Forum will be held to a 30 minute maximum with each speaker given no more than 5 minutes each. If more than 6 Speakers, time will be adjusted accordingly to meet the 30 minute requirement
- 6. FORMAL PUBLIC HEARINGS**
- 7. UNFINISHED BUSINESS**
 - a. Update with regard to the Pressurized Irrigation Project – J.U.B.
- 8. NEW BUSINESS**
 - a. Official canvass of the General Election Ballots
 - b. Discussion and possible Staff direction with regard to a proposed Vehicle Policy
 - c. Discussion and possible action with regard to Final approval of the Family Dollar Commercial Development Application
 - d. Discussion and Staff direction with regard to Planning Commission's recommendations concerning Conditional Use Permits
 - e. Discussion and Staff Direction with regard to Transportation Enhancement Grant
 - f. Discussion and possible action with regard to the SUVMWA Inter local Agreement – Council Member Morgan
 - g. Discussion of proposed agreement between SUVMWA and the Central Utah Water Conservancy District with regard to Members City's use of Strawberry Water – Council Member Morgan
 - h. Discussion and possible action with regard to a City Logo ®
- 9. BUSINESS LICENSES**
- 10. INTRODUCTIONS AND ADOPTION OF ORDINANCES AND RESOLUTIONS**
- 11. PETITIONS AND COMMUNICATIONS**
- 12. REPORTS OF OFFICERS, STAFF, BOARDS, AND COMMITTEES**
 - a. City Manager
 1. General update
 2. Update with regard to City Planner Position
 3. Update with regard to the Recreation Coordinator Position
 - b. Planning Commission
 1. General update
- 13. REPORTS BY MAYOR AND COUNCIL MEMBERS**
- 14. EXECUTIVE SESSION** (May be called to discuss the character, professional competence, or physical or mental health of an individual)
- 15. EXECUTIVE SESSION** (May be called to discuss the pending or reasonably imminent litigation, and/or purchase, exchange, or lease of real property)
- 16. ADJOURNMENT**

If you are planning to attend this Public Meeting and, due to a disability, need assistance in understanding or participating in the meeting, please notify the City ten or more hours in advance and we will, within reason, provide what assistance may be required.

CERTIFICATE OF MAILING

The undersigned duly appointed City Recorder for the municipality of Santaquin City hereby certifies that a copy of the foregoing Notice and Agenda was faxed to the Payson Chronicle, Payson, UT, 84651.

BY: S. Farnsworth
Susan B. Farnsworth, City Recorder

POSTED: CITY CENTER, POST OFFICE, ZIONS BANK
® Amendment to Agenda

**MINUTES OF A COUNCIL MEETING
HELD IN THE COUNCIL CHAMBERS
NOVEMBER 16, 2005**

Mayor Dennis Brandon called the meeting to order at 7:00 pm. Council Members attending: Martin Green, Wesley Morgan, Todd Starley, Tracy Roberts and Filip Askerlund.

Others attending: City Manager Stefan Chatwin, Legal Counsel Brett Rich, Planning Commissioner Doug Rohbock, J-U-B Representative Larry Perkins, Public Works Supervisor Dennis Barnes, Jim DeGraffenried, Art Adcock, Jim Linford, Barbara Kester, Terry Kester, Manuel Hardy, and unidentified Individuals.

PLEDGE OF ALLEGIANCE

Council Member Green led the Pledge of Allegiance.

INVOCATION/INSPIRATIONAL THOUGHT

Commission Member Rohbock offered an invocation.

CONSENT AGENDA

Approval of the minutes

Approval of the minutes of a Regular Meeting held on October 19, 2005

Approval of the minutes of a Regular Meeting held on November 2, 2005

Bills - \$111,025.52

Council Member Roberts moved to approve the Consent Agenda. Council Member Green seconded the motion.

Council Members Starley, Askerlund and Morgan requested changes to the minutes of both meetings. Council Member Askerlund questioned what the proper procedure would be with regard to the cancellation of a Work Session that the Council Members had voted on. He was told a discussion with regard to this issue would be held later in the meeting. Council Members Morgan and Green asked questions with regard to payment of the bills. After the discussion the vote was unanimous.

PUBLIC FORUM, BID OPENINGS, AWARDS, AND APPOINTMENTS

Nothing

FORMAL PUBLIC HEARINGS

Nothing

UNFINISHED BUSINESS

Update with regard to the Pressurized Irrigation Project – J.U.B.

Mr. Perkins reported the project is actually ahead of schedule. He is continually in contact with suppliers of the project materials so he may monitor material cost increases. He reported that the materials cost has continually increased but he was told the costs should be leveling out the first part of February. He recommends beginning the bid process at that time. He reported that negotiations are continuing with regard to acquiring the property for the water storage site. He also is confident the project estimates will continue to be in line of the actual project costs.

Council Member Askerlund questioned if the pond size calculations included data for both drought and increased water situations. Mr. Perkins indicated the rate of use would be accommodated by the regulating reservoir. The main purpose of the reservoir is to provide system pressure as a

result of the reservoir elevation. Council Member Askerlund was told that J-U-B would not design the pressurized irrigation project for the Summit Ridge project however; they will assist the City in reviewing the proposed plans. Mr. Perkins also indicated that if the project costs were to exceed the Engineers Estimate, the Council would be given options as how to proceed.

Council Member Starley questioned if there would be the need for additional staff in order to operate the system. Mr. Perkins indicated there will be a need when the project is complete and the additional labor costs are included in the project cost estimates.

Council Member Morgan questioned if a J-U-B Representative was in continual contact with a City Staff Member. It was reported that Mayor Brandon and City Manager Chatwin met with a Representative this past week and that J-U-B submits regular progress reports to the City Engineer. As soon as plans for the various areas of the project are available, they are submitted to the City Engineer for review. Mr. Perkins reported the project has a schedule, which at this point has been met. Council Member Morgan was told that the proposed pond site known as the Ahlin Property is an acceptable site as far as Mr. Perkins was concerned. Mr. Perkins indicated there is an intention to develop the pond site so it may be used as a Recreational area. Council Member Morgan questioned if additional Public Relations should occur with regard to this system. He also questioned what is being done to let the Citizens know that the City would be interested in purchasing any Summit Creek Water Shares. It was suggested that City Newsletter be used as an information channel.

Council Member Green indicated there were a number of Citizen questions that were asked in a past Pressurized Irrigation Information Meeting. He would like to have those questions or comments addressed as well as any additional questions the Residents may have. Once a gain, the suggestion was made to use the City Newsletter as an information source.

Mayor Brandon requested moving to the Business License issue.

BUSINESS LICENSES

Council Member Starley reported there was a question as to whether the Fire Inspection has been completed for the Terry Kester Tire Shop. He recommends approving the Business License Application contingent on all the inspections being completed.

Council Member Starley moved to approve the new business License for Terry Kester contingent upon all inspection being complete. Council Member Askerlund seconded the motion.

Council Member Green questioned when the business would be open because he needed new tires. Mr. Kester indicated the projected date was the Monday after Thanksgiving. After the discussion, Council Members Askerlund, Roberts, Starley and Morgan voted in favor of the motion. Council Member Green abstained from voting due to his earlier comment, which was received in the incorrect context.

NEW BUSINESS

Official canvass of the General Election Ballots

The Mayor and Council Members reviewed the Talley Lists associated with the General Election. All the totals were found to be accurate and in order. An official Voter Count will be entered into the records of the City.

Discussion and possible Staff direction with regard to a proposed Vehicle Policy

Mayor Brandon indicated the proposed Vehicle Policy was reviewed during the Work Session. The Council Members were asked to submit their comments or concerns to the Staff. Council Member Roberts indicated the employee should be given tools to do their required job without additional compensation. He disagrees with providing vehicle allowances. He continued to say that if an employee is required to drive around the City, the City should provide a way for the Employee to do this. His past experience indicates an allowance isn't always used for the purpose for which it was intended. He questioned if the Council was deemed as Employees and was eligible for mileage reimbursement. He indicated that under Section 8 He could be reimbursed for his mileage.

Council Member Askerlund is in agreement to draft his concerns and submit them to Legal Counsel Rich for review. He indicated there are employees who need vehicles more than others and each need should be reviewed as the need arises.

Mayor Brandon requested having the written comments submitted to Staff by Wednesday, November 23rd.

Discussion and possible action with regard to Final approval of the Family Dollar Commercial Development Application

City Manager Chatwin reported the Planning Commission voted unanimously to recommend Final Approval of the Family Dollar Commercial Development Application. The project is located on Main Street between 200 and 300 West. Prior to planting of trees within the planter strip, the Developer will confer with the City Staff.

Council Member Morgan questioned if the development included two businesses. He was told the second building is scheduled for a movie distributor, which would not require a delivery dock. It was reported that a block wall would surround the development with a new sidewalk being installed along Main Street. Council Member Askerlund questioned if the number of handicap parking stalls were sufficient. He was told that the plans were reviewed by the Development Review Committee and found to meet all requirements of the City. The Mayor and Council were told that the lighting for the parking lot would be attached to the Commercial building and was determined by the DRC to be adequate.

Council Member Green moved to approve the Family Dollar Commercial Development Application. Council Member Askerlund seconded the motion. Council Member Starley questioned if the motion should be contingent upon the Development Review Committee reviewing the lighting issue. City Manager Chatwin indicated the Council has the prerogative to have DRC once again review the plans. After the discussion the vote was unanimous.

Discussion and Staff direction with regard to Planning Commission's recommendations concerning Conditional Use Permits

Legal Counsel Rich reported that Legislation has recently made changes to the law pertaining to Conditional Use Permits. He cautioned the Council to be very specific as to what conditions are required in order to get the permit and include the conditions within the Ordinance. Mayor Brandon suggested directing the Staff to draft an Ordinance change pertaining to the Conditional Use Permits. Council Members Morgan and Green voiced concerns with regard to the decreasing the fee of the Conditional Use Permit pertaining to a Home Occupation. Council Member Starley

indicated he would like to have the notification radius be 200' from a certain point and not from the property line. Council Member Roberts would like to have a delineation of each zone as to what business would be allowed. Council Member Roberts said that Ronald Regan once said that the Government isn't the answer to the problem, Government is the problem. Council Member Roberts said anything that would limit bureaucracy is a step in the right direction. The Mayor and Council Members were in favor of returning this issue to the Planning Commission for further review.

Discussion and Staff Direction with regard to Transportation Enhancement Grant

Ms. Hoffman, Director of Community Development, reported there is a grant available which could be used to construct a pedestrian structure under the Center Street Bridge, construction of a 10' asphalt trail from the intersection of SR-198 to the intersection of Highland Dr. and Canyon Road, south up Canyon Road to the existing trail. The project also includes lighting and landscaping along Highland Drive and could be an extension of the Transportation Enhancement Project already in progress. She is requesting authorization to apply for the grant in the amount of \$500,000 with the City match being approximately \$125,000. She is recommending the City pay the match amount through the Park Impact Fees as well as an in-kind match. Monies will be budgeted annually from the Parks Department for maintenance of the trail and landscaping.

Council Member Green indicated he was in favor of applying for the grant. Council Member Morgan questioned if the application would be the same as they submitted this past year. Ms. Hoffman indicated the application has changed as well as the scope of the proposed project. The proposed project would be beneficial for the school aged Residents who will be attending the new Elementary School. Chief Howard reported that the proposed school boundaries were I-15 and Center Street to 400 North to the freeway. The East of town would attend the new school with the West side attending the old school. Council Member Starley questioned if putting the project on the West side of Highland Dr. was a better decision. He was told that the issue of land purchase would need to be considered if the project was moved to the opposite side of Highland Dr. The path would be required to be 10' wide which would allow plenty of area for walking. The mayor and Council Members authorized Ms. Hoffman to apply for the grant.

Discussion and possible action with regard to the SUVMWA Inter local Agreement – Council Member Morgan

Council Member Roberts moved to authorize the Mayor to sign the Inter Local Agreement. Council Member Green seconded the motion. The vote was unanimous.

Discussion of proposed agreement between SUVMWA and the Central Utah Water Conservancy District with regard to Members City's use of Strawberry Water – Council Member Morgan

The Mayor and Council were told the agreement would allow the City to have input with regard to issues pertaining to the use of Strawberry Water for secondary irrigation. Council Member Morgan suggested accepting Payson City Legal Counsel Dave Tuckett's recommendations pertaining to the agreement as he was the Legal contact with regard to drafting the agreement. Legal Counsel Rich will in be contact with Mr. Tuckett to discuss his concern with the agreement.

Discussion and possible action with regard to a City Logo

Mayor Brandon reported that a light base which will be a part of the Main Street Enhancement project was delivered to the City so the Council could examine it. The base included the painted

words of Santaquin City. Mayor Brandon questioned if the Council Members would like to have included on the base the City Logo, the painting of "Santaquin City" or have the "Santaquin City" left black.

Council Member Starley moved to leave the base unpainted or paint it all one color. A discussion began as to what color to paint it. Council Member Starley withdrew the motion.

Council Member Roberts moved to accept the base of the light pole shown with the lettering being all white. Council Member Green seconded the motion. Council Member Roberts amended the motion that only the poles along Main Street be painted. Council Member Morgan said he thought the white lettering would be tacky looking. Council Member Askerlund likes the idea of painted lettering but not necessarily white. Council Member Roberts indicated he would agree with having the letters painted a different color. Council Member Morgan was in favor of no paint.

Council Member Roberts amended the motion to change the color of the lettering to an Antique Gold color. Council Member Green seconded the amendment. The vote was unanimous.

Council Member Morgan indicated he would like to make a comment with regard to the City Logo issue. He researched the issue pertaining to use of the Oval Mountain Logo. He reported the logo as well as the slogan "freedom-family-friendship" was approved for use during the Council Meeting held on July 16, 2003. Also during the meeting, Keith Broadhead, who was on the City Council in 1993, reported that the image of the City Flag was never adopted as a City Logo. Council Member Morgan commented that he preferred not to mess with the options of using the various logos.

INTRODUCTIONS AND ADOPTION OF ORDINANCES AND RESOLUTIONS

Nothing

PETITIONS AND COMMUNICATIONS

Nothing

REPORTS OF OFFICERS, STAFF, BOARDS, AND COMMITTEES

City Manager

Update with regard to City Planner Position

City Manager Chatwin reported he had lunch with the front-runner of the City Planner Applicants. The Applicant was offered the Planner position. He will contact City Manager Chatwin with his decision tomorrow. City Manager Chatwin recommended purchasing a vehicle for him.

Update with regard to the Recreation Coordinator Position

City Manager Chatwin reported there were three Applicants for the Recreation Coordinator Position. Upon review of the applications, it was found that the best applicant for the job was Jason Callaway who is currently employed full time for Santaquin City. Upon meeting with Mr. Callaway's current Supervisors, it was determined that Mr. Callaway would be an excellent choice for the job and that he could perform the Coordinator duties without compromising his City responsibilities. Mr. Callaway would be required to sign a contract with the City. The job requirements would be specified within this contract. Mr. Callaway will begin his Recreation responsibilities shortly.

Planning Commission**General update**

Commission Member Rohbock indicated he would report to the Planning Commission the Mayor and Council Members comments and concerns with regard to the Conditional Use Permits. He also reported that the Planning Commission will be working on design guidelines pertaining to development on along Main Street.

REPORTS BY MAYOR AND COUNCIL MEMBERS

Mayor Brandon indicated he would like to address Council Member Askerlund's question with regard to cancellation of the Work Session with Summit Ridge. City Manager Chatwin indicated he recommended the Work Session be rescheduled for a time when additional information would be available for discussion. Mayor Brandon extended an apology to the Council Members for not scheduling the Work Session. Council Member Morgan indicated he was led to believe that the discussion topics were time sensitive. Council Member Morgan questioned if there is additional information that the Council has not received. Mayor Brandon indicated Brian Segars has not been available to meet with the Mayor and Council Members. City Manager Chatwin said he recommended to the Mayor that they meet with the Consultant before a Work Session was scheduled. Council Member Green said he believed the City should be considerate enough to let the Summit Ridge Representatives know where the City stands on issues of the development. He would like a letter drafted which would say that the City is open to discussing a proposal as to what would be developed where the golf course was intended. Council Member Green believes the City Officials made promises to the Summit Ridge Representatives and haven't made good on the promises. Council Member Morgan said it shouldn't matter if Brian Segars was unavailable because he sent his Representatives to meet with the City. City Manager Chatwin indicated he is discouraged that the Representatives are not receptive to information requests of the City Officials. Council Member Green requested he be given copies of all correspondence between the City and the Summit Ridge Representatives. Council Member Morgan would like the Council to meet so they can discuss their individual comments and concerns. Council Member Starley was in agreement that a letter be drafted to the Representatives. City Manager Chatwin wanted to make it clear that the City is not holding the project up. Council Member Roberts would like to hold a Work Session with the items of concern being presented in a written form. City Manager Chatwin indicated he thought it would be best to cancel the Work Session until he met with Stuart Reed. He has met with Mr. Reed (Consultant) and will have Mr. Reed's comments available for the Mayor and Council Members shortly. Council Member Green indicated his comments were not insinuating that City Manager Chatwin was not addressing issues of the Summit Ridge Project, just that the Council wasn't being kept informed.

Council Member Green had a number of things to report:

- ❖ The Light Parade has been changed to run along 100 South to the City Center. It was requested that the Council Members be at the park by 6:45 for the judging of the entries. After the parade, Santa will be at the City Center to meet with the children,
- ❖ The City Employee Christmas Party will be held on Dec 6th. Please RSVP to Shannon as to whether you will be attending,
- ❖ December 11th is the date of the Community Choir Concert. The Concert will begin at 7pm and be held at the Stake Center on West Main, and

- ❖ Mrs. Davis, Director of the Miss Santaquin Pageant, was told that the money collected during the Ice Cream Feast as well as the Fun Run would be donated to the Miss Santaquin Pageant. An actual accounting of the two events will be scheduled before any monies could be pledged.

Council Member Starley was told there wouldn't be any changes in December meeting schedule. It was requested that the meeting agendas be kept light.

Council Member Roberts indicated he had nothing further to discuss or report.

Council Member Askerlund reviewed with those in attendance Section 10-7a-6 of the Land Use Ordinance. He had concerns with the set-back requirements for Accessory Buildings. Council Member Askerlund was told an Ordinance change would need to be reviewed by the Planning Commission before a Council consideration.

EXECUTIVE SESSION (May be called to discuss the character, professional competence, or physical or mental health of an individual)
Nothing

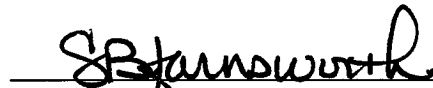
EXECUTIVE SESSION (May be called to discuss the pending or reasonably imminent litigation, and/or purchase, exchange, or lease of real property)
Nothing

ADJOURNMENT

At 10:25 pm Council Member Green moved to adjourn. Council Member Roberts seconded the motion. The vote was unanimous.

Approved on December 7, 2005.


Dennis C. Brandon, Mayor


Susan B. Farnsworth, City Recorder