

SOUTH WEBER CITY CITY COUNCIL MEETING

DATE OF MEETING: 9 July 2019

TIME COMMENCED: 6:01 p.m.

LOCATION: South Weber City Office at 1600 East South Weber Drive, South Weber, UT

PRESENT: MAYOR:

Jo Sjoblom

COUNCIL MEMBERS:

Blair Halverson

Kent Hyer

Angie Petty

Merv Taylor

Wayne Winsor

CITY RECORDER:

Lisa Smith

CITY MANAGER:

David Larson (excused)

FINANCE DIRECTOR:

Mark McRae

Transcriber: Minutes transcribed by Michelle Clark

ATTENDEES: Mark Larsen, Jody Nielsen, Karl Willson, Tammy Long, and Trent Nelson.

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

PLEDGE OF ALLEGIANCE: Councilman Hyer

PRAYER: Councilman Halverson

CONFLICT OF INTEREST: None

NEW EMPLOYEE INTRODUCTIONS:

- a. Jody Nielsen
- b. Karl Willson

Mark Larsen, Public Works Director, introduced Jody Nielsen, and Karl Willson who are new to South Weber City. He said they both come with experience and they are both currently working with the parks.

PUBLIC COMMENTS:

Mayor Sjoblom reminded those in attendance of the proper procedures for public comments. They are as follows:

- a. Please state your name and address

- b. Please keep public comments to 3 minutes or less per person**
- c. Please address the entire city council**
- d. City council will not respond during the public comment period**

Tammy Long, 2178 E. Deer Run Drive, discussed the short term rental conditional use permits. She is aware that this Thursday the Planning Commission will be addressing a couple of conditional use permit applications. She would like to know if the City Council has looked at zoning for short term rentals, and the possibility of zoning in high residential only. She announced cities don't even need to allow short term rentals. She asked if this type of business is considered a home business and if so, it would need to be owner occupied. She questioned if anyone has checked on the code to some of these things. She further voiced that she has had residents ask about audio recordings for the committee meetings. She also queried if there is an audio recording for the recently held Meet the Candidate Night.

APPROVAL OF CONSENT AGENDA:

- a. Minutes June 11, 2019
- b. Minutes June 18, 2019
- c. Minutes June 25, 2019

Councilman Winsor moved to approve the consent agenda as presented. Councilwoman Petty seconded the motion. Mayor Sjoblom called for the vote. Council Members Halverson, Hyer, Petty, Taylor, and Winsor voted aye. Councilman Halverson abstained from the 25 June 2019 meeting as he was excused. The motion carried.

RESOLUTION 19-32 Award Westside Reservoir Rehabilitation Project Contract to DN Tanks: The Westside Reservoir was constructed in the 1950s (estimated), making this reservoir 60-70 years old. It has had a history of leaking. There have been minor repairs made in the past, including sealing of the floor cracks and the floor/wall interface. Repairs only provided temporary relief from the leaking. The city is under State order to repair the leak.

Mayor Sjoblom stated in 2016 and 2017, Jones & Associates provided technical memorandums regarding the Westside Reservoir. In the memorandums, they evaluated the condition of the reservoir and provided a recommendation on rehabilitating versus replacing it.

The reasons for rehabilitation include:

- Get an additional 10-15 years of service life
- Satisfy the State order
- Provides time to properly plan, design, and fund a new reservoir

In June 2019, the City issued a Request for Proposals for the rehabilitation project. Jones & Associates recommended this method rather than low bid because they wanted to evaluate contractors based on qualifications, experience, and cost. Also, the contractors were encouraged to propose alternative solutions.

Mayor Sjoblom reported after receiving and reviewing three (3) proposals, Jones & Associates recommended awarding the rehabilitation project to DN Tanks. In addition to excellent qualifications and experience, their proposal:

- Provided a good rehabilitation solution that consisted of stabilizing the floor along with a flexible interior coating
- Provided options for cost savings

Mayor Sjoblom disclosed they anticipate that this rehabilitation project coupled with a site improvements project will gain 10-15 years of additional life from this reservoir. It should also be noted that the City is proceeding with plans for the replacement reservoir. Currently, they are looking at potential sites and land acquisition options.

Mayor Sjoblom stated DN Tanks has had many years of experience performing tank rehabilitations. They have an excellent project team and references. DN Tanks proposed a flexible interior coating with longer cure time. They will subcontract out polyurethane injection (in lieu of pressure grouting). The total base bid is \$363,930 with alternate bid of \$14,600 for an extended warranty.

Inquiry of the timeline for this project was presented. Councilman Winsor pointed out it will take DN Tanks six weeks after notice to proceed to complete the work.

Councilman Taylor moved to approve RESOLUTION 19-32 Award Westside Reservoir Rehabilitation Project Contract to DN Tanks for \$363,930 with alternate bid of \$14,600 for extended warranty for a total of \$378,530. Councilman Hyer seconded the motion. Mayor Sjoblom called for the vote. Council Members Halverson, Hyer, Petty, Taylor, and Winsor voted aye. The motion carried.

RESOLUTION 19-33 Amend Policies and Procedures Regarding Utah Retirement System Benefits Eligibility: Mayor Sjoblom stated in 2011 the State Legislature made effective Utah Retirement Systems (URS) Tier 2 system. One of the changes provided for is allowing City Councils (governing Bodies) to designate employee position types to be URS (Tier 2) covered or non-covered. South Weber City has previously deemed part-time employees, including elected officials as non-retirement eligible. This resolution will clarify that all part-time employees including elected officials are not eligible.

Councilman Hyer moved to approve RESOLUTION 19-33 Amend Policies and Procedures Regarding Utah Retirement System Benefits Eligibility. Councilman Halverson seconded the motion. Mayor Sjoblom called for the vote. Council Members Halverson, Hyer, Petty, Taylor, and Winsor voted aye. The motion carried.

RESOLUTION 19-34 Adopt 2019 Consolidated Fee Schedule:

Mayor Sjoblom reviewed as the City begins a new fiscal year, rate and fee changes reflected in the new budget need to be adopted as part of the Consolidated Fee Schedule. These changes have previously been discussed and approved by the City Council. Those fees that are part of the monthly utility bill be effective with the bills that go out the end of July. The following fees have increased since the previous schedule was adopted.

1. Monthly Sanitation Fee for garbage collection
2. Monthly Transportation Utility Fee

3. Central Weber Sewer Improvement District Impact Fee
4. Recreation Late Registration Fee

Councilman Winsor moved to approve Resolution 19-34 Adopt 2019 Consolidated Fee Schedule with an addition to Chapter 5 add short term rental license \$50 plus annual fire inspection fee. Councilwoman Petty seconded the motion. Mayor Sjoblom called for the vote. Council Members Halverson, Hyer, Petty, Taylor, and Winsor voted aye. The motion carried.

NEW BUSINESS:

Mayor Sjoblom expressed she has been contacted by many residents interested in a cemetery. Recently, a resident approached her about the cost to go outside the City is double what residents of that city pay. She requested Mark McRae investigate the possibility of South Weber City working with another neighboring city. She asked if the City Council is interested in participating in the Country Fair Days Parade. The Council expressed a desire to participate in the parade and Staff was directed to register. It was made known the banners will not be put up.

Councilman Winsor addressed Tammy Long's public comments noting committee meetings are not a public meeting; therefore, not required to be recorded. He emphasized no decisions are made in those meetings. There was also no recording for Meet the Candidate Night because it was not necessary by State law to do so.

Councilman Hyer reported that Lisa Carter who has served with the Country Fair Days Little Buckaroo Rodeo passed away. She has been an active resident of this community and will be dearly missed. Councilwoman Petty requested the City find a way to recognize her for all her service with the rodeo. Mayor Sjoblom enjoined Mark McRae to ask David Larson about an appropriate commemoration.

REPORTS

Mayor Sjoblom: She reported that the Economic Development Committee met last week. They received a list of deficits in services and retail store types in Davis County. She received traffic counts for both ends of City from 2016. The traffic counts include:

- o I-84 and 475 E. – 2300
- o US 89 and South Weber Drive – 56,000
- o Concentration for development should be on the east end of the City

Mayor Sjoblom recommended hiring a graduate student from U of U or BYU to help with economic development planning.

Mayor Sjoblom met with the two local school principals to determine possible needs for Safe Routes to School grant. Consensus that top priority should be a trail going from View Drive to Charter School and SR-60. She has been meeting with property owners to gain access.

Councilman Taylor: He pronounced the Davis County Sheriff's Department is in the process of painting their vehicles from black to white. Also, he sought information on the Laurie Gale property located on 2700 East which has large machinery and work ongoing. Brandon Jones replied it is for the geotechnical studies. Councilman Taylor reported a South Weber Water

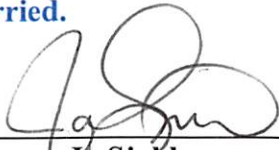
District Meeting will be held tomorrow night at 5:00 p.m. to discuss the snails in the secondary water line if anyone is interested in attending.

Councilman Winsor: The Finance/Administration Committee recently met to discuss the City's Procurement Policy. He revealed there was discussion about limits and adding a small purchase clause. The committee has received a revised draft which will be reviewed and given to the City Council. The Municipal Utilities Committee recently met to discuss alternate approaches for fiber optic that doesn't require the City to back the capital. Mayor Sjoblom recommended the possibility of Utopia having a booth at Country Fair Days to provide information to Citizens.

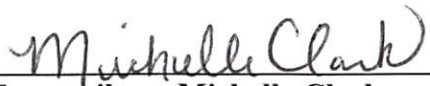
Mark McRae, Finance Director: There will be a Municipal Utilities Committee meeting this Friday. Councilman Winsor said he will not be able to attend. Mark divulged the City officially adopted a Redevelopment Authority (RDA) in the past. He related the City has until August 5, 2019 to either register the RDA as an entity with the state or to dissolve it. An RDA is one available tool for economic development so the Council will need to determine if it is the method they would like to utilize.

Brandon Jones, City Engineer: He reported that phase 1 of South Bench Drive is currently underway. He said the sidewalk project by Skyhaven Cove is nearly completed and the contractor will be starting on the portion by 475 East. He announced UDOT has started construction on South Weber Drive but will add an inlet box before the milling takes place. That work could take a couple of weeks to complete. He emphasized there will be biweekly meetings held with UDOT at the City Office. The completion date is September 15, 2019. UDOT has indicated they will begin on the east end of the City.

ADJOURNED: Councilman Taylor moved to adjourn the Council Meeting at 6:46 p.m. Councilman Hyer seconded the motion. Council Members Hyer, Halverson, Petty, Taylor and Winsor voted yes. The motion carried.

APPROVED:  Date 7/23/19

Mayor Jo Sjoblom



Transcriber: Michelle Clark

Attest: 

City Recorder: Lisa Smith