

**MINUTES OF REGULAR CITY COUNCIL MEETING  
HELD IN THE COUNCIL CHAMBERS  
APRIL 6, 1999**

The meeting was called to order by Mayor Keith Broadhead at 7:00 P.M. Council members in attendance: Kirk Greenhalgh, Dennis Howard, Marianne Stevenson, Lynn Adams, and Frank Staheli.

Others in attendance: City Manager/Police Chief Tom Austin, City Engineer Dave Lund, Planning Commission Chairperson Filip Askerlund, City Inspector Randy Spadafora, Mike Carter, Doug Stevenson, Dick Kay, Mark Ford, Jeff Hendershot, Clay Craig, Jason Callaway, Myron Olson, Helen Kester, Clement Kester, Dallas Young, Denise Windley, Chris Gifford, Becky Young, Wayne Anderson, Mona Anderson, and Jim DeGraffenried.

**PLEDGE OF ALLEGIANCE:**

Council member Howard led the Pledge of Allegiance.

**PRAYER:**

Filip Askerlund offered the prayer.

Mayor Broadhead introduced Jason Callaway as a new Public Works Employee.

**PUBLIC HEARING:**

Council member Howard moved to open a public hearing with regard to a Re-zone request, by Mike Carter, for property located approximately 50 North Orchard Lane running North East along Orchard Lane to the beginning of the Cottonwood Twin Homes Development, on both the East and West Side of Orchard Lane. Council member Adams seconded the motion with an unanimous vote.

Helen Kester questioned what kind of impact the proposed Commercial will have on the intersection of Main Street, Orchard Lane and 400 East. Mr. Carter indicated a road is proposed that will eliminate most of the traffic congestion at that intersection.

Council member Adams moved to close the Public Hearing with a second from Council member Stevenson and an unanimous vote.

**PUBLIC FORUM, BID OPENINGS, AND AWARDS:**

Clay Craig reported he had taken a clogging group to St. George to compete. The cloggers brought home a number of first place trophies. Mr. Craig questioned what the plans were with regard to allowing the clogging group to continue using the gym as a practice place. The gym will be available for renting after April 17th. Mr. Craig agreed to pay ½ of the cost to revarnish of the gym floor.

Mrs. Kester reported there is a hole at approximately 100 North

CITY COUNCIL MINUTES

APRIL 6, 1999

PAGE 2 OF 5

350 East that needs to be filled. The maintenance crew will be informed.

Mr. Anderson reported the Seniors Kitchen isn't being cleaned by the individuals renting the building. Terri Lyn Trujillo will be responsible for the inspection of the building, checking to make sure the all is clean before any security deposit is returned.

Council member Howard moved to award the bid for the Natural Gas line expansion to The Tempest Company in the amount of \$57,729.00. Council member Stevenson seconded the motion with an unanimous vote. The bid included installation of 100 service lines.

Council member Adams moved to award the bid of the 100 East and 300 East Road Construction project to H.E. Davis in the amount of \$139,553.25. Council member Howard seconded the motion with an unanimous vote.

Chris Gifford questioned when the local contractors could begin volunteer labor on the proposed new library. City Manager Austin reported the CDBG Board has concerns with regard to volunteer labor being used during phase 1 of the proposed project. Volunteer work will be welcome during all other phases of the project. Mr. Austin also reported the second public hearing with regard to the CDBG Grant has been scheduled for April 20, 1999 Council meeting. Also reported was the tenants will vacate the building by June 1st.

**INTRODUCTION AND ADOPTION OF RESOLUTIONS AND ORDINANCES:**

Council member Howard moved to approve Ordinance 4-1-99 (PROVIDING FOR THE ZONE CHANGE FOR THE PROPERTY KNOWN AS THE FRANK AND PAUL SORENSON, MIKE CARTER PROPERTY AND AMENDMENT TO THE CITY ZONING MAP). Council member Staheli seconded the motion. Council member Greenhalgh, Howard, Stevenson, Adams, and Staheli voted in favor of the Ordinance by a roll call vote.

**PETITIONS, REMONSTRANCES, AND COMMUNICATIONS:**

Council member Howard moved to accept a petition for annexation submitted by Utah Department of Transportation. Council member Adams seconded the motion with an unanimous vote.

Mr. DeGraffenried reviewed the plans for the proposed Ahlin Property annexation. Mr. Kester was assured the City had adequate water to support the new growth. Mayor Broadhead reviewed the impact all the new growth is having on the under staffed over worked City employees. Council member Howard moved to accept a petition for annexation submitted by Pole Canyon LLC with regard to the property known as the Ahlin Property. Council

member Greenhalgh seconded the motion with an unanimous vote.

**REPORT OF OFFICERS, STAFF, BOARDS AND COMMITTEES:**

Mr. Askerlund reported the Planning Commission is scheduled to approve a number of changes to the Subdivision Ordinance. The changes will be discussed by the Mayor and Council members at a work session.

**NEW BUSINESS:**

Council member Adams moved to table Work Release #4 for the Road Construction Project. Council member Stevenson seconded the motion with an unanimous vote. The work release will be reviewed during a work session held by the Mayor and Council members.

Council member Howard moved to approve final Maps for Orchard Cove East Plats "A", "B", "C", and "D" with the condition a water line is loped through Orchard Cove Plat "B", an easement is obtained from Mrs. Anderson for water line installation, and asphalt is installed from 400 North along Center street into the proposed subdivision, upon approval of Phase "E". Council member Staheli seconded the motion with an unanimous vote.

Council member Stevenson moved to approve the construction of additional storage units at approximately 250 East Main. Council member Staheli seconded the motion. Council member Adams questioned the set backs of the existing home with regard to the storage sheds. Council member Stevenson amended the motion to table the issue and refer to the Planning Commission to review the set backs. Council member Staheli questioned if it was possible to remove sheds #77, #76, and #50. Council member Stevenson with drew her Motion with a second from Council member Staheli. Council member Howard moved to table the issue and refer to the Planning Commission for review. Council member Greenhalgh seconded the motion. Council members Greenhalgh, Howard, Stevenson, and Adams voted in favor of the motion with Council member Staheli voting against.

A discussion was held with regard to a City rental property located at 319 South Center. The current renter has given the City Treasure a notice of vacancy. City Inspector Spadafore will inspect the property and any maintenance needed will be preformed.

Legal Counsel Maughan will research the issue of a imposing a 6 month moratorium on all residential building to allow for a study on building permit fees.

Council member Adams moved to participate, with Mountainland, with regard to obtaining Circuit Planner. Santaquin will

participate 2 days a week at the amount of \$16,000 per year. Council member Howard seconded the motion with an unanimous vote.

**UNFINISHED BUSINESS:**

Council member Howard moved to terminate the current contract with Country Garbage with regard to waste removal and reassign the remaining time of the contract to Waste Connections. Council member Adams seconded the motion with an unanimous vote.

Legal Counsel Maughan reported the property known as Eastside Development has new owners. Mr. Maughan recommends a redraft of the Development agreement to include all parties involved with the sale and purchase of the property. Mr. Robert McMullin indicated he was in favor of recording the Residential Plat "A" Mylar with the original Development Agreement with the original owners signing the Mylar map.

Council member Staheli moved to grant a Conditional Use permitting construction of twin homes in the Eastside Residential Plat "A". Council member Howard seconded the motion with an unanimous vote.

Legal Counsel Maughan reviewed the concerns with the current Development Agreement. The current signed Development Agreement will be recorded with the Residential Plat "A" with any changes that need to be made, being made and recorded at a later date.

The Recreation Coordinator issue was tabled do lack of information. Council member Adams will contact the Payson Recreation Director with regard to guidelines associated with creating a Recreation Board.

Council member Howard moved to approve the purchase of a tent to be used by the Celebration Committee, in the amount of \$3864.80. Council member Stevenson seconded the motion with an unanimous vote.

Council member Adams moved to approve the bills in the amount of \$116,452.29 with a second by Council member Howard and an unanimous vote.

Council member Stevenson moved to approve new business license for Heidi Hallett, D.B.A. Cut and Polish upon approval of the City Building Inspector, a new business license for Marisol Chinchilla, D.B.A. Marisol Day Care, Ryan Ford, D.B.A. Mountainland Fence Co, and John Chisholm D.B.A. Dr. Jon R. Chisholm Family Dentistry. Council member Adams seconded the motion with an unanimous vote.

Council member Howard moved to approve the minutes of March 16, 1999 with a second from Council member Staheli and an unanimous vote.

City Manager Austin requested authorization to create a Resolution with regard to the Annexation Moratorium and to fill the two part time employment positions at 20 hours per week per position. The Mayor and Council were in agreement authorizing Mr. Austin to proceed with both issues.

Mr. Issacson requested permission to increase the number of dinners being offered by the Seniors, from one a week to two a week. Council member Stevenson will contact Ted at Mountianland with regard to the particulars. Further discussion will be held at a later date.

Council member Greenhalgh reported the culvert at 100 South and 200 West has partially collapsed. Summit Creek Irrigation offered to provide the culvert if the City Employees will install it. The installation will be part of the proposed road project.

Council member Howard reported the County will increase dispatch fees by 5% starting July.

Council member Adams questioned if the Blackstone Cable Company had completed the needed repairs to individuals properties. City manager Austin will contact the Blackstone representative with regard to Property owners signing off on the repairs.

Council member Adams reported he has been contacted by a number of people with regard to the imposed fee for renting the Centennial Park. The park is available at no cost to non profit organizations.

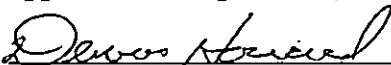
Council member Staheli reported Bryce Garner's Eagle Project has been completed. Mr. Garner moved the baseball back stop at the Centennial Park away from the existing roadway. Council member Staheli also reported the City's Web Page is up and running with an introduction announcement being put on the City's Utility Bills.


Mayor Broadhead reminded the Council of work session on April 14th. Also Mayor Broadhead will not be present next Council meeting. The meeting will be conducted by Pro Tem Dennis Howard.

**ADJOURNMENT:**

Council member Stevenson moved to adjourn with a second from Council member Greenhalgh and an unanimous vote.

Approved on April 20, 1999.

  
Dennis Howard, Mayor Pro Tem

  
Susan E. Farnsworth, City Recorder