

PLAIN CITY COUNCIL
MINUTES OF REGULAR MEETING
MAY 21, 2015

The City Council of Plain City convened in a regular meeting on Thursday, May 21, 2015, in the Plain City Hall beginning at 7:00 p.m.

Present: Mayor Bruce Higley, Councilmembers Joel Maw, Mike McKean, Kris Carrigan and Natalie Hale

Excused: Councilmember LaFray Kelley

Staff: Diane Hirschi, Brandon Richards, Jeremy Crowton

Also present: John Leonardi, Jeff Stevens, Christian George and Michelle Kayle

Call to Order: Mayor Higley

Pledge of Allegiance: Councilmember Carrigan

Invocation/Moment of Silence: Councilmember McKean

Approval of Minutes

Councilmember McKean asked Brandon if he has had a chance to look into the escrow ordinance. The Mayor explained that the city is suggesting that the developer pay upfront for the curb, gutter and sidewalk rather than using deferral agreements in the small subdivisions. It was reported that this money could sit in an account for a long time until the city is ready to put in sidewalk in the area. Brandon will look into our ordinance and get back with the council. Diane noted that the council didn't make a motion to appoint Kris Carrigan at the last meeting. This needed to be ratified. **Councilmember McKean moved to appoint Kris Carrigan to fill the council vacancy. Councilmember Hale seconded the motion. Councilmembers Maw, McKean and Hale voted aye. The motion carried. Councilmember Maw moved to approve the minutes from May 7, 2015 as corrected. Councilmember McKean seconded the motion. Councilmembers Maw, McKean, Carrigan and Hale voted aye. The motion carried.**

Comments: Public

There were no comments.

Public Hearing: Disconnection of B&R Development Property – approx. 2775 W North Plain City Road

Councilmember Hale moved to go into a public hearing for the purpose of the disconnection of B&R Development Property. Councilmember Maw seconded the motion. Councilmembers Maw, McKean, Carrigan and Hale voted aye. The motion carried. Christian George reported that he is representing B&R Development. He reported that Brad Hart has liquidated more of this property and this is his last project. He noted there is limitations because of the jurisdictions. He gave the council a packet that shows the property. Just off North Plain City Road there are two acres in Plain City and the rest of the property is in Unincorporated Weber County. The property also abuts Farr West City. He noted that the County won't allow septic tanks because the nearness of the Farr West City sewer line. Christian reported that they have approached Farr West City and they are willing to work with them on the sewer but they wanted to wait until the disconnection of Plain City. Ultimately they want to have the whole development and the improvements in one jurisdiction. The Mayor noted that that the council needs to look closely at this and review all of the information. He suggested that the council digest this information and table it until the next meeting. **Councilmember Maw moved to go out of the public hearing and into the regular meeting. Councilmember Carrigan seconded the motion. Councilmembers Maw, McKean, Carrigan and Hale voted aye. The motion carried.**

Discussion/Motion: Disconnection of B&R Development Property

It was noted that Universal Estates is to the west of Brad Hart's property. It was also noted that sewer only goes east on North Plain City Road to the Homestead Subdivision which is quite a ways from this property. The Mayor reported that a disconnection is very serious and to his knowledge has never happened in the city before. He asked that council to review the information carefully before making a decision. Councilmember McKean asked if the city will ever get sewer up there. The Mayor noted that it will come as it gets developed and the developers will run it. There was a question about our sewer capacity and it was suggested that the engineer look into it. Councilmember Hale asked if the city would provide the trunk line. It was noted that the city doesn't have the money to do so. **Councilmember Maw moved to table this item and look at the information that has been received.**

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Councilmember Carrigan seconded the motion. Councilmembers Maw, McKean, Carrigan and Hale voted aye. The motion carried.

Discussion/Motion: Final Approval – Blue Mountain Subdivision – 2 lots – 4287 W 2500

It was reported that the Planning Commission has recommended final approval of this two lot subdivision. A deferral agreement has been signed. It was noted that if the ordinance changed they will be willing to put the money in an escrow. It was reported that the secondary water pressure is better since Pine View cleaned the lines. The fence line has been resolved. Jeremy Crowton noted that the fire department doesn't have any concerns with it.

Councilmember Hale moved to approve Blue Mountain Subdivision contingent on the recommendations of the Planning Commission and the City Engineer. Councilmember Maw seconded the motion. Councilmembers Maw, McKean, Carrigan and Hale voted aye. The motion carried.

Discussion/Motion: Syringa Franchise Agreement

The Mayor moved this item up on the agenda because the city attorney needs to leave. Brandon reported that the contract itself is alright. The only question still to be answered is what the benefit to the city is. It was noted that no one from Syringa is present. Diane noted that they were given Brandon's number and were supposed to be here tonight. **Councilmember McKean moved to table this item until they produce an answer concerning the financial benefit of the city. Councilmember Carrigan seconded the motion. Councilmember Maw, McKean, Carrigan and Hale voted aye. The motion carried.**

Discussion/Motion: City Website

Councilmember Hale reported that there are three options. The first we could continue with Lori. The second is going with Weebly, which is affordable and she sent the council a link to it a while back. The third is Civic Plus. They are a company that will help and train our staff and house the server. They have a lot of features that would be useful and nice. She noted that residents can sign up and be notified of any new posting. It would also work in the case of an emergency and we could notify people quickly. She reported that they gave her two bids. The basic is \$6,000 to start up and then \$200 per month. The other is \$10,000 to start up plus \$200 per month. The \$10,000 option will automatically be updated in two years. Councilmember Hale noted that it would take about 6 months to get it set up. She noted that she and Diane had a demo with them and it is a good product. She looked at some of the other city sites that they do. She reported that she liked Civic Plus because it is user-friendly and so easily customized. She reported that Colette would have access and could also do scheduling of the parks. They can accept online payments and it is a simple "drag and drop" process. She also likes that Civic Plus will maintain the server. The Mayor feels that our website is for informational purposes only. It was noted that technology changes frequently. There was a concern about a company going out of business and then what happens to the site. It was suggested that we investigate the option of maintaining it on our server and then we wouldn't have to pay the monthly fee. Councilmember Hale noted that the company she works for pays about \$3,500 a year. The Mayor feels that it is a service to provide information to the city but is concerned about spending too much time and money on it. Councilmember Hale pointed out that we are already spending \$2,400 per year. Councilmember McKean would like to build a site and have the office update it. The Mayor noted that that Diane is swamped and the question becomes who will maintain it. Councilmember Hale reported that she previously set up the Weebly site and it wasn't hard to do. Councilmember Carrigan reported that social media is huge and is the way we need to be looking. It was reported that Civic Plus can hook in with Facebook, Twitter and Instagram. Councilmember Hale reported that the Weebly site is in limbo right now but she can send out links again to the council. It was noted that online payments for recreation and celebrations can happen right now through Sportsite on our current website. The Mayor noted that the concern a couple months ago was that our website needs to have current information on it. Councilmember Hale reported that currently, Lori writes code and she is the only person authorized to put something up. A while back, Lori was sick and no one else could put anything up. It was noted that Weebly is compatible to smart phones. It was also discussed that the city needs to be a gate keeper. Councilmember Hale noted that she is willing to do it while she is on the council and then maybe even longer. **Councilmember McKean moved to approve the option of Weebly for the website and train the office staff with maintain the website. Councilmember Carrigan seconded the motion.** Councilmember Hale noted that she will work on the payments and tweak the Weebly site. **Councilmembers Maw, McKean, Carrigan and Hale voted aye. The motion carried.** The Mayor will talk with Lori.

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Motion: Approval of Business Licenses

New

CJD Hauling John Anderson 2489 N 4425 W truck hauling
Jeremy Crowton noted that it is just a home office. **Councilmember Maw moved to approve the business license for CJD Hauling. Councilmember McKean seconded the motion. Councilmembers Maw, McKean, Carrigan and Hale voted aye. The motion carried.**

Motion: Approval of Warrant Register

See warrant register dated 5/01/15 to 05/20/15. It was noted that the bill for Jack's Tire's is for the fire department. Diane noted that door at the Senior Center had to have the hardware switched so the room could be locked when not in use. **Councilmember McKean moved to approve the warrant register as presented. Councilmember Hale seconded the motion. Councilmembers Maw, McKean, Carrigan and Hale voted aye. The motion carried.**

Report: Planning Commission

John Leonardi reported that the Planning Commission approved Blue Mountain Subdivision. They denied Little Learners Preschool because the owner didn't want to comply with the Planning Commission's requirements. She said she may look at it again the first of the year. John noted that they had a work session on Stillcreek. The Planning Commission had a concern about how many more homes our sewer system could handle. They will be looking at the side yard ordinance at their next meeting.

Reports: Council

Councilmember McKean noted that they are working on hiring a full-time parks and recreation assistant. Baseball is going forward. It was noted that there are a lot of teams and the lights are having to be used.

Councilmember Carrigan reported that he talked with Mark Lowther. He also attended staff meeting and met Dusty and Mitch on Tuesday.

Councilmember Hale reported that she needs items for the newsletter next Thursday. There is a 4th of July meeting on Tuesday. She is recommended that Steve and Pat Smith be the Grand Marshalls this year. The council felt that was good.

The Mayor noted that he and Jeremy attended a meeting for the Weber County Emergency Mitigation Plan. He asked Jeremy to explain. Jeremy reported that on a county-wide basis they are preparing a plan to address potential areas of concern and to participate with FEMA as a way to get grant money. They want to mitigate emergencies before they happen. He noted that the County wants each city to designate an emergency manager. The Mayor feels that this should be the fire chief and be added to the job description. Jeremy reported that there was a staff meeting with Diane, Mitch and Dusty and came up with a list of things that could be included on the plan such as lift stations, bridges, generators and seismic upgrades for the fire department and city office. If a grant were applied for, it would be a 80/20 match. The plan needs to be adopted in August and the rough draft should be available in July. It will then have to be open for public comments for 30 days.

The Mayor noted that the school is going down and is taking a while. They are sifting through the materials so everything doesn't have to go to the landfill.

Michelle Kayle noted that she was here from Syringa and got caught in traffic and missed the discussion. The Mayor suggested that she get with Brandon and when everything is worked out, get back on the agenda.

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At 8:13 p.m. Councilmember Hale moved to adjourn and was seconded by Councilmember Maw. The vote was unanimous.

City Recorder

Mayor

Date approved

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