

# SOUTH WEBER CITY COUNCIL MEETING

**DATE OF MEETING:** 9 December 2014

**TIME COMMENCED:** 6:08 p.m.

**PLEDGE OF ALLEGIANCE:** Council Member Casas

**PRAYER:** Council Member Poff

**PRESENT: MAYOR:** Tammy Long

**COUNCILMEMBERS:** Scott Casas  
Randy Hilton  
Michael Poff (excused at 7:24 p.m.)  
Marlene Poore  
David Thomas (excused)

**CITY RECORDER:** Tom Smith

**CITY MANAGER:** Duncan Murray

Transcriber: Minutes transcribed by Michelle Clark

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*A PUBLIC WORK MEETING was held at  
5:30 p.m. to  
REVIEW AGENDA ITEMS*

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**VISITORS:** Bill Lockridge, Rob Osborne, Nancy Hilton, and Jared Bryson.

Mayor Long called the meeting to order and welcomed those in attendance.

**APPROVAL OF THE AGENDA:** Council Member Poff moved to approve the agenda as written. Council Member Poore seconded the motion. Tom called for a roll call vote. Council Members Casas, Hilton, Poff, and Poore voted yes. The motion carried.

**CONFLICT OF INTEREST:** There was none

**CONSENT AGENDA:**

- Approval of November 25, 2014 City Council Work Meeting Minutes
- Approval of November 25, 2014 City Council Meeting Minutes

**Council Member Casas moved to approve the consent agenda. Council Member Poff seconded the motion. Tom called for a roll call vote. Council Members Casas, Hilton, Poore, and Poff voted yes. The motion carried.**

**Presentation by Community Electronic Information Signage (C.E.I.S.):** Bill Lockridge, of Community Electronic Information Signage (C.E.I.S.), said this is a family owned business the deals in constructing, supporting, and maintaining digital signs. He said these signs do more than display advertisements, they provide an array of communication possibilities. He said these signs are automatically tied into the Amber Alert, Senior Alert, and Weather. He said the FBI can have access if they want. The average cost is \$100,000 a piece. LED panel has a life of 12 years. There are six messages that rotate every 8 seconds from advertisers. The City has your own security for a specific panel. He said the City has the ability to scroll messages in 12 seconds. He said there are always concerns as to who will be on this sign. He said they don't allow political agendas, adult businesses, etc. It is totally community minded advertising. He said after driving through South Weber City, he didn't see a lot of infrastructure in the City that would use the sign. He then discussed the location possibilities for a sign on Highway 89 and on the interstate. He said there is limited zoning for these signs. He said the sign needs to be in a commercial area for it to work. He said there are some communities that don't allow LED signs for signs on certain premises. He does have a law firm that will help with amending city codes. Council Member Poff asked about a sign on South Weber Drive near Highway 89 and the park and ride. Council Member Casas discussed the possibilities of this location. Council Member Poff asked Bill if he is anticipating the signs being visible from the highways. Bill said it would help so that the advertisements are filled up. Council Member Poore asked if there are any other cities around here that use this sign. Bill said he doesn't have anything right now in Utah. He did meet with North Salt Lake today. Council Member Poff asked about the landscaping, construction of the sign, etc. Bill said there is absolutely no cost to the City. He said on private property we hire a company to maintain; however, if it is on City property, they would ask the City's Public Works Department to maintain the landscape. Bill explained that all signs are wi-fi based. He said the signs go off at 11:00 p.m. and on at 6:00 a.m. He said these signs are not too bright. Council Member Hilton said there are concerns about not being able to see the information. Bill said in a period of time everybody will see that message. Tom asked if the sign is exclusive to franchises. Council Member Casas asked how local businesses can get on the sign. Bill said businesses wishing to advertise need to go through our own marketing company. The City is in charge of what is put on their spot. Bill said they have affordable pricing to advertise for whoever wants to be on it. The low point is \$325 per month. Bill said the next step to this process would be to put together an agreement and look at possible locations. Bill said he has not done any of these signs in a population less than 12,000. He said this is a 15 year agreement and takes 7 years to break even. Rob Osborne asked what the City is going to do when other sign companies come in and want to do something similar. Bill said we overcome that through what is written into the City ordinance.

**Council Member Poff moved to open the public hearing for Ordinance 14-09. Council Member Casas seconded the motion. Tom called for a roll call vote. Council Members Casas, Hilton, Poore, and Poff voted yes. The motion carried.**

**\*\*\*\*\* PUBLIC HEARING \*\*\*\*\***

**Ordinance 14-09: a rezone request from ULI Holdings LLC for approx. 24.07 acres located at 545 E. 6650 S. (Parcel #13-018-0015) be changed from an R-L-M Zone (RLM) and or Agricultural (A) to a Residential Moderate Zone (RM):** Duncan explained that ULI Holdings LLC is requesting the rezone of approximately 24.07 acres located at 545 E. 6650 S. to be changed from RLM Zone and or A Zone to a Residential Moderate Zone (RM). He said the property is currently owned by one property owner.

Mayor Long asked for any public comment.

Jared Bryson said the major issue is the overhead power lines. He said they are working through this issue. He said the market has changed with less interest in patio homes. He said they will be looking at approximately 55 to 65 units. The lot size will be 9,000 sq. ft. and above.

Rob Osborne said on behalf of the Planning Commission, we approved this because it is consistent with the City’s master plan.

Linda Poll asked about the two accesses in and out of this subdivision. Council Member Poff said there will be two roads off of 6650 South and connection from the two stubs in Canyon Meadows Subdivision.

**Council Member Poff moved to close the public hearing for Ordinance 14-09. Council Member Poore seconded the motion. Tom called for a roll call vote. Council Members Casas, Hilton, Poore, and Poff voted yes. The motion carried.**

**\*\*\*\*\* PUBLIC HEARING CLOSED \*\*\*\*\***

Council Member Poff is concerned about not knowing the current zone of the whole plat. Duncan said we are pretty comfortable that it is RLM going to RM, but there may be a small sliver that is Agricultural. Jared said it is one parcel and the confusion came from having two different developers and the general plan. Council Member Hilton asked about the access. Jared said there will be one access on 6650 South. He said we will be improving our side of the road. Duncan explained that the commercial developer will improve the north side of the road. He said the new road configuration will encourage people to stay off the west end of 6650 South. Jared said the City ordinance allows up to 30 lots before a second access is required. Duncan said there are options that come from phasing the project as well.

**Council Member Casas moved to approve Ordinance 14-09. Council Member Poore seconded the motion. Tom called for a roll call vote. Council Members Casas, Hilton, Poore, and Poff voted yes. The motion carried.**

**Invoice to Weber Basin Water Conservancy District for the Feasibility Study for the Parsons Pit ASR and Recreational Facility:** Tom said a feasibility study was conducted by Bowen & Collins, which was approved last year. He said he and Duncan met with Weber Basin. The study concluded that it can be done; however, it would be costly. If there isn’t an ASR, Weber Basin is willing to look at other options.

**Council Member Poff moved to approve the invoice to Weber Basin Water Conservancy District for the Feasibility Study for the Parsons Pit ASR and Recreational Facility for \$19,893.50. Council Member Hilton seconded the motion.** Further discussion on the motion took place. Council Member Poff requested a meeting with Weber Basin and the City Council to discuss this candidly with them. Council Member Casas is recommending the City Council meet with Parsons in February or March 2015 to discuss dust mitigation. It was decided the City Council needs to meet with the City Attorney concerning Parson's contract. **Tom called for a roll call vote. Council Members Casas, Hilton, Poore, and Poff voted yes. The motion carried.**

**Council Member Poff was excused at 7:24 p.m.**

**Check Register for Nov. 16-30, 2014:** Duncan said he will research the bids for Kastle Rock Excavation.

**Council Member Casas moved to table the check register for November 16-30, 2014 until further information. Council Member Poore seconded the motion. Tom called for a roll call vote. Council Members Casas, Hilton, and Poore voted yes. The motion carried.**

**Resolution 14-28: Final Acceptance Escrow release for Old Pea Vinery:** Tom said Jones & Associates, consulting engineers for South Weber City, has conducted an inspection of the Old Pea Vinery Subdivision and has determined that the improvements in the subdivision have been completed satisfactorily to meet minimum requirements according to City standards and specifications.

**Council Member Casas moved to approve Resolution 14-28. Council Member Hilton seconded the motion. Tom called for a roll call vote. Council Members Casas, Hilton, and Poore voted yes. The motion carried.**

**Resolution 14-29: Appointment to Administrative Control Board of Wasatch Integrated Waste Management District: Resolution 14-30: Appointment to Central Weber Sewer Improvement District Board of Trustees:**

Mayor Long referenced 52-4-102, 1-8-6, and 10-3b-303. Council Member Hilton voiced his concerns with Resolution 14-29 because he has been on the board for one year. He has attended every board meeting and missed only one committee meeting. He has also spent several days attending training sessions. He is curious as to why the Mayor is interested in changing that. He would like to know the reason for the change. He said we have already passed a resolution that states his term is for two years. Council Member Hilton then discussed his experience in City government. Council Member Casas asked if these are paid positions. It was stated these positions are paid. Mayor Long is requesting to appoint her to the Wasatch Integrated Waste Management District and Central Weber Sewer Improvement District Board of Trustees. Mayor Long asked if the deliberation to appoint Council Member Hilton was discussed openly. Council Member Hilton said it was discussed. Council Member Casas has mixed feelings on this. He felt the decision was politically motivated. He feels it should go back to the Mayor, but Council Member Hilton has a valid argument. He is not comfortable making a decision today. Council Member Poore asked about having the positions go back to the Mayor in another year. Council Member Hilton said he was put on the board for two years and he would be more comfortable

with that. Council Member Casas said we are missing two Council Members tonight. Council Member Casas is more comfortable leaving this as is for another year.

**Council Member Casas moved to table Resolution 14-29 and Resolution 14-30 until the end of the assigned terms. Council Member Poore seconded the motion. Tom called for a roll call vote. Council Members Casas, Hilton, and Poore voted yes. The motion carried.**

**Follow up to questions from residents on City website; response protocol:** Tom explained that the Deputy Recorder receives concerns, comments, questions etc. and then distributes them to the person involved. It was decided the council will receive a copy of the responses.

**MAYOR'S ITEMS:**

**COUNCIL MEMBER ITEMS:**

**Council Member Casas:**

**Light Pole Highway 89 off ramp:** Council Member Casas asked about fixing the light pole. Duncan explained that they are aware of it.

**Sewer Board Rate Increase:** A meeting will be held December 18<sup>th</sup> in Marriott/Slaterville.

**PUBLIC COMMENTS:**

**Mosquito Abatement Board:** Rob Osborne asked if the Mosquito Abatement Board falls under the same category as the previous resolutions. It was stated that the City is taking applications for those who are interested in serving on the Mosquito Abatement Board.

**CITY MANAGER ITEMS:**

**Work Session December 16<sup>th</sup> at 6:00 p.m.** Duncan asked the Council if a work session can be scheduled December 16<sup>th</sup> at 6:00 p.m. to discuss his contract. The Council was in agreement.

**CITY RECORDER'S ITEMS:**

**January Retreat:** Tom stated the January retreat will focus on financial and economical development.

**Budget on City Web-site:** The Council discussed posting highlighted items each month on the web-site.

**ADJOURNED:** Council Member Poore moved to adjourn the City Council Meeting at 8:13 p.m. Council Member Casas seconded the motion. Council Members Casas, Hilton, and Poore voted yes. The motion carried.

**APPROVED:** \_\_\_\_\_ Date  
Mayor: Tammy Long

\_\_\_\_\_  
Transcriber: Michelle Clark

Attest: \_\_\_\_\_  
City Recorder: Tom Smith