

MINUTES OF A REGULAR COUNCIL MEETING
HELD AT THE CITY CENTER
SEPTEMBER 19, 1995

The meeting was called to order by Mayor Keith Broadhead at 7PM. Councilmember present: Paul Bean, David Hathaway and Hortt Carter. Max Holman was working and Calvin Wall was in school. Tom Austin, City Manager, was present. Hortt led the Pledge of Allegiance.

Others present: Mr. & Mrs. Johnny Johnson, Ron Crook, Brent Vincent - Planning Commission President, Attorney David Tuckett, Denise Windley - Payson Chronicle and Sunrise Engineers - Val Kofoed and Mark Huntsman.

Sunrise Engineering - Capital Facilities Plans and Impact Fees: Mark Huntsman, Sunrise Engineering, stated the Santaquin Wastewater Collection Project is finished. It is now in the operation mode. Mr. Huntsman presented the Council with bound documentation of each phase of the project and reviewed each volume. The mylar maps will be stored in a fire proof vault at Sunrise Engineers. Mr. Huntsman proposed the Council consider updating the project design on an annual basis.

Mayor Broadhead declared he has a conflict of interest with the proposal of Sunrise Engineers for Santaquin's facilities plan.

Val Kofoed, Sunrise Engineer, suggested \$15,000 be budgeted for the facilities plan study to determine impact fees. This figure is low as Sunrise already have information from the sewer and water projects. The original bid was \$12,500. It was noted this can't be a fixed bid, it depends on the work. Attorney fees also need to be considered. Attorney David Tuckett explained law requirements and procedures. Mr. Kofoed stated engineers have to prove impact fees are fair and just as per their studies. An ordinance must be in place by 1997 with the project under study by January of 1996. Hortt ask the Mr. Tuckett if the study is an eligible expense from the Capital Improvement Fund. Answer-yes. Paul moved to approve \$12,500 Engineering cost to start the facilities impact fee study, David seconded, passed 3-0. Council agreed a study be completed on the water, sewer, roads and parks and recreation.

Ron Crook - Street: Mayor Broadhead diagramed on the blackboard the design problem with the new road in front of Ron Crook's home. Mr. Crook annexed this property. All the road footage came from Mr. Crook's side of the street causing the street to be out of alignment with 100 West Street. The house across the street is too close to the road to donate frontage. Mr. Crook needs to surface the new road. He wants it to be in the best interest of the City with an agreement releasing him from future obligation. Mr. Tuckett suggested property be donated from the other side of the street at time of annexation. Hortt moved to deed back twelve feet (more or less) to Mr. Crook if property can be obtained across the street at time of annexation (if the Ross home is not too close to the street), David seconded, David seconded, passed 3-0. Council agreed to asphalt an additional twenty feet of the street. Mayor Broadhead will do measurements with Mr. Crook.

Dick Kay: Mr. Kay was not present. Mayor Broadhead reported Mr. Kay requested the City participates in the curb, gutter and sidewalk project he completed west of his business, Santaquin Pharmacy, in the amount of \$900. Hortt suggested if Council approves this expense other merchants will make similar requests. Mayor Broadhead suggested the City asphalt the strip from the curb to the pavement in lieu of the \$900. Council agreed to offer Mr. Kay the option of \$900 or asphalt the strip.

Johnny Johnson - Subdivision: The Johnsons presented their subdivision proposal map stating the Planning Commission sent them to the Council regarding a private ditch going through the project. The ordinance states a ditch through a subdivision must be fenced or piped unless otherwise approved by the City. After discussion Council tabled their decision. Council agreed to obtain more information and discuss the issue during the workshop on the 20th.

Kenyan Farley arrived.

Resolution 9-4-95 - Recertification of Court: Tom read Resolution 9-4-95. Attorney David Tuckett explained the requirements to recertify. Hortt moved to approve Resolution 9-4-95, Paul seconded, passed 3-0.

Police Activity Report for August: Police Chief Austin presented Council with a report of all cases handled by each Officer in August. The report included several drug cases.

Brent Vincent - Planning Commission Chairman: Mr. Vincent had questions regarding declaration and engineering contacts for subdivision proposals. Mayor Broadhead advised Tom will get the information to the right people. Mr. Vincent requested more communication between the Council and the Planning Commission. Council agreed to change their work meeting allowing Tom to attend the planning & zoning meetings. Mr. Vincent stated they need the forty five day requirement on proposals and using Dale Berg, Planner, was useful. Mayor Broadhead stated they were not opposed to hiring Mr. Berg when necessary.

Dennis Barnes arrived.

Fall Cleanup - Do We Want One?: It was the decision of the Council to open the landfill for the last two weeks of operation and pickup throughout town on October 2nd. Tom reported the landfill will close October 9th. The Class IV Landfill permit should be complete by spring.

It was agreed to send the residents an information letter regarding the landfill closure, the sewer connection deadline, PUD (senior housing) and "Meet Your Candidate" night.

Bills: Hortt moved to approve the warrants in the amount of \$52,675.96, David seconded, passed 3-0.

Mayor Broadhead stated Attorney David Tuckett is present for a legal matter. Mr. Tuckett suggested Council move into and executive session to discuss possible litigation. Hortt moved to approve an executive session at 9PM, David seconded, passed 3-0. At 10:PM David moved to return to open meeting, Hortt seconded,

passed 3-0. Mayor Broadhead reported no action will be taken untill advised by counsel.

Business License: Hortt moved to approve a business license for Jim DeGraffenried and Cliff (Greenriver Watermelons), Paul seconded, passed 3-0.

Approval of the Minutes of September 5t, 1995: David moved to approve the minutes, Paul seconded, passed 3-0.

Miscellaneous: Tom reported he attended the first meeting for preparation for a Community Development Block Grant. Pre-applications are due December 1st. The first public hearing will be October 3rd.

Tom ask permission to advertise request for proposals for senior housing development behind the City Center. Council approved.

Tom reported on proposals to codify the City ordinances. Council suggested he ask for bids.

David moved to approve \$4.25 per hour for Shane Bott and Bonnie Craig for their work on protocol for the Fire Department and the Ambulance Association, Paul seconded, passed 3-0. Mrs. Craig has earned 86 hours.

Council discussed enforcement of the sewer connection deadline. No decision.

Adjournment: At 10:35PM Hortt moved to adjourn, Paul seconded, passed 3-0.

Approved this 3rd day of October, 1995.



Mayor Keith Broadhead



Elaine Tasker, Recorder