

PLAIN CITY COUNCIL
MINUTES OF REGULAR MEETING
JANUARY 6, 2011

The City Council of Plain City convened in a regular meeting on Thursday, January 6, 2011, in the Plain City Hall beginning at 7:00 p.m.

Present: Mayor Jay Jenkins, Councilmembers LaFray Kelley, Brett Ferrin, Brent White, Beth Koford and Bruce Higley
Staff: Diane Hirschi
Also present: Terrie Stephenson, Steve Davis, Blake Neil, Lt. Matt Bell and Deputy Rex Cragun

Mayor Jenkins called the meeting to order. Diane Hirschi led in the pledge of allegiance. Councilmember Higley gave the invocation/moment of silence.

Approval of Minutes: December 2, 2010

Councilmember Koford moved to approve the minutes from December 2, 2010 as presented. Councilmember Ferrin seconded the motion. Councilmembers Kelley, Ferrin, White, Koford and Higley voted aye. The motion carried.

Comments: Public

There was none at this time.

Councilmember White moved to go into three public hearings. Councilmember Kelley seconded the motion. Councilmembers Kelley, Ferrin, White, Koford and Higley voted aye. The motion carried.

Public Hearing: Zoning Ordinance Amendment – A-1 & A-2 zone

The Mayor asked Blake Neil to explain the history of this. Blake reported that it started with a memo that Diane sent to the Planning Commission about some land that had been annexed and was an A-2 zone. He noted that our ordinance didn't address an A-2 zone. He said the Planning Commission looked at this to try and figure out how the best way to handle it. We could rezone all the A-2 to A-1 at one time or we could piece mill the zoning map by letting people rezone here and there. It was discovered that the A-2 zone from the County wasn't that much different than our A-1 zone. The Planning Commission decided to combine the title of the two zones and make some minor adjustments. They talked to Brandon Richards about this and they also talked with Craig Call. This proposed ordinance is the result.

Public Hearing: Update Building Regulations to Current Fire Code

Blake Neil reported that as they were talking about the Nox boxes for the fire department, they discovered that the fire code was outdated. They decided it was better to say the "current" code than put in a date. Jeremy Crowton, the fire chief, reported that Nox Boxes will aid them in going to churches and businesses if there is a fire alarm. Councilmember White mentioned that we should look at the other building codes to see if they are outdated.

Public Hearing: Amendment of 2010-2011 City Budget

Steve Davis went through some budget adjustments for the current year. He mentioned that the property tax revenues need to be adjusted due to the certified tax rate that the city adopted. He noted the building permits are up a little more than expected. He changed the state grants to include the grant for the metal detector going into the council room. He increased landfill fees and mentioned we were under in football fees. Cultural activities and sundry revenues showed increased revenues. With more building permits, the impact fees were increased. He also added \$200,000 for the use of Class C road surplus. He said this was for the North Plain City Road project. The total revenues with the changes are \$2,072,656.00. On the expenditure side he mentioned that employee benefits need to be increased due to new fees for insurance and retirement. He increased the revenue to the courts for the metal detector grant. He increased the cultural activities for the RAMP grant that we received the end of June. The Mayor questioned this adjustment. It was noted that \$4600 was for the RAMP grant that was received. Steve noted that the utilities are high and feels they need to be adjusted considerably. It was noted that the street light bill for December was out of line and Diane has contacted Rocky Mountain but hasn't got an explanation yet. Steve adjusted for the fire truck purchase and the class C road surplus. He noted that landfill and parks salaries were up a

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little and that football referees needed a little adjustment. He was able to balance the budget at \$2,072,656.00. Steve noted that the sewer fund is in pretty good shape and he made a few minor adjustments.

Councilmember Ferrin moved to go out of the public hearings and into the regular meeting. Councilmember Koford seconded the motion. Councilmembers Kelley, Ferrin, White, Koford and Higley voted aye. The motion carried.

Motion for Ordinance: Zoning Ordinance Amendment – A-1 & A-2 zone

Councilmember White moved to approve Ordinance 2011-01 as the new A-1 and A-2 zone. Councilmember Koford seconded the motion. Councilmembers Kelley, Ferrin, White, Koford and Higley voted aye. The motion carried.

Motion for Ordinance: Update Building Regulations to Current Fire Code

Councilmember Ferrin moved to table this until the city attorney has a change to review the other building codes. Councilmember Higley seconded the motion. Councilmembers Kelley, Ferrin, White, Koford and Higley voted aye. The motion carried.

Motion: Amendment of 2010-2011 City Budget

Councilmember Ferrin moved to approve the budget amendments as presented by Steve Davis. Councilmember White seconded the motion. Councilmembers Kelley, Ferrin, White, Koford and Higley voted aye. The motion carried.

Steve Davis reported that he gave out a copy of the Oct 31, 2010 financial statement. He noted that we are in good shape but it is really tight. He mentioned that on the back of the adjustments, he listed out the reserved balances for all of the impact fees. He feels that the council needs to be addressing them. He noted that he is checking to see if we can use impact fees for the principal payment on the sewer bond. The Mayor asked the council to look at their departments and do their best to stay under budget.

Set Public Hearing: Storm Drain Ordinance – Feb 3

Councilmember Koford moved to set a public hearing on February 3, 2011 for the storm management ordinance amendment. Councilmember Kelley seconded the motion. Councilmembers Kelley, Ferrin, White, Koford and Higley voted aye. The motion carried.

Motion for Appointment: Planning Commission Member

The Mayor reported that Artie Pearce has resigned from the Planning Commission. He noted that we will miss her and encouraged the council to give her a call. He mentioned that he would like to move Ed Hall from the alternate to fill in for the rest of Artie's term. Councilmember Ferrin noted that he just found out that Matt McBride's term is up in February. He suggested that he be re-appointed. The Mayor noted that he didn't know about that and he would address that in the near future. As far as a new alternate, the Mayor suggested that we start looking and advertising. The Mayor asked for the advice and consent on making Ed Hall a regular member of the Planning Commission. **Councilmember Higley moved to accept Ed Hall as a regular member of the Planning Commission. Councilmember White seconded the motion. Councilmembers Kelley, Ferrin, White, Koford and Higley voted aye. The motion carried.**

Set Public Hearing: Storm Drain Ordinance – Feb 3

Councilmember Koford moved to set the public hearing for the storm drain ordinance for February 3, 2011. Councilmember Kelley seconded the motion. Councilmembers Kelley, Ferrin, White, Koford and Higley voted aye. The motion carried.

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Other Business

Approval of Business Licenses:

New

American Combat Training LLC	James Clark	4180 W 1500 N	martial arts instruction
Doni Products LLC	Lucy Petersen	2932 N 3550 W	selling products online

Renewals

Rebel Birds	Scott Rhodes	1623 N 4150 W	raising/selling game birds
Gottahavit Wholesale	David Burgett	2123 N 4650 W	delivery prepacked meats
Creative Culture Insignia	Louanne Daz	2063 N 5100 W	insignia design
Daz Management, LLC	Tony Daz	2063 N 5100 W	snow removal
Carolyn L Hargaray LCSW	Carolyn Hargaray	4156 W 2875 N	counseling
Kapp Dental Lab	Mary Kapp	4475 W 2275 N	porcelain crowns/bridges
Casa Calidad Woodworking	Robert Harris	1903 N 3450 W	woodworking
Guy's Auto Glass, LLC	Guy Hufstetler	4623 W 1600 N	auto glass installation
Touch of Healing	Jeanie Maw	4282 W 1400 N	massage therapy
TW Contractors LLC	Wesley Judd	1894 N 3500 W	home office
Next Level Electric LLC	Wesley Judd	1894 N 3500 W	home office
Vision Extreme	James Farrell	3351 W 1700 N	investment properties
Farrell Brothers Const.	Shane Farrell	3351 W 1700 N	general contractor
Lone Bull Construction	Nickolas Hammerle	4350 W 1500 N	concrete, flatwork
O'D Systems	Patricia O'Driscoll	4292 W 1400 N	bookkeeping service
Mr Scent-sation, Inc	Michelle Ashdown	4536 W 1600 N	air freshener service
Larry C. Enterprizes	Larry W Carver	2347 N 4500 W	clean up buildings
Shannette Keeler LCSW	Shannette Keeler	4184 W 1975 N	counseling
B. Blanch Maintenance	Bryce G. Blanch	1931 N 3500 W	handyman
Gene Bingham CDL Testing	Gene Bingham	3670 W 2600 N	CDL testing & training
The Dance Establishment	Gary Nielsen	4425 W 2350 N	dance instruction
Brown's Home Inspection Service	Cecil Brown	2490 N 3550 W	home inspections
One Oakridge, LLC	Brad Oldroyd	1975 N 4098 W	convenience store
Hilary's Home Daycare	Hilary Perez	1484 N 4800 W	day care
Randy Marriott Construction	Randy Marriott	4960 W 2200 N	construction

Councilmember Koford moved to approve the business licenses as presented. Councilmember Ferrin seconded the motion. Councilmembers Kelley, Ferrin, White, Koford and Higley voted aye. The motion carried.

Approval of Warrant Registers (see register dated 12/01/10 to 12/31/10)

Councilmember White moved to approve and pay the bills as presented. Councilmember Higley seconded the motion. Councilmembers Kelley, Ferrin, White, Koford and Higley voted aye. The motion carried.

Report: Planning Commission

Blake Neil reported that they are working with the Poplar Stake church and subdivision. He noted that they got things straightened out with the article in the paper. He mentioned that there is a letter from the Mayor of Farr West in the file. He noted that they will finish that up at their next meeting. He also noted that they have Craig Call coming to their next meeting for some training. He mentioned that the overlay zone and the fowl ordinance will be coming up.

Reports – City Council

Councilmember White noted that he has Wasatch Civil working on some improvements for the sewer treatment. He will discuss them when we get them back.

Councilmember Ferrin reported that he talked with Karen Oates who oversees the senior center on Wednesdays. She said that the deep cleaning is not being kept up as it should.

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Councilmember Kelley reported on the RAMP grant application. She noted that it has been put out to bid because RAMP requires it upfront. She will need to submit the grant by next Friday. She noted that if she applies for under \$200,000 it is still considered at minor project. If it is over that amount it is a major project. The council thought it better to apply as a minor project and proceed. It was noted that the contract won't be awarded until we get the grant.

Councilmember Higley handed out the totals on the recycling. Our savings are \$9,610.80. He noted that the Mosquito board still meets on the second Monday.

Councilmember Koford noted that is time to get ready for the 4th of July.

Mayor Jenkins reported that today was Sandy Roundy's last day. She is going to retire and travel. He wanted to publically recognize her. There are 20 new applicants for the job. The Mayor also noted that Paul Hodson is retiring. Bona Vista will have an open house on Friday between 2 and 4 p.m. Jerry Allen is taking Paul's place. He also mentioned that Bona Vista is increasing their rates, but he voted against it. JD Casperson has fixed the lights around the building. He also mentioned that he had the sander fixed for about \$150 and fixed the frame on the one-ton truck. He noted that we are good for snowplowing.

At 8:04 p.m. Councilmember Koford moved to adjourn and was seconded by Councilmember Kelley. The vote was unanimous.

City Recorder

Mayor

Date approved