

## SOUTH WEBER CITY COUNCIL AGENDA

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**PUBLIC NOTICE** is hereby given that the City Council of SOUTH WEBER CITY, Utah, will meet in a regular public meeting commencing at 6:00 p.m. on Tuesday, September 13, 2022, in the Council Chambers at 1600 E. South Weber Dr. You may also email [publiccomment@southwebercity.com](mailto:publiccomment@southwebercity.com) for inclusion with the minutes.

**OPEN** (Agenda items may be moved in order or sequence to meet the needs of the Council.)

1. Pledge of Allegiance: Mayor Westbrook
2. Prayer: Councilman Dills
3. Public Comment: Please respectfully follow these guidelines.
  - a. Individuals may speak once for 3 minutes or less: Do not remark from the audience.
  - b. State your name & city and direct comments to the entire Council (They will not respond).

### **PRESENTATIONS**

4. Recognition of 2022 Country Fair Days Committee
5. 2022-23 Youth City Council Oath of Office
6. Davis County Sheriff's Office (DCSO) Quarterly Report

### **ACTION ITEMS**

7. Consent Agenda
  - a. August 9, 2022 Minutes
  - b. August 23, 2022 Minutes
  - c. August Check Register
8. Flag Volunteer License
9. Resolution 22-44: Moderate Income Housing Plan

### **REPORTS**

10. New Business
11. Council & Staff
12. Adjourn

*In compliance with the Americans with Disabilities Act, individuals needing special accommodations during this meeting should notify the City Recorder, 1600 East South Weber Drive, South Weber, Utah 84405 (801-479-3177) at least two days prior to the meeting.*

The undersigned City Recorder for the municipality of South Weber City hereby certifies that a copy of the foregoing notice was mailed/mailed/posted to: City Office building, Family Activity Center, City Website <http://southwebercity.com/>, Utah Public Notice website <https://www.utah.gov/pmni/index.html>, Mayor and Council, and others on the agenda.

**DATE:** 09-06-2022

**CITY RECORDER:** Lisa Smith



# CITY COUNCIL MEETING STAFF REPORT

## MEETING DATE

Date 09-13-2022

## PREPARED BY

Name Hayley Alberts

Title Council Member

## ITEM TYPE

Presentation

## ATTACHMENTS

none

## PRIOR DISCUSSION DATES

n/a

## AGENDA ITEM

Recognition of 2022 Country Fair Days Committee

## PURPOSE

Country Fair Days has long been thought of as the best week of the year in South Weber and this year was certainly no different! Thanks to amazing chairs, organizers, volunteers, and city employees, we wrapped up yet another amazing week here in South Weber.

Country Fair Days would not exist without the many volunteers who share their time and talents to make this cherished tradition continue. We would like to thank them for their hard work in their respective events: Brady Jacques who spearheaded the Golf Tournament and Matt Wren who took care of the Pickleball Tournament. The Michael and Amy Poff & Family for the amazing Monday Night Dinner which ran so smoothly and the Ukena Family for taking on the beloved game "Let's Make A Deal". Alex Keetch and the Lisa Carter family took over the highly successful Little Buckaroo on Tuesday Evening. Natalie Browning kicked off Wednesday night's events with the Kids K, followed by Jill Kap and Jeni Poll who put on the Old Timer's Baseball Game in the park followed by Movie Night in the Park sponsored by the Youth City Council. Chris Buckway took charge of the 3 on 3 basketball games and Curtis Brown who arranged the Swim Party for Friday Night. For the Memorial Race and all their amazing prizes, we have Marty and Lisa Harwood to thank and Diana Cox for the wonderful parade. Tani Lynch made sure we had several booths and vendors to visit, and Molly Collins, Michele Bowen and Ben Bowen took on the Saturday entertainment – which was incredible. Vicki Christensen was over the car show and Lacey Loveland made sure the Pepsi wagon was at all the events so we could indulge ourselves every night and again. The fun hints to find the Sweet Shoppe was arranged by Candace Mikesell. A special thanks to Vicki and Keith Christensen and Marci Poll who was always in the background helping, our wonderful Public Works staff always on scene to ensure everything was set up and ready for the day's event and Davis County Sheriff's and our own Fire Department who were on scene to keep everyone safe. To all of you – we give you thanks.

We would all be lost without our event chairs, Tani Lynch and Traci Weiss. These incredible ladies start planning nearly a year in advance. They are behind the scenes for every event before they even begin and after the end. We want to give our acknowledgement to their families who support them through this busy time and a special thanks to them for ensuring that this beloved tradition continues!

**2 chairs (Tani and Traci), 18 volunteers**

Brady Jacques - Golf Tournament

Matt Wren - Pickleball Tournament

Michael & Amy Poff & Family - Monday Night Dinner

Gail Ukena & Family - Let's Make a Deal

Alex Keetch & Lisa Carter Family - Lil' Buckaroo

Natalie Browning - Kids K

Jill Kap & Jeni Poll - Old Timers Baseball Game

YCC - Movie Night in the Park

Chris Buckway - 3 on 3 basketball tournament

Curits Brown - Swim Night

Marty & Lisa Harwood - Memorial Race

Tani Lynch - Vendor Booths

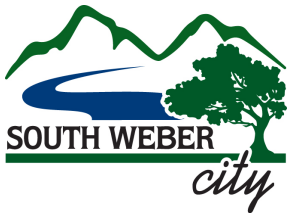
Molly Collins, Michele & Ben Bowen - Saturday Entertainment

Vicki and Keith Christensen - Car Show & Behind the scenes help

Lacee Westbroek Loveless - Pepsi Wagon

Candace Mikesell - Sweet Shoppe

Marci Poll - additional help



# CITY COUNCIL MEETING STAFF REPORT

MEETING DATE

09-13-2022

PREPARED BY

Angie Petty  
Councilwoman

ITEM TYPE

Presentation

ATTACHMENTS

na

PRIOR DISCUSSION DATES

na

AGENDA ITEM

Swearing in of 2022-23 Youth City Council members

PURPOSE

Every year, September 1<sup>st</sup> marks the beginning of the one-year term for Youth City Council members. This is our first meeting in September, and we would like to formally swear in the Youth City Council (YCC) members for the 2022-23 year.

Members:

Summer Gee

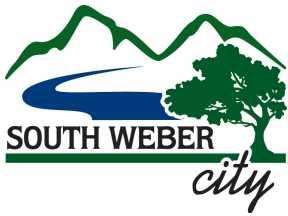
Oliva Packer

London Nicholas

Lexie Alberts

Halle Shupe

Reese Koford



# CITY COUNCIL MEETING STAFF REPORT

MEETING DATE

09-13-2022

PREPARED BY

Lisa Smith  
Recorder

ITEM TYPE

Presentation

ATTACHMENTS

NA

PRIOR DISCUSSION DATES

NA

AGENDA ITEM

Davis County Sheriff's Office Quarterly Report

RECOMMENDATION

NA

BACKGROUND

City Council has requested quarterly reports to review staffing and violation statistics and share significant events which have occurred. DCSO last reported on 05-24-2022.

ANALYSIS

NA

# SOUTH WEBER CITY CITY COUNCIL MEETING

**DATE OF MEETING:** 9 August 2022

**TIME COMMENCED:** 6:00 p.m.

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

**PRESENT: MAYOR:**

Rod Westbroek

**COUNCIL MEMBERS:**

Hayley Alberts  
Joel Dills  
Blair Halverson  
Angie Petty  
Quin Soderquist

**COMMUNITY SERVICES DIRECTOR:** Trevor Cahoon

**CITY RECORDER:** Lisa Smith

**Minutes:** Michelle Clark

**ATTENDEES:** Paul Sturm, Michael Grant, and Jace Nelson.

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

**1. Pledge of Allegiance:** Councilman Soderquist

**2. Prayer:** Councilwoman Alberts

## ACTION ITEMS

Councilman Halverson moved to open the public hearing for the proposed tax increase. Councilwoman Petty seconded the motion. Mayor Westbroek called for the vote. Council Members Alberts, Dills, Halverson, Petty, and Soderquist voted aye. The motion carried.

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

### **3. Public Hearing on Proposed Tax Increase**

Community Services Director Trevor Cahoon reported the public hearing tonight is to discuss the proposed FY 2023 tax rate which is 0.001522. During the South Weber City budget process, the Council anticipated maintaining the FY 2022 rate. However, when informed just how drastically home values changed (36% increase), the City Council opted to decrease the rate, while still capturing additional revenue to help with inflationary costs. The Council suggested increasing the rate to 0.001273, which is close to 10% more than the proposed county rate of 0.00158. The county's proposed tax rate considers the current value of a home and proposes the tax rate that will give the same exact revenue amount. Because the Council is planning to increase the rate to 0.001273 and will be recouping more revenue from that tax rate, the city is required to hold this Truth and Taxation Public Hearing.

- South Weber tax on a \$560,000 residence would increase from \$356.66 to \$392.08 which is \$35.42 per year or equivalent to \$2.96 per month.
- South Weber tax on a \$560,000 business would increase from \$648.48 to \$712.88 which is \$64.40 per year.

- If the proposed budget is approved, South Weber would increase its property tax budgeted revenue by 9.94% above last year's property tax budgeted revenue excluding eligible new growth.

Mayor Westbroek asked if there was any public comment.

**Michael Grant of South Weber City** understood the city has to meet ongoing expenses and keep up with inflationary costs. He cautioned being mindful of expenses including too many houses per acre.

**Jason Nelson of South Weber City** voiced opposition to increasing property taxes. The city has more homes which will bring a higher amount than ever before. The high inflation rate is negatively affecting the citizens and they need their money more than the city does.

**Councilwoman Alberts moved to close the public hearing for the proposed tax increase. Councilman Halverson seconded the motion. Mayor Westbroek called for the vote. Council Members Alberts, Dills, Halverson, Petty, and Soderquist voted aye. The motion carried.**

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

Councilman Soderquist explained the county proposed tax maintains the city's tax amount and does not account for inflation. The city followed that recommendation for more than three decades. As the cost to maintain roads and infrastructure went up, the city did not adjust the tax rate. The government approach to taxation is you cannot increase the tax without letting people know. In order for the city to account for inflation, the tax rate has to change. If the city does not maintain the rate and keep up with inflation, then the money has to come from somewhere else. This year property values increased by 36% which is an unreasonable amount for the city to maintain the tax rate. He encouraged citizens to attend hearings when other entities are trying to raise taxes. The option are: (1) keep the tax amount and go in the hole, (2) keep the tax rate to stay with inflation, or (3) adjust somewhere in between and not hold to the rate or the tax.

Councilman Halverson expressed the city has very little tax base to help with revenue stream. Councilman Dills voiced frustration with taxes but agreed the city needs money to be able to function. Councilwoman Alberts echoed nobody likes to see their taxes raised. She reviewed places in the city that need improvements and without grant money the city needs to have a way to pay. Councilwoman Petty appreciated what had been said and she supported the proposed rate.

**ADJOURN: Councilman Halverson moved to adjourn the Council Meeting at 6:24 p.m. Councilwoman Alberts seconded the motion. Mayor Westbroek called for the vote. Council Members Alberts, Dills, Halverson, Petty, and Soderquist voted aye. The motion carried.**

**APPROVED:** \_\_\_\_\_ **Date** 09-13-2022

**Mayor: Rod Westbroek**

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

**Attest:** \_\_\_\_\_  
**City Recorder: Lisa Smith**

# SOUTH WEBER CITY CITY COUNCIL MEETING

**DATE OF MEETING:** 23 August 2022

**TIME COMMENCED:** 6:00 p.m.

**LOCATION:** Council Chambers at 1600 East South Weber Drive, South Weber, UT

**PRESENT: MAYOR:**

Rod Westbroek

**COUNCIL MEMBERS:**

Hayley Alberts  
Joel Dills  
Blair Halverson  
Angie Petty  
Quin Soderquist

**FINANCE DIRECTOR:**

Mark McRae

**CITY ATTORNEY:**

Jayne Blakesley

**CITY MANAGER:**

David Larson

**COMMUNITY SERVICES DIRECTOR:** Trevor Cahoon

**CITY RECORDER:**

Lisa Smith

**Minutes:** Michelle Clark

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**ATTENDEES:** Paul Sturm, Michael Grant, Ralph Knudsen, Lynn Poll, Jeremy Davis, and Gary Boatright.

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

**1. Pledge of Allegiance:** Councilman Halverson

**2. Prayer:** Mayor Westbroek

**3. Public Comment:** Please respectfully follow these guidelines:

- Individuals may speak once for 3 minutes or less: Do not remark from the audience.
- State your name & city and direct comments to the entire Council (They will not respond).

**Paul Sturm of South Weber City** complained the Planning Commission packet did not contain all the options for Moderate-Income Housing.

**Lynn Poll of South Weber City** opined the city has a spending problem and should not be raising taxes. He indicated new vehicles at the fire department as an example. He denounced the dust coming from the construction company at the top of the hill in Layton City. He also noted the traffic at South Weber Elementary needs reconfiguration.

**Ralph Knudsen of South Weber City** had a streetlight in front of his home that has been out for over a year and requested it be repaired.



Michael Grant of South Weber City reviewed Planning Commission spoke about higher density zones to satisfy moderate-income housing requirements. He believed the R-7 is dense enough as traffic problems would only increase. He disagreed on an increase for the Planning Commission. He asked for an update on the “No Turn on Red” sign at 2700 East South Weber Drive.

ACTION ITEMS

**4. Consent Agenda**

- July 12 Minutes
- July 26 Minutes
- July Check Register

Councilman Soderquist moved to approve the consent agenda. Councilwoman Alberts seconded the motion. Mayor Westbrook called for the vote. Council Members Alberts, Dills, Halverson, Petty, and Soderquist voted aye. The motion carried.

Councilman Halverson moved to open the public hearing for Title 10 Chapter 3 Planning Commission Section 1 Established and Planning Commission Stipend Amount. Councilwoman Alberts seconded the motion. Mayor Westbrook called for the vote. Council Members Alberts, Dills, Halverson, Petty, and Soderquist voted aye. The motion carried.

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

**5. Title 10 Chapter 3 Planning Commission Section 1 Established and Planning Commission Stipend Amount:**

Mayor Westbrook asked if there was any public comment.

Gary Boatright of South Weber City expressed as a resident and member of the Planning Commission he opposed an increase. When he applied, he wanted only the opportunity to serve. He researched what other cities pay their Planning Commissions and only Washington City pays \$150 each month .

Jeremy Davis of South Weber City supported the increase in the stipend and mentioned people’s time is worth something. He acknowledged he is willing to pay extra in taxes for the City Council to receive an increase as well.

Councilwoman Alberts moved to close the public hearing for Title 10 Chapter 3 Planning Commission Section 1 Established and Planning Commission Stipend Amount. Councilman Halverson seconded the motion. Mayor Westbrook called for the vote. Council Members Alberts, Dills, Halverson, Petty, and Soderquist voted aye. The motion carried.

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

The Planning Commission is currently paid \$63.00 per month or \$189 per quarter. It was proposed to increase the stipend to \$150 per month. Councilwoman Petty favored the increase because it shows appreciation for their service. Councilman Soderquist reported if the increase is adopted, South Weber City would have one of the highest paid Planning Commissions in the state. He supported leaving it at \$63.00 per month. Councilman Halverson agreed. Councilwoman Alberts did not favor the increase.

**6. Ordinance 22-13: Title 10 Chapter 3 Section 1 Planning Commission Established**

City Attorney Jayme Blakesley reviewed state law regarding the process for establishing compensation rates of City Council and Planning Commission members. Current city code outlines a different process than what state law dictates necessitating a change to city code no matter the amount of stipend chosen.

**Councilwoman Alberts moved to approve Ordinance 22-13: Title 10 Chapter 3 Section 1 Planning Commission Established amending the stipend to \$70 per month. Councilman Halverson seconded the motion. Mayor Westbroek called for the vote. Council Members Alberts, Dills, Halverson, and Soderquist voted aye. Councilwoman Petty voted nay. The motion carried 4 to 1.**

**7. Resolution 22-41: Certified Property Tax Rate of 0.001273**

Each year the city must adopt the certified tax rate to allow the county to collect property taxes on the city's behalf and distribute them once collected. On August 9, 2022 the City Council held a Truth-in-Taxation hearing on the proposed certified tax rate of 0.001273. This is a decrease of 16% from the 2021 certified tax rate of 0.001522. Councilman Soderquist questioned if the city should accept the county's amount and pull from city funds that have been saved for a rainy day. Finance Director Mark McRae pointed out if the certified tax rate is changed, then the Council needs to decide what expenditures in the budget will be adjusted.

Councilwoman Alberts recounted the city being behind and the possibility of falling further behind. Councilman Dills added he did not like the idea of taking from the future to pay for something now. He charged there will be a higher cost for items next year and cutting expenditures is not a reasonable proposition at this time. Councilman Halverson favored the proposed rate because he still thinks the city's budget is underfunded and cannot function with current inflation rates. He encouraged holding the 2021 rate. Councilwoman Petty agreed.

Councilman Dills proclaimed there are tax relief options. Mr. McRae stated in the state of Utah the counties collect property taxes, so they also offer deferral programs. Mayor Westbroek acknowledged all the hard work that has gone into the budget. He communicated the city is trying to function and is not asking for more than is needed given the high inflation in the last six months.

**Councilwoman Alberts moved to approve Resolution 22-41: Certified Property Tax Rate of 0.001273. Councilman Dills seconded the motion. Mayor Westbroek called for the vote. Council Members Alberts, Dills, Halverson, and Petty voted aye. Councilman Soderquist voted nay. The motion carried 4 to 1.**

**8. Resolution 22-42: Final 2022-23 Budget with Consolidated Fee Schedule**

Staff and the City Council have worked together over the past several months to put together a balanced budget for all funds which is fiscally responsible and meets the needs of the city for the fiscal year ending June 30, 2023. A public hearing was held on June 8, 2021 for public comment on the Tentative Budget. Included as part of the budget is the Comprehensive Fee Schedule which will also become effective July 1, 2022. Finance Director Mark McRae will amend the budget item for the Planning Commission stipend approved earlier.

**Councilwoman Petty moved to approve Resolution 22-42: Final 2022-23 Budget with Consolidated Fee Schedule. Councilman Halverson seconded the motion. Mayor Westbroek called for the vote. Council Members Alberts, Dills, Halverson, and Petty voted aye. Councilman Soderquist voted nay. The motion carried 4 to 1.**

### 9. Ordinance 22-14: Chapter 12 Flood Control

Dana Shuler, of Jones & Associates, reported Title 12 Flood Control is South Weber City's ordinance to guide development in floodplains. FEMA recently issued new maps and studies for Davis County which must be adopted by the effective date of September 15, 2022 or flood insurance policy holders the risk losing their insurance coverage. Staff from administration, legal, engineering, and planning along with a FEMA Region 8 representative have reviewed this new ordinance. A public hearing was held on July 14, 2022 at the Planning Commission. After receiving public input, the Planning Commission voted to recommend adoption of the new ordinance. Some minor changes were made afterward by the city attorney and "community" was changed to "city".

**Councilwoman Petty moved to approve Ordinance 22-14: Chapter 12 Flood Control. Councilman Soderquist seconded the motion. Mayor Westbrook called for the vote. Council Members Alberts, Dills, Halverson, Petty, and Soderquist voted aye. The motion carried.**

### 10. Digital Sign

The Mayor and City Council have discussed the city's digital sign in front of Maverik on South Weber Drive many times. Staff received email confirmation from UDOT on Wednesday, June 29, 2022 that "the department agrees that this is a viable option for solving the sight triangle issue and will remove the no right turn on red condition when the sign is moved." Yesco has provided an official bid to move the sign to the south at \$7,311.00. Preparation work to remove the two side columns will be no more than \$1,500. A total project budget has been established at \$9,000. Councilman Halverson voiced his distress with the cost to move the sign because citizens cannot follow the law. Councilman Soderquist disagreed and proffered the intersection will be safer.

**Councilman Soderquist moved to approve the digital sign reconfiguration for \$9,000. Councilwoman Alberts seconded the motion. Mayor Westbrook called for the vote. Council Members Alberts, Dills, Petty, and Soderquist voted aye. Councilman Halverson voted nay. The motion carried 4 to 1.**

## DISCUSSION

### 11. Moderate-Income Housing

Community Services Director Trevor Cahoon reported 2022 House Bill 462 - Utah Housing Affordability Amendments became law on June 1st, 2022. This law modified many of the provisions related to affordable housing that were in the 2019 SB 34 legislation. In order to ensure that jurisdictions are not only envisioning the increase of moderate-income housing but establishing concrete steps to make it happen, HB 462 amends the code to require the inclusion of an implementation plan. In their August meeting the Planning Commission passed the recommendation of options (A), (B), (E), (F), (X), and (W) as potential items and wished to let the City Council make the ultimate decision on what to include.

Mr. Blakesley cautioned the City Council not try to sidestep the requirements from the state. He expressed failure to comply would have a political and not a practical consequence. Mr. Larson added the city would be ineligible for state funding if they do not comply. Councilman Soderquist lamented the legislature's attempt to lower housing costs does not work because of the small size of South Weber. He questioned if there is a means to request an exception. The City Council asked staff to return with plans for options (B), (E), (F), and (I).

**REPORTS**

**12. New Business**

**Update on Streetlight Service:** David Larson reported Black & McDonald is aware the streetlight located by Mr. Knudsen is out and assured him it will be fixed within 14 days. Councilman Soderquist wondered if there is a problem with follow up on complaints. Mr. Larson responded there is a process on the city website to file work orders and they are emailed directly to the staff responsible.

**13. Council & Staff**

**Mayor Westbroek:** announced Wasatch Integrated Waste Management District Landfill has completed the dome portion which should be much better for South Weber.

**Councilman Dills:** reported on the Day of Service September 10th. The city has a list of projects that will be posted on the city website and given to larger organizations throughout the city. He reviewed the adopt-a-park concept, recounted the Train Club offers rides with donations, and requested Davis County Sheriff's Department report on the quarterly number of speeding tickets. He relayed the Code Committee met and is working on the re-write of the R-7 Zone and business licensing.

**Councilwoman Alberts:** encouraged everyone to support the Day of Remembrance at the Davis County Fairgrounds September 7-10. She solicited ideas for an upcoming Scarecrow Festival. The Public Safety Committee met with South Weber Elementary and Highmark about traffic issues. South Weber Elementary is already looking at options that must be approved by the school board.

**Councilman Soderquist:** communicated he toured the Staker Parsons gravel pit with Mayor Westbroek, Trevor Cahoon, and David Larson. Fugitive dust amounts are high. Councilman Halverson acknowledged Mr. Poll's concerns with the company in Layton City who is crushing cement. He queried who could help since its outside of our jurisdiction. Mayor Westbroek will pass the information to the County Commissioners. David Larson will contact the county administrators.

**Councilwoman Petty:** petitioned for applicants to serve on the Youth City Council.

**City Manager David Larson:** explained the new seating configuration is part of staff's solution for upgrading city hall at a minimal cost. More complete plan will come forward after bids are received.

**ADJOURN:** Councilwoman Petty moved to adjourn the council meeting at 8:49 p.m. Councilman Halverson seconded the motion. Mayor Westbroek called for the vote. Council Members Alberts, Dills, Halverson, Petty, and Soderquist voted aye. The motion carried.

**APPROVED:** \_\_\_\_\_ Date 09-13-2022

**Mayor: Rod Westbroek**

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

**Attest:** \_\_\_\_\_  
**City Recorder: Lisa Smith**

**From:** [Gary B.](#)  
**To:** [Public Comment](#)  
**Subject:** Proposed Stipend Increase for Planning Commission  
**Date:** Tuesday, August 23, 2022 8:51:49 AM  
**Attachments:** [07-16-19 CC Planning Commission Pay.pdf](#)

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Dear Mayor and Members of the City Council,

As a resident and a member of the planning commission I respectfully ask you to vote no for the 217% increase in the stipend for members of the planning commission. The amount is out of line with cities of a comparable size to South Weber and is an irresponsible use of taxpayer funds. I appreciate the willingness of the council to show appreciation for the work of the planning commission but a 217% increase in the monthly stipend is not the responsible way to express your gratitude.

In 2019 Ogden City discussed providing a stipend for their planning commission. The city did their work and tapped into a survey from the Utah City/County Management Association (page 6 of the attached PDF). The survey is several years old, but from additional research I concluded that most of these figures are still accurate today.

As you can see, only one other city has a stipend of \$150 - Washington City. Most of the stipends are between \$25 and \$50 a month. Increasing the monthly stipend to \$150 a month is an irresponsible use of taxpayer funds, especially in a city that has significantly increased taxes and fees in recent years.

If you feel a need to raise the stipend, raise it to \$50 a month - no more. For a city of our size, this is more than enough compensation.

Each of you knows that public service is just that - service. No one runs for office or volunteers for a position in the community to get rich or to supplement income. They do it to be of service and to better the community they call home.

Please vote no on the stipend increase. The proposal is irresponsible and does not align with the stipends of other cities of a comparable size and situation of South Weber.

Kind regards,  
Gary Boatright



### PLANNING COMMISSION PER DIEM

- Ordinance Amending Ogden Municipal Code § 3-3-2 to Allow for Per Diem
- Resolution Establishing Per Diem Amount

#### *Actions:*

1. Adopt or Not Adopt Ordinance
2. Adopt or Not Adopt Resolution

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*Executive Summary* The Council will consider an Ordinance amending Ogden Municipal Code § 3-3-2 to authorize per diem payments for planning commissioners. The Council will also consider a Resolution setting the per diem amount.

#### *Background*

During the Council's September 25, 2018 strategy session and again in the April 30, 2019 strategy session, the Council discussed providing a stipend or per diem for planning commission members. Prior research by Council staff showed that most of the cities in northern Utah provided compensation for planning commissioner. (A copy of that research is attached.) Council members agreed that a stipend would be appropriate if tied to attendance. Planning Commissioners currently receive a \$500 stipend for electronic equipment when appointed and are reimbursed for official expenses.

The FY2019-2020 budget, adopted by the Council on June 18, 2019, included \$11,000 in funding for planning commission stipends. The Ogden Municipal Code requires an amendment to authorize a per diem payment to planning commissioners.

#### **June 18, 2019**

The Administration transmitted a request to amend Ogden City Code to allow planning commissioners to receive a stipend for commission meeting attendance.

#### *Proposal*

The Administration is proposing that Ogden Municipal Code § 3-3-2 be amended to provide that the "City Council may, by resolution, fix per



diem compensation for the members of the planning commission based on meetings actually attended.” If the amendment to the ordinance is adopted, the Council must also establish the amount of the per diem by resolution. Planning Commissioners will continue to be reimbursed for expenses incurred while acting in their official capacity, per existing ordinance language.

The Administration conducted a Planning Commission Compensation Survey to determine the amount other cities were paying their planning commissioners. Based on their analysis, the Administration is recommending a per diem amount of forty-five dollars (\$45.00) for each meeting attended.

### *Attachments*

Planning Commission Compensation Research - 2017  
Administrative Transmittal  
Proposed Ordinance  
Proposed Resolution

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**Council Staff Contact: Janene Eller-Smith, (801)629-8165**

# *Planning Commission Compensation*

Compiled by: Amy Sue Mabey  
February 28, 2017

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## **Background**

Information has been requested about how Ogden's Planning Commissioners are compensated and what options can be considered to expand what is now provided. Planning Commissioners currently have access to a stipend of up to \$500, per appointed term, for the purchase of electronic equipment with a submitted receipt.

## **Other Utah Communities**

### Salt Lake City

No pay but a dinner is provided prior to each meeting at an \$11 per diem per person. iPads were purchased for each Commissioner, but most have preferred to use their own equipment, with no reimbursement provided for this use.

### Provo City

No compensation is provided.

### Murray City

\$25 per meeting, but this is anticipated to be raised to \$40 per meeting on July 1. No dinner is provided and meeting information is provided in a paper form.

### Sandy City

\$80 per meeting (contingent on meeting attendance). Additionally, Planning Commissioners are taken on a tour and provided dinner prior to meetings. APA Memberships are paid and there is also a small training budget for Planning.

### Logan City

\$25 per meeting (contingent on attendance) and dinner before each meeting.

### UCMA Survey

Attached is a UCMA Survey which provides additional information regarding compensation options and how these vary from city to city. Of the 49 responding cities, there are 37% that don't provide a stipend payment and 63% that do. However, this number does not take into account meals and other stipends because the information wasn't directly sought out as this information was gathered.



**Fiscal Note**

This fiscal note takes into consideration the cost of implementing various ways that Planning Commissions are being compensated in Utah.

<b>Planning Commission Compensation/Stipend Options</b>											
Monthly stipend/ regular meeting attendance \$25		\$225		\$225		\$225					
Monthly stipend/regular meeting attendance					\$450		\$450	\$450			
Regular meeting & work session attendance \$50 per meeting									\$900	\$900	\$900
Regular meeting meal \$10 per meal	\$120			\$120			\$120			\$120	
Regular meeting & work session meal			\$240			\$240		\$240			\$240
Cost per month:	\$120	\$225	\$240	\$345	\$450	\$465	\$570	\$690	\$900	\$1,020	\$1,140
<b>Annual:</b>	<b>\$1,440</b>	<b>\$2,700</b>	<b>\$2,880</b>	<b>\$4,140</b>	<b>\$5,400</b>	<b>\$5,580</b>	<b>\$6,840</b>	<b>\$8,280</b>	<b>\$10,800</b>	<b>\$12,240</b>	<b>\$13,680</b>

## UCMA Survey of Pay for Planning Commissioners in Utah Cities

City	Pay
Orem	No Pay, dinner
Pleasant Grove	No Pay, dinner
American Fork	No Pay
Blanding	No Pay
Brigham City	No Pay
Eagle Mountain	No Pay
Ephraim	No Pay
La Verkin	No Pay
Nephi	No Pay
Ogden	No Pay
Parowan	No Pay
Provo	No Pay
Richfield	No Pay
Santa Clara	No Pay
Santaquin	No Pay
Springville	No Pay
Washington Terrace	No Pay
Payson	No Pay
Lehi	\$95/meeting + iPad
Sandy	\$80/meeting + dinner
Alta	\$75/meeting
Highland	\$56/meeting
Riverdale	\$50/month
Clearfield	\$50/meeting   \$75/meeting PC Chair
Bountiful	\$50/meeting
Cedar Hills	\$50/meeting
Draper	\$50/meeting
Heber	\$50/meeting
Hyde Park	\$50/meeting
Nibley	\$50/meeting
Saratoga Springs	\$50/meeting
South Jordan	\$50/meeting
Taylorsville	\$40/meeting
Centerville	\$35/meeting   \$50/meeting PC Chair
Clinton	\$35/meeting   \$50/meeting PC Chair
West Point City	\$35/meeting   \$45/meeting PC Chair
Enoch	\$35/meeting
South Salt Lake City	\$35/meeting
West Valley	\$33/meeting
Enterprise	\$30/meeting
South Ogden	\$25/month + \$25/meeting
Cottonwood Heights	\$25/meeting
Farmington	\$25/meeting
Pleasant View	\$25/meeting
Roosevelt	\$25/meeting
Price	\$20/meeting per diem
Midvale	\$20/meeting
Washington City	\$150/meeting
St. George	\$100/month



# Ogden City Council Transmittal

Submitted to CAO: 14 June, 2019

Received by Council:

JUN 18 2019

## OGDEN CITY FY 2019 REIMBURSEMENT PROVISIONS FOR PLANNING COMMISSION MEMBER

**DEPARTMENT:**

*CED*

**DIRECTOR:**

*Tom Christopoulos*

**DIVISION:**

*Planning*

**MANAGER:**

*Greg Montgomery*

**STAFF:**

*Greg Montgomery*

**CONTACT:**

801-629-8931, [gregmontgomery@ogdencity.com](mailto:gregmontgomery@ogdencity.com)

**REQUEST:**

*Accept for review.*

**REQUESTED TIMELINE:**

*As soon as possible.*

**RECOMMENDATION/PROPOSAL:**

*Approval of amendment to 3-3-2 to allow the planning commission members to receive a stipend for commission meeting attendance.*

**BACKGROUND INFORMATION:**

*The FY20 Proposed budget includes funding for planning commission members to receive a stipend of \$45 for every planning commission meeting they attend.*

*The City's HR division conducted a survey of surrounding cities and found that Ogden is one of the few City's that paid no compensation to planning commission members for meeting attendance.*

PLANNING COMMISSION COMPENSATION SURVEY				
Entity	Population Estimate	Paid?	How	Amount
RIVERDALE CITY	8250	Yes	Per month	\$50 per month
WASHINGTON TERRACE	9599	no		\$0.00
LAYTON	75,655	yes	Per meeting	\$40.00
ROY	35,000	yes	Per meeting	\$30.00
SYRACUSE	27,365	yes	Per meeting	\$50.00
PLEASANT VIEW	7,979	yes	Per meeting	\$25.00
CLINTON	22,879	yes	Per meeting	\$35.00
HEBER CITY	13,000	yes	Per meeting	\$50.00
BRIGHAM CITY	18,279	no		\$0.00
NORTH OGDEN	18,000	yes	Per month	\$100 per month
SOUTH OGDEN	17,094	yes	Per month and meeting	\$25 per month \$50 per meeting
OGDEN	85,000	no		\$0.00

*It is the feeling of administration that due to the time commitment of the commission members to attend planning meetings, a proposal to pay commission members \$45 per meeting attended should be made.*

*In order to allow this to occur, an amendment to Ogden Municipal Code, section 3-3-2, needs to occur. The ordinance attached proposes to amend the Municipal Code to allow for per diem and other reimbursement for planning commission members.*

**FISCAL IMPACT:**

*Included in FY20 proposed budget, \$11,000.*

**ATTACHMENTS:**

- *Ordinance*

ORDINANCE NO. 2019-33

AN ORDINANCE OF OGDEN CITY, UTAH, AMENDING THE OGDEN MUNICIPAL CODE BY AMENDING SECTION 3-3-2 TO REVISE PER DIEM AND OTHER REIMBURSEMENT PROVISIONS FOR PLANNING COMMISSION MEMBERS; AND BY PROVIDING THAT THIS ORDINANCE SHALL BECOME EFFECTIVE IMMEDIATELY UPON POSTING AFTER FINAL PASSAGE.

The Council of Ogden City hereby ordains:

**SECTION 1.** Section amended. Section 3-3-2 of the Ogden Municipal Code is hereby amended to read and provide as follows:

**3-3-2: [TERMS, COMPENSATION AND VACANCIES:]**

- A. For any term commencing prior to July 1, 2002, terms of office shall be six (6) years or until their successor is appointed. Of the members appointed for a term commencing in 2002, three (3) members shall be appointed for a term of five (5) years or until their successor is appointed. Thereafter, terms of office shall be four (4) years or until their successor is appointed. No more than three (3) members' terms of office shall expire in any given year, with each term expiring on July 1 of the last year of the term.
- B. The City Council may, by resolution, fix per diem compensation for the members of the planning commission based on meetings actually attended. Members of the planning commission [~~shall serve without compensation, except that they~~] may also be reimbursed for reasonable expenses incurred while acting in their official capacity.
- C. Any vacancy occurring during the term of any member of the planning commission by reason of death, resignation, removal or disqualification shall be promptly filled by the mayor, with the advice and consent of the city council, for the unexpired portion of the term.

**SECTION 2.** Effective date. This ordinance shall be effective immediately upon posting after final passage.

**PASSED, ADOPTED AND ORDERED POSTED** by the Council of Ogden City, Utah this \_\_\_\_\_ day of \_\_\_\_\_, 2019.

\_\_\_\_\_  
CHAIR

ATTEST:

\_\_\_\_\_  
CITY RECORDER

TRANSMITTED TO THE MAYOR ON: \_\_\_\_\_

MAYOR'S ACTION:  Approved  Vetoed

\_\_\_\_\_  
MAYOR

ATTEST:

\_\_\_\_\_  
CITY RECORDER

POSTING DATE: \_\_\_\_\_

EFFECTIVE DATE: \_\_\_\_\_

APPROVED AS TO FORM: MAB      6/12/19  
                                Legal                  Date

- \* The headings, catchlines or catchwords suggested for use in the Ogden Municipal Code and which are bracketed at the beginning of sections or subsections, shall not be considered to be a part of the ordinance adopted herein.

**RESOLUTION NO. 2019-15**

**A RESOLUTION OF THE OGDEN CITY COUNCIL ESTABLISHING PER DIEM COMPENSATION FOR MEMBERS OF THE PLANNING COMMISSION.**

**WHEREAS**, pursuant to Ogden Municipal Code section 3-3-2, the City Council may by resolution fix per diem compensation for members of the planning commission for meetings actually attended; and

**WHEREAS**, the City Council has determined that per diem compensation in the amount of forty-five dollars (\$45.00) per meeting attended is a reasonable amount to compensate members of the planning commission for necessary expenses associated with attendance at meetings.

**NOW THEREFORE BE IT RESOLVED** by the Council of Ogden City, Utah that pursuant to Ogden Municipal Code section 3-3-2, per diem compensation for planning commission members in the amount of forty-five dollars (\$45.00) is hereby established.

**PASSED AND ADOPTED** by the Council of Ogden City this \_\_\_\_ day of \_\_\_\_\_, 2019.

\_\_\_\_\_  
Chair

**ATTEST:**

\_\_\_\_\_  
City Recorder

**APPROVED AS TO FORM:** \_\_\_\_\_  
LEGAL      DATE

Report Criteria:  
Report type: GL detail

Chk. Date	Check #	Payee	Inv. Date	Description	GL Account	G/L Amt	Merchant Name
08/04/22	44516	A-1 KEY SERVICE INC.	07/07/22	Entry Knob parks	1070261	93.70	A-1 KEY SERVICE INC.
Total 44516:						93.70	
08/04/22	44517	AAA FIRE SAFETY & ALARM INC.	07/05/22	Fire Extinguisher Maintenance - Shops	1060250	309.50	AAA FIRE SAFETY & ALARM INC.
Total 44517:						309.50	
08/03/22	44512	ArchiveSocial	08/02/22	Archiving Service - Annual Fee - FY2022-2023	1043350	2,988.00	ArchiveSocial
Total 44512:						2,988.00	
08/04/22	44518	BELL JANITORIAL SUPPLY	07/05/22	Cleaning Supplies - Park Bathroom	1070261	111.12	BELL JANITORIAL SUPPLY
Total 44518:						111.12	
08/18/22	44546	BELL JANITORIAL SUPPLY	06/30/22	Batteries for dispensers (24 Dozen)	1070261	392.50	BELL JANITORIAL SUPPLY
Total 44546:						392.50	
08/04/22	44519	Big T Recreation	06/23/22	ACCESSIBLE SWING SEAT	1070261	997.00	Big T Recreation
Total 44519:						997.00	
08/25/22	44564	Blomquist Hale c/o Myrna	08/01/22	EAP Coverage - Aug 2022	1043110	201.65	BLOMQUIST HALE CONSULTING INC.
Total 44564:						201.65	
08/04/22	44520	CAL RANCH STORES	07/13/22	Broom	1070260	19.99	CAL RANCH STORES
08/04/22	44520	CAL RANCH STORES	07/13/22	Rakes (3)	1070260	68.97	CAL RANCH STORES
Total 44520:						88.96	
08/18/22	44547	CAL RANCH STORES	07/28/22	4' Bull Gate for Country Fair Days	1022800	154.99	CAL RANCH STORES
Total 44547:						154.99	

M = Manual Check, V = Void Check



Chk. Date	Check #	Payee	Inv. Date	Description	GL Account	G/L Amt	Merchant Name
08/25/22	44565	CENTRAL WEBER SEWER IMPR DIST.	07/10/22	2nd Quarter Impact Fees 2022 (7 Permits)	5221365	17,661.00	CENTRAL WEBER SEWER IMPR DIST.
Total 44565:						17,661.00	
08/25/22	44566	CHRISTOPHER F ALLRED	07/30/22	Prosecution Services - July 2022	1042313	600.00	CHRISTOPHER F ALLRED
Total 44566:						600.00	
08/04/22	44521	CINTAS CORPORATION	07/15/22	First Aid - Shops - July 2022	1060260	60.37	CINTAS CORPORATION
08/04/22	44521	CINTAS CORPORATION	07/19/22	First Aid - FAC - July 2022	2071240	19.80	CINTAS CORPORATION
Total 44521:						80.17	
08/04/22	44522	CINTAS CORPORATION LOC 180	07/13/22	MATS/TOWELS	1060250	17.76	CINTAS CORPORATION LOC 180
08/04/22	44522	CINTAS CORPORATION LOC 180	07/13/22	PW Uniforms - 07/13/2022	5240140	15.80	CINTAS CORPORATION LOC 180
08/04/22	44522	CINTAS CORPORATION LOC 180	07/13/22	PW Uniforms - 07/13/2022	5140140	31.63	CINTAS CORPORATION LOC 180
08/04/22	44522	CINTAS CORPORATION LOC 180	07/13/22	PW Uniforms - 07/13/2022	5440140	15.80	CINTAS CORPORATION LOC 180
08/04/22	44522	CINTAS CORPORATION LOC 180	07/13/22	PW Uniforms - 07/13/2022	1060140	31.63	CINTAS CORPORATION LOC 180
08/04/22	44522	CINTAS CORPORATION LOC 180	07/13/22	PW Uniforms - 07/13/2022	1070140	63.23	CINTAS CORPORATION LOC 180
08/04/22	44522	CINTAS CORPORATION LOC 180	07/13/22	PW Uniforms - 07/13/2022	1058140	31.63	CINTAS CORPORATION LOC 180
08/04/22	44522	CINTAS CORPORATION LOC 180	07/20/22	MATS/TOWELS	1060250	17.76	CINTAS CORPORATION LOC 180
08/04/22	44522	CINTAS CORPORATION LOC 180	07/20/22	PW Uniforms - 07/20/2022	5240140	9.50	CINTAS CORPORATION LOC 180
08/04/22	44522	CINTAS CORPORATION LOC 180	07/20/22	PW Uniforms - 07/20/2022	5140140	19.02	CINTAS CORPORATION LOC 180
08/04/22	44522	CINTAS CORPORATION LOC 180	07/20/22	PW Uniforms - 07/20/2022	5440140	9.50	CINTAS CORPORATION LOC 180
08/04/22	44522	CINTAS CORPORATION LOC 180	07/20/22	PW Uniforms - 07/20/2022	1060140	19.02	CINTAS CORPORATION LOC 180
08/04/22	44522	CINTAS CORPORATION LOC 180	07/20/22	PW Uniforms - 07/20/2022	1070140	38.02	CINTAS CORPORATION LOC 180
08/04/22	44522	CINTAS CORPORATION LOC 180	07/20/22	PW Uniforms - 07/20/2022	1058140	19.02	CINTAS CORPORATION LOC 180
Total 44522:						339.32	
08/18/22	44548	CINTAS CORPORATION LOC 180	07/27/22	MATS/TOWELS	1060250	17.76	CINTAS CORPORATION LOC 180
08/18/22	44548	CINTAS CORPORATION LOC 180	07/27/22	PW Uniforms - 07/27/2022	5240140	11.03	CINTAS CORPORATION LOC 180
08/18/22	44548	CINTAS CORPORATION LOC 180	07/27/22	PW Uniforms - 07/27/2022	5140140	22.07	CINTAS CORPORATION LOC 180
08/18/22	44548	CINTAS CORPORATION LOC 180	07/27/22	PW Uniforms - 07/27/2022	5440140	11.03	CINTAS CORPORATION LOC 180
08/18/22	44548	CINTAS CORPORATION LOC 180	07/27/22	PW Uniforms - 07/27/2022	1060140	22.07	CINTAS CORPORATION LOC 180
08/18/22	44548	CINTAS CORPORATION LOC 180	07/27/22	PW Uniforms - 07/27/2022	1070140	44.13	CINTAS CORPORATION LOC 180
08/18/22	44548	CINTAS CORPORATION LOC 180	07/27/22	PW Uniforms - 07/27/2022	1058140	22.06	CINTAS CORPORATION LOC 180
Total 44548:						150.15	

M = Manual Check, V = Void Check

Chk. Date	Check #	Payee	Inv. Date	Description	GL Account	G/L Amt	Merchant Name
08/25/22	44567	Clark, Jared	08/11/22	Reimbursement for 2 pairs of prescription safety	1070140	407.48	Clark, Jared
Total 44567:						407.48	
08/18/22	44549	CLAUDE NIX CONSTRUCTION	07/28/22	Hydro Excavation	5140490	2,783.00	CLAUDE NIX CONSTRUCTION
Total 44549:						2,783.00	
08/04/22	44523	COLONIAL FLAG SPECIALTY CO INC	06/30/22	FLAG ROTATION - CITY HALL	1043262	44.00	COLONIAL FLAG SPECIALTY CO INC
08/04/22	44523	COLONIAL FLAG SPECIALTY CO INC	06/30/22	Flag Rotation - Memorial Park	1070261	127.00	COLONIAL FLAG SPECIALTY CO INC
08/04/22	44523	COLONIAL FLAG SPECIALTY CO INC	07/21/22	Flag Rotation - Memorial Park	1070261	63.60	COLONIAL FLAG SPECIALTY CO INC
Total 44523:						234.60	
08/04/22	44524	Core and Main	06/30/22	Expansion conn (15)	5140490	1,080.60	Core and Main
08/04/22	44524	Core and Main	06/30/22	Expansion Wrench	5140250	15.36	Core and Main
Total 44524:						1,095.96	
08/03/22	44513	Country Fair Days	07/28/22	2022 Sponsorship for South Weber Country Fair	1041925	7,500.00	Country Fair Days
Total 44513:						7,500.00	
08/03/22	44514	DAVIS COUNTY GOVERNMENT	07/14/22	Law Enforcement Services - July 2022	1054310	22,111.53	DAVIS COUNTY GOVERNMENT
Total 44514:						22,111.53	
08/11/22	44537	DAVIS COUNTY GOVERNMENT	07/31/22	Animal Control - July 2022	1054311	2,010.65	DAVIS COUNTY GOVERNMENT
Total 44537:						2,010.65	
08/04/22	44525	DURKS PLUMBING	06/24/22	Handsaw, pvc brush, adapter, coupling, pipe	1070261	52.70	DURKS PLUMBING
08/04/22	44525	DURKS PLUMBING	06/29/22	Urinal Repair Supplies	1070261	436.51	DURKS PLUMBING
08/04/22	44525	DURKS PLUMBING	06/29/22	Park Bathroom Repairs	1070261	338.39	DURKS PLUMBING
08/04/22	44525	DURKS PLUMBING	06/08/22	CREDIT - Overpayment	1070261	201.59-	DURKS PLUMBING
08/04/22	44525	DURKS PLUMBING	06/22/22	Coupling, Bushing and screen	1070261	16.76	DURKS PLUMBING
08/04/22	44525	DURKS PLUMBING	07/06/22	Full Circle Rotors -12	1070261	420.81	DURKS PLUMBING
08/04/22	44525	DURKS PLUMBING	07/06/22	3-Way Auto Valve	1070261	67.36	DURKS PLUMBING
08/04/22	44525	DURKS PLUMBING	07/11/22	Sprinkler Supplies Returned	1070261	56.60-	DURKS PLUMBING
08/04/22	44525	DURKS PLUMBING	07/11/22	Sprinkler Supplies	1070261	50.46	DURKS PLUMBING

M = Manual Check, V = Void Check

SOUTH WEBER CITY

Check Register - Council Approval w/ inv date  
Check Issue Dates: 8/1/2022 - 8/31/2022Page: 4  
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Chk. Date	Check #	Payee	Inv. Date	Description	GL Account	G/L Amt	Merchant Name
08/04/22	44525	DURKS PLUMBING	07/13/22	Landscape Fabric	1070261	1,106.34	DURKS PLUMBING
08/04/22	44525	DURKS PLUMBING	07/19/22	PVC Pipe (119') - Replace damaged sprinkler li	4557730	299.45	DURKS PLUMBING
Total 44525:						2,530.59	
08/18/22	44550	DURKS PLUMBING	07/20/22	Sprinkler Rotator (40)	1070261	239.20	DURKS PLUMBING
Total 44550:						239.20	
08/11/22	44538	Elwell Consulting Group PLLC	08/02/22	SWC Multi-Hazard Mitigation Plan - July 2022	1054320	4,723.99	Elwell Consulting Group PLLC
Total 44538:						4,723.99	
08/04/22	44526	Eriks North America, Inc.	06/22/22	Hose, strainer, misc items	1070261	83.46	Eriks North America, Inc.
Total 44526:						83.46	
08/18/22	44551	Eriks North America, Inc.	07/27/22	Fittings and tubing - Dump Truck	5140250	12.73	Eriks North America, Inc.
Total 44551:						12.73	
08/11/22	44539	Fowers, Drake	08/04/22	Clinics	2071481	35.00	Fowers, Drake
Total 44539:						35.00	
08/25/22	44568	GRAINGER	06/30/22	Padlock (9)	5140250	118.08	GRAINGER
Total 44568:						118.08	
08/18/22	44552	GREEN CASTLE	06/30/22	Pa k & Ride - Plow & Salt Applied (48 Ton) Jan -	1070626	3,540.00	GREEN CASTLE
Total 44552:						3,540.00	
08/11/22	44540	GROUNDWORKS	07/21/22	Tree Removal	1057260	1,100.00	GROUNDWORKS
Total 44540:						1,100.00	
08/03/22	44515	Henry Schein, Inc.	07/11/22	Medical Supplies	1057450	466.35	Henry Schein, Inc.

M = Manual Check, V = Void Check

SOUTH WEBER CITY

Check Register - Council Approval w/ inv date  
Check Issue Dates: 8/1/2022 - 8/31/2022Page: 5  
Aug 30, 2022 09:28AM

Chk. Date	Check #	Payee	Inv. Date	Description	GL Account	G/L Amt	Merchant Name
Total 44515:						466.35	
08/04/22	44527	HERRICK INDUSTRIAL SUPPLY	07/05/22	Ratchet Tool	5140490	356.65	HERRICK INDUSTRIAL SUPPLY
08/04/22	44527	HERRICK INDUSTRIAL SUPPLY	07/08/22	5 Gallon Gas Can (2)	1070261	80.00	HERRICK INDUSTRIAL SUPPLY
08/04/22	44527	HERRICK INDUSTRIAL SUPPLY	07/08/22	WR Pat Pump	1070250	33.00	HERRICK INDUSTRIAL SUPPLY
08/04/22	44527	HERRICK INDUSTRIAL SUPPLY	07/11/22	Hose Clamps (12)	1060250	28.80	HERRICK INDUSTRIAL SUPPLY
Total 44527:						498.45	
08/04/22	44528	INTERMOUNTAIN FARMERS ASSOC.	06/16/22	Horse Fence	1070261	279.98	INTERMOUNTAIN FARMERS ASSOC.
Total 44528:						279.98	
08/11/22	44541	Jensen, Abram	07/05/22	Baseball Score Book (4.5)	2071481	65.00	Jensen, Abram
Total 44541:						65.00	
08/18/22	44553	JOHNSON ELECTRIC	06/30/22	hitch for truck	5140490	473.10	JOHNSON ELECTRIC
Total 44553:						473.10	
08/18/22	44554	Kirk Mobile Repair Inc	07/26/22	Repair on PW-10 Case Backhoe 580SN	1070250	175.00	Kirk Mobile Repair Inc
Total 44554:						175.00	
08/11/22	44542	L N CURTIS	07/19/22	Turnouts	1057450	2,515.00	L N CURTIS
08/11/22	44542	L N CURTIS	07/21/22	Fill Station Adapter (2)	1057250	1,080.16	L N CURTIS
Total 44542:						3,595.16	
08/25/22	44569	Lindsay Douglas Construction	08/17/22	Refund of Completion Bond SWC210323037-R	1021340	500.00	Lindsay Douglas Construction
Total 44569:						500.00	
08/18/22	44555	LOWES PROX	06/25/22	Saw Blades	1070250	86.45	LOWES PROX
08/18/22	44555	LOWES PROX	06/25/22	Steel Shelf (4)	1070250	71.27	LOWES PROX
08/18/22	44555	LOWES PROX	06/25/22	Ratchet	1070250	18.02	LOWES PROX
08/18/22	44555	LOWES PROX	06/25/22	Part Organizer (2)	1070250	171.37	LOWES PROX
08/18/22	44555	LOWES PROX	06/25/22	Irrigation Valve Box (3)	1070261	147.57	LOWES PROX

M = Manual Check, V = Void Check

Chk. Date	Check #	Payee	Inv. Date	Description	GL Account	G/L Amt	Merchant Name
08/18/22	44555	LOWES PROX	06/25/22	Mulch	1070261	11.40	LOWES PROX
08/18/22	44555	LOWES PROX	06/25/22	Key	1043262	2.84	LOWES PROX
08/18/22	44555	LOWES PROX	07/25/22	Paint and Supplies for Cherry Farms Bathroom	1070261	103.76	LOWES PROX
08/18/22	44555	LOWES PROX	07/25/22	Aluminum Flat for Pickleball Court	1070261	88.32	LOWES PROX
08/18/22	44555	LOWES PROX	07/25/22	Trimmer Line (2)	1070261	174.82	LOWES PROX
08/18/22	44555	LOWES PROX	07/25/22	Micro Clean Kit	1070261	3.87	LOWES PROX
08/18/22	44555	LOWES PROX	07/25/22	Hose	1070261	46.92	LOWES PROX
08/18/22	44555	LOWES PROX	07/25/22	Coupling	1060260	2.40	LOWES PROX
08/18/22	44555	LOWES PROX	07/25/22	Subfloor	1070260	81.86	LOWES PROX
08/18/22	44555	LOWES PROX	07/25/22	Weed & Feed (3)	1070261	160.48	LOWES PROX
Total 44555:						1,171.35	
08/03/22	44509	MOUNT OLYMPUS WATER	07/09/22	Water Cooler at City Hall - July 2022	1043262	30.43	MOUNT OLYMPUS WATER
Total 44509:						30.43	
08/11/22	44543	Murray Family Holdings	08/02/22	Overpayment of engineering fees for So. Weber	1013130	88.00	Murray Family Holdings
Total 44543:						88.00	
08/04/22	44536	NICHOLSON, TRAVIS	08/04/22	Years of Service Recognition - 20 Years	1057120	1,000.00	NICHOLSON, TRAVIS
Total 44536:						1,000.00	
08/04/22	44529	OREILLY AUTOMOTIVE, INC.	06/22/22	Refrigerant Kit	1057250	54.99	OREILLY AUTOMOTIVE, INC.
08/04/22	44529	OREILLY AUTOMOTIVE, INC.	07/06/22	Locks (2)	1070250	45.98	OREILLY AUTOMOTIVE, INC.
08/04/22	44529	OREILLY AUTOMOTIVE, INC.	07/06/22	Locks (2)	1070250	69.98	OREILLY AUTOMOTIVE, INC.
Total 44529:						78.99	
08/11/22	44544	OREILLY AUTOMOTIVE, INC.	07/23/22	Wiper Blades (2)	1057250	45.02	OREILLY AUTOMOTIVE, INC.
Total 44544:						45.02	
08/04/22	44530	PEHP DENTAL PREMIUMS	07/20/22	PEHP Dental Premium - July	1043135	426.16	PEHP PREMIUMS
08/04/22	44530	PEHP DENTAL PREMIUMS	07/20/22	PEHP Dental Premium - July	1058135	249.44	PEHP PREMIUMS
08/04/22	44530	PEHP DENTAL PREMIUMS	07/20/22	PEHP Dental Premium - July	1060135	51.92	PEHP PREMIUMS
08/04/22	44530	PEHP DENTAL PREMIUMS	07/20/22	PEHP Dental Premium - July	1070135	107.44	PEHP PREMIUMS
08/04/22	44530	PEHP DENTAL PREMIUMS	07/20/22	PEHP Dental Premium - July	2071135	107.44	PEHP PREMIUMS

M = Manual Check, V = Void Check

Chk. Date	Check #	Payee	Inv. Date	Description	GL Account	G/L Amt	Merchant Name
08/04/22	44530	PEHP DENTAL PREMIUMS	07/20/22	PEHP Dental Premium - July	5140135	107.44	PEHP PREMIUMS
08/04/22	44530	PEHP DENTAL PREMIUMS	07/20/22	PEHP Dental Premium - July	5240135	107.44	PEHP PREMIUMS
08/04/22	44530	PEHP DENTAL PREMIUMS	07/20/22	PEHP Dental Premium - July	5440135	107.44	PEHP PREMIUMS
08/04/22	44530	PEHP DENTAL PREMIUMS	07/20/22	PEHP Dental Premium - July	1022502	140.50	PEHP PREMIUMS
Total 44530:						1,405.22	
08/04/22	44531	PEHP MEDICAL PREMIUMS	07/20/22	PEHP Medical Premium - July	1043135	7,252.26	PEHP PREMIUMS
08/04/22	44531	PEHP MEDICAL PREMIUMS	07/20/22	PEHP Medical Premium - July	1058135	3,396.02	PEHP PREMIUMS
08/04/22	44531	PEHP MEDICAL PREMIUMS	07/20/22	PEHP Medical Premium - July	1060135	697.32	PEHP PREMIUMS
08/04/22	44531	PEHP MEDICAL PREMIUMS	07/20/22	PEHP Medical Premium - July	1070135	1,952.54	PEHP PREMIUMS
08/04/22	44531	PEHP MEDICAL PREMIUMS	07/20/22	PEHP Medical Premium - July	5240135	1,952.54	PEHP PREMIUMS
08/04/22	44531	PEHP MEDICAL PREMIUMS	07/20/22	PEHP Medical Premium - July	5440135	1,952.54	PEHP PREMIUMS
08/04/22	44531	PEHP MEDICAL PREMIUMS	07/20/22	PEHP Medical Premium - July	1022500	1,911.62	PEHP PREMIUMS
Total 44531:						19,114.84	
08/04/22	44532	PEHP VISION PREMIUMS	07/20/22	PEHP Vision Premium - July	1043135	42.03	PEHP PREMIUMS
08/04/22	44532	PEHP VISION PREMIUMS	07/20/22	PEHP Vision Premium - July	1058135	41.10	PEHP PREMIUMS
08/04/22	44532	PEHP VISION PREMIUMS	07/20/22	PEHP Vision Premium - July	1060135	7.75	PEHP PREMIUMS
08/04/22	44532	PEHP VISION PREMIUMS	07/20/22	PEHP Vision Premium - July	1070135	17.14	PEHP PREMIUMS
08/04/22	44532	PEHP VISION PREMIUMS	07/20/22	PEHP Vision Premium - July	2071135	7.75	PEHP PREMIUMS
08/04/22	44532	PEHP VISION PREMIUMS	07/20/22	PEHP Vision Premium - July	5240135	17.14	PEHP PREMIUMS
08/04/22	44532	PEHP VISION PREMIUMS	07/20/22	PEHP Vision Premium - July	5440135	17.14	PEHP PREMIUMS
08/04/22	44532	PEHP VISION PREMIUMS	07/20/22	PEHP Vision Premium - July	1022503	16.66	PEHP PREMIUMS
Total 44532:						166.71	
08/03/22	44510	Peterson, Maryn	08/02/22	Per Diem: APT US&C Conference	1043230	237.00	Peterson, Maryn
Total 44510:						237.00	
08/25/22	44570	POST ASPHALT & CONSTRUCTION	06/30/22	Fire Station Driveway Project Est. 1	4557730	72,211.88	POST ASPHALT & CONSTRUCTION
Total 44570:						72,211.88	
08/25/22	44571	R J WESTBROEK CONSTRUCTION	08/17/22	Refund Completion Bond SWC220415042	1021340	200.00	R J WESTBROEK CONSTRUCTION
Total 44571:						200.00	

M = Manual Check, V = Void Check

Chk. Date	Check #	Payee	Inv. Date	Description	GL Account	G/L Amt	Merchant Name
08/17/22	44150	Rescue Stat	V 03/31/22	Defibtech Lifeline Electrode Pads	2071250	73.38	Rescue Stat
Total 44150:						73.38	
08/18/22	44556	ROBINSON WASTE SERVICES INC	07/31/22	Fire Garbage Collection - July 2022	5340492	503.74	ROBINSON WASTE SERVICES INC
Total 44556:						503.74	
08/25/22	44572	Ron Martinez	08/02/22	Overpayment of Development Fees	1013130	12.00	Ron Martinez
Total 44572:						12.00	
08/03/22	44511	Sportsites Inc.	07/18/22	Annual Fee - July 2022 - June 2023	1022800	1,000.00	Sportsites Inc.
08/03/22	44511	Sportsites Inc.	07/18/22	Annual Fee - July 2022 - June 2023	2071480	992.00	Sportsites Inc.
08/03/22	44511	Sportsites Inc.	07/18/22	Annual Fee - July 2022 - June 2023	2071481	275.00	Sportsites Inc.
08/03/22	44511	Sportsites Inc.	07/18/22	Annual Fee - July 2022 - June 2023	2071482	886.00	Sportsites Inc.
08/03/22	44511	Sportsites Inc.	07/18/22	Annual Fee - July 2022 - June 2023	2071483	563.00	Sportsites Inc.
08/03/22	44511	Sportsites Inc.	07/18/22	Annual Fee - July 2022 - June 2023	2071484	84.00	Sportsites Inc.
Total 44511:						3,800.00	
08/18/22	44557	Stake Center Locating Inc.	06/30/22	Blue Staking of street lights (27 locations)	1060416	405.00	Stake Center Locating Inc.
Total 44557:						405.00	
08/25/22	44573	STATE OF UTAH-D.O.P.L.	07/10/22	2nd Quarter 2022 State Surcharge Fees	1022950	195.33	STATE OF UTAH-D.O.P.L.
Total 44573:						195.33	
08/18/22	44558	SWEEP N UTAH	07/18/22	STREET SWEEPING (1.5 Days) July 2022	1060410	240.00	SWEEP N UTAH
Total 44558:						240.00	
08/04/22	44533	T J TRAILERS	07/21/22	Hitch and Pin (3) for new trucks	1060250	861.04	T J TRAILERS
08/04/22	44533	T J TRAILERS	07/21/22	Hitch and Pin	1060250	297.82	T J TRAILERS
Total 44533:						1,158.86	
08/18/22	44559	T J TRAILERS	07/29/22	Hitch and Pin	1070250	254.62	T J TRAILERS

M = Manual Check, V = Void Check

Chk. Date	Check #	Payee	Inv. Date	Description	GL Account	G/L Amt	Merchant Name
Total 44559:						254.62	
08/04/22	44534	UTAH STATE TREASURER	08/02/22	Court Surcharge Remittance - July 2022	1035100	7,266.43	UTAH STATE TREASURER
Total 44534:						7,266.43	
08/11/22	44545	Visionary Homes	08/04/22	Refund of Completion Bond SWC220114003-R	1021340	500.00	Visionary Homes
Total 44545:						500.00	
08/03/22	44505	Void Check	V				
Total 44505:						.00	
08/03/22	44506	Void Check	V				
Total 44506:						.00	
08/03/22	44507	Void Check	V				
Total 44507:						.00	
08/03/22	44508	Void Check	V				
Total 44508:						.00	
08/25/22	44574	WEBER BASIN WATER	07/10/22	2nd Quarter Impact Fees 2022 (7 permits)	5121357	30,541.00	WEBER BASIN WATER
Total 44574:						30,541.00	
08/18/22	44560	WILKINSON SUPPLY	07/27/22	Trimmer Line	1070250	123.45	WILKINSON SUPPLY
08/18/22	44560	WILKINSON SUPPLY	07/27/22	Trimmer Line	1070250	82.50	WILKINSON SUPPLY
Total 44560:						205.95	
Grand Totals:						219,653.12	

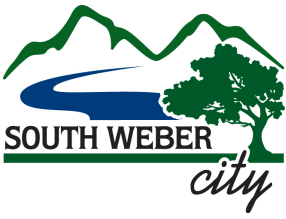
M = Manual Check, V = Void Check



Approval Date: \_\_\_\_\_

Mayor \_\_\_\_\_

City Recorder: \_\_\_\_\_



#8 Flags  
CITY COUNCIL MEETING  
STAFF REPORT

MEETING DATE

September 13, 2022

PREPARED BY

David Larson  
City Manager

ITEM TYPE

Legislative

ATTACHMENTS

License Agreement

Exhibit Sheets 1 & 2

PRIOR DISCUSSION DATES

None

AGENDA ITEM

Flag Volunteer License Agreement

PURPOSE

Establish expectations and grant a license for a volunteer to place flags on City property for specified holidays and special occasions

RECOMMENDATION

Staff recommends approval

BACKGROUND

Michael Poff has been placing American flags on various locations of city property on specific holidays since his time on City Council and at times with help from the Youth City Council. When he left City Council service no one else took over the work and he continued to volunteer placing the flags. Michael has done this for many years now.

ANALYSIS

The license agreement is intended to document the expectations and relationship between the City and Michael as a flag volunteer. The license is specific to him personally. If at some point in the future he decides not to volunteer in this manner, the City would need to license someone else to place them if the City desires to keep the program running.

The license specifically identifies when and where the flags should be placed on City property and allows for display on special occasions such as military deployment or return with prior written approval of the City Manager. Purchase and storage of the flags is up to Michael.

SAMPLE MOTION LANGUAGE

**Approve** – Move to approve the Flag Volunteer License Agreement

**Approve w/ revisions** – Move to approve the Flag Volunteer License Agreement with the following revisions: *(list revisions)*

**Continue** – Move to continue the Flag Volunteer License Agreement to a future meeting to address the following revisions prior to moving forward: *(list revisions)*

**Deny** – Move to deny the Flag Volunteer License Agreement

**TEMPORARY REVOCABLE LICENSE AND LIABILITY WAIVER**

THIS Temporary Revocable License Agreement and Liability Waiver (“Agreement”) is entered into by and between South Weber City, hereinafter referred to as “Licensor,” and Michael Poff, hereinafter referred to as “Licensee.” Licensor and Licensee are referred to herein individually as a “Party” and collectively as the “Parties.”

WHEREAS, Licensor owns and manages parks, open space, and other municipal “Property” in South Weber City, which Property is designated generally on the map labeled as “Exhibit A,” a copy of which is attached hereto and incorporated herein by reference;

WHEREAS, Licensee desires to display the flag of the United States of America on Licensor’s Property in the areas generally designated on Exhibit A; and

WHEREAS, Licensor would like to recognize federal holidays by allowing Licensee to display the flag of the United States of America on Licensor’s Property in certain areas generally designated on Exhibit A.

NOW THEREFORE, in consideration of the terms hereof, the sufficiency of which is hereby acknowledged, Licensor grants a temporary revocable license to Licensee upon the following terms and conditions:

1. Temporary Revocable License. Licensor hereby grants Licensee the right to use the Property for the temporary display of the flag of the United States of America on the week or weekend corresponding with the following public holidays: Martin Luther King Jr. Day, Washington’s Birthday, Memorial Day, Juneteenth, Independence Day, Pioneer Day, Labor Day, Columbus Day, Veterans Day, Thanksgiving, and Christmas. In addition to the listed public holidays, Licensor hereby grants Licensee the right to use the Property for the temporary display of the flag of the United States of America on other special patriotic occasions (e.g., the deployment, return from deployment, or death of a resident of South Weber City who is an active member or veteran of the U.S. armed services) with prior written permission by the South Weber City Manager. This right to use the Property is a temporary revocable license limited to the purposes described herein. Licensor may cancel or otherwise restrict this temporary license in its sole and unfettered discretion, with or without advance notice to Licensee. Licensee shall not have an interest in the Property in the notice of an easement or any other right in law or equity to the use of or restriction on the development and operation of the Property.

2. Waiver of Claims by Licensee. In consideration of the terms and conditions of this Agreement, Licensee, on its own behalf and on behalf of any minor children of Licensee, does hereby expressly waive and release any and all claims against Licensor, its officers, directors, shareholders, members, employees, agents, and contractors (“Releasees”) arising out of any accident, illness, injury, damage or other loss or harm to or incurred or suffered by the Licensee, the Releasees, or Licensee’s property in connection with or incidental to activities conducted by Releasees on the property of Licensor. Licensee hereby acknowledges and agrees that it has not in the past claimed or owned any interest in the property of Licensor, including

any right to any particular usage or development of the property of Licensor, and expressly waives and disclaims any such right that may have ever previously existed in favor of Licensee.

3. Indemnity. Licensee hereby agrees to defend, indemnify and hold Licensor harmless from any and all claims arising out of any accident, injury, damage, or other loss or harm to or incurred or suffered by any person in connection with or incidental to the activities of Licensee or any guest or invitee of Licensee on the Property.

4. Restrictions on Use. The use of the Property by Licensee shall be solely for the purpose of displaying the flag of the United States of America. Licensee shall not display any other flag or message on the Property, or make any other use of the Property. Licensee shall display the flag of the United States of America on the Property in a manner that is temporary and will not damage the Property in any way. Except for those uses identified in this Agreement or available to the general public, any and all other uses of the Property by Licensee are expressly prohibited.

5. Compliance with Directions. Licensee agrees to comply with the directions of any person who identifies themselves as an employee or representative of Licensor, whether such direction is oral or in writing. Licensee shall respect the rights of other persons using the Property, avoid boisterous behavior, and shall not trespass upon the private property of any lot owner adjoining the Property.

6. Notices. Any notice or demand which under the terms of this Agreement or any statute or ordinance may or must be given or made by the Parties to this Agreement shall be in writing and give and made by certified or registered mail, address to the other Party as follows:

Licensor: South Weber City  
Attn: City Manager  
1600 East South Weber Drive  
South Weber, Utah 84405

Licensee: Michael Poff  
154 East Harper Way  
South Weber, UT 84405

Either Party may, however, designate in writing such new or other addresses to which such notice or demand shall thereafter be so given, made, or mailed. Any notice given hereunder by mail shall be deemed delivered when deposited in a United States general or branch post office, enclosed in a registered or certified prepaid wrapper addressed as set forth above.

7. Modifications. No modifications, changes, or amendments may be made to this Agreement by either Party except by a written instrument duly authorized and executed by both Parties.

8. Assignment. This Agreement is between Licensor and Licensee exclusively. Licensee shall not assign or transfer its right to a temporary license except upon express written

approval by Licensor. Any purported assignment of this Agreement or any interest therein by Licensee shall be void and of no force or effect.

IN WITNESS WHEREOF, the Parties have executed this Agreement on the day and year set opposite their respective signatures, below.

LICENSOR: SOUTH WEBER CITY

DATED: \_\_\_\_\_ By: \_\_\_\_\_  
City Manager David Larson

Approved as to form: By: \_\_\_\_\_  
City Attorney Jayme Blakesley

LICENSEE:

DATED: \_\_\_\_\_ By: \_\_\_\_\_  
Michael Poff

# EXHIBIT A

#8 Flags

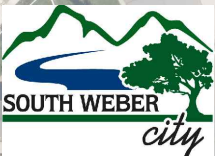


**SOUTH WEBER DRIVE**

20' FLAG  
PLACEMENT AREA

**MEMORIAL PARK**

**1900 EAST**



# EXHIBIT A

#8 Flags



OLD MAPLE ROAD

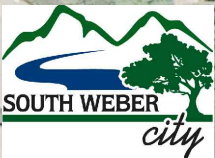
6650 SOUTH

475 EAST

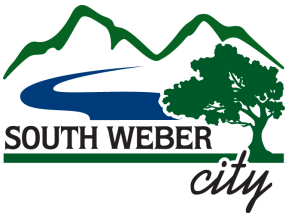
OLD FORT ROAD



FLAG PLACEMENT  
AREAS (TYP.)







# CITY COUNCIL MEETING STAFF REPORT

## MEETING DATE

September 13, 2022

## PREPARED BY

Trevor Cahoon  
Community Services Dir

## ITEM TYPE

Discussion

## ATTACHMENTS

[youtu.be/RU1k2BaSwmI](https://youtu.be/RU1k2BaSwmI)

## PRIOR DISCUSSION DATES

08-23-2022

## AGENDA ITEM

Resolution 22-44: Moderate-income Housing Update

## PURPOSE

The City Council needs to review the Moderate-Income Housing (MIH) Plan and make a decision on amendments that need to be made due to new State legislation.

## BACKGROUND

HB 462 - Utah Housing Affordability Amendments became law on June 1st, 2022. HB 462 creates new and modifies existing requirements for certain municipalities. The moderate-income housing plan provisions apply to the same list of cities as SB 34 applied to. Approved during the 2022 General Session, the "Utah Housing Affordability Amendments" modified many of the provisions related to affordable housing that were in the 2010 SB 34 legislation.

Highlights of HB 462

- Clarifies MIH requirement and timing to amend your General Plan
- Requires the inclusion of an implementation plan to bring the MIH element to life
- Amends the list of strategies to use
- Outlines the annual reporting requirement
- Adds priority incentives/restrictions for compliance with the MIH requirement

The inclusion of the moderate-income housing element within a county or municipal General Plan is based on population. If the population of the municipality is at least 5,000 people, the General Plan must include this element. For counties, the total county population must be at least 40,000 people with at least 5,000 people in the unincorporated portion.

In order to ensure that jurisdictions are not only envisioning the increase of moderate-income housing but establishing concrete steps to make it happen, HB 462 amends the code to require the inclusion of an implementation plan within the General Plan.

HB 462 has amended the list of strategies that municipalities and counties can consider and use within the moderate-income housing elements. Many of the previous strategies have been revised and/or combined to provide better clarity while a number of new strategies have been added for consideration. Strategies need actionable implementation steps.

### South Weber’s Current Selections

South Weber has implemented a MIH plan in the General Plan, and have selected the following elements:

- (B) Facilitate the rehabilitation or expansion of infrastructure that will encourage the construction of moderate-income housing
- (L) Preserve existing moderate- income housing
- (U)Apply for programs administered by a Metropolitan Planning Organization (MPO) or other transportation agency

Each of these elements have been changed using the following language:

- (New B) Demonstrate investment in the rehabilitation or expansion of infrastructure that facilitates the construction of moderate-income housing
- (New K Previous L&K) Preserve existing and new moderate-income housing and subsidized units by utilizing a landlord incentive program, providing for deed restricted units through a grant program, or establishing a housing loss mitigation fund
- Strategy U has been discontinued

### Planning Commission Recommendations

After discussion with the Planning Commission, the Commission chose the following items with the attached potential implementation plans for each item. City Staff included two additional options for consideration as per state statute items that are selected need to be different in scope. So, in order to make a better informed decision, staff included options (E) & (X).

In the Planning Commission Meeting in August the Commission passed the recommendation of all of the options as potential items and wishes to let the City Council make the ultimate decision on what to include.

### STRATEGY

(A) Rezone for densities necessary to facilitate the production of moderate-income housing.

### IMPLEMENTATION

**Complete July 2023** - Identify areas within South Weber that would best accommodate moderate-income housing through a land use study.

**Complete November 2023** - Select various nodes within the community that can facilitate moderate-income housing growth with minimal impacts to existing development.

**Complete December 2024** - Update the General plan utilizing the information gathered in the land use study.

**Begin January 2025** - Begin the process of rezoning the land within the nodes to uses that will facilitate the creation of moderate- income housing.

### STRATEGY

(B) Demonstrate investment in the rehabilitation or expansion of infrastructure that facilitates the construction of moderate-income housing.

IMPLEMENTATION

**Ongoing** – Continuously update each Capital Facilities Plan, Impact Fee Facilities Plan and General Plan to account for new growth and potential growth.

STRATEGY

(E) Create or allow for, and reduce regulations to, internal or detached accessory dwelling units in residential zones.

IMPLEMENTATION

**Fall 2022** - Study options for allowing detached accessory dwelling units.

**Winter 2023** - Discuss with City Council and Planning Commission the options that are available to allow detached accessory dwelling units.

**Spring 2023** - Begin crafting a draft ordinance for detached accessory dwelling units.

**Spring 2023** - Take the draft ordinance through the process.

STRATEGY

(F) Zone or rezone for higher density or moderate-income residential development in commercial or mixed-use zones near major transit investment corridors, commercial centers, or employment centers.

IMPLEMENTATION

**Complete July 2023** – Study and Identify commercial parcels that would be eligible for rezone to create a new moderate-income residential development around the 475 E interchange and the South Weber Drive interchange.

**Complete November 2023** - Select various nodes within the community that can facilitate moderate-income housing growth with minimal impacts to existing development.

**Complete December 2024** - Update the General plan utilizing the information gathered in the land use study.

**Begin January 2025** - Begin the process of rezoning the land within the nodes to uses that will facilitate the creation of moderate-income housing.

STRATEGY

(X) Demonstrate implementation of any other program or strategy to address the housing needs of residents of the municipality who earn less than 80% of the area median income, including the dedication of a local funding source to moderate-income housing or the adoption of a land use ordinance that requires 10% or more of new residential development in a residential zone be dedicated to moderate-income housing.

IMPLEMENTATION

**Complete Winter 2022** – Study options to require moderate-income housing and the methods to employ them within each residential development.

**Complete Spring 2023** – Draft potential zoning text changes for residential Zones and implementation of new housing type requirements for residential development.

**Complete Summer 2023** – Pass ordinance to require 10% of new residential development be dedicated to moderate-income housing.

#### STRATEGY

(W) Create or allow for, and reduce regulations related to, multifamily residential dwellings compatible in scale and form with detached single-family residential dwellings and located in walkable communities within residential or mixed-use zones.

#### IMPLEMENTATION

Complete Fall 2022 – Identify housing types that would be compatible in scale with single family housing.

Complete Winter 2022 – Identify zones in which we can incorporate these housing types.

Complete Spring 2023 – Draft ordinance language to allow alternative housing types in residential zones.

Complete Summer 2023 – Finalize ordinance to allow for alternative housing types.

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#### City Council Discussion August 23, 2022

The City Council met on August 23, 2022 and discussed the options presented from the Planning Commission and spoke about other options that would be viable for the City to Consider. Through the conversation the Council instructed Staff to bring back 4 options for consideration. These options are:

- (B): Demonstrate investment in the rehabilitation or expansion of infrastructure that facilitates the construction of moderate-income housing.
- (E): Create or allow for, and reduce regulations to, internal or detached accessory dwelling units in residential zones.
- (F): Zone or rezone for higher density or moderate-income residential development in commercial or mixed-use zones near major transit investment corridors, commercial centers, or employment centers.
- (I): Amend land use regulations to allow for single occupancy developments.

Three of these four options have a proposed implementation plan listed above to consider with the resolution. The additional item of single occupancy developments would have a potential implementation plan as follows:

#### STRATEGY

(I) Amend land use regulations to allow for single occupancy developments.

#### IMPLEMENTATION

Complete Fall 2022 – Study residential zones for the inclusion of single occupancy developments as a permitted use.

Complete Winter 2022 – Determine other guiding materials and code that would be necessary to regulate single occupancy developments for South Weber City.

Complete Spring 2023 – Draft Ordinance for Planning Commission and City Council review and approval.

There are many factors that affect the cost of housing. It is the duty and responsibility of the City to take necessary steps to encourage moderate income housing.

Utah Code Annotated 10-9a-403 (2) (b) (iii) requires the City to choose at least three from a list of 23-24 ways, A through WX, in which it can and will pursue the encouragement of moderate-income housing in the next five years. An implementation plan is also included. South Weber chooses the following strategies:

~~(B) facilitate the rehabilitation or expansion of infrastructure that will encourage the construction of moderate-income housing;~~

~~South Weber is currently in Phase One of a multi-year plan that will increase the sewer system capacity which will handle potential future multi-family and mixed-use developments in this area.~~

~~(L) preserve existing moderate-income housing;~~

~~South Weber will take no action that would put the continued existence of moderate-income housing at risk. Existing housing areas will not be rezoned in such a way as to jeopardize their status as legal permitted uses. The zoning ordinance will not be modified in any way that jeopardizes their continued existence as legal permitted uses. South Weber will make every effort to keep costs of municipal services to these dwellings within reasonable bounds.~~

~~(U) apply for or partner with an entity that applies for programs administered by a metropolitan planning organization or other transportation agency that provides technical planning assistance;~~

**STRATEGY**

(B) Demonstrate investment in the rehabilitation or expansion of infrastructure that facilitates the construction of moderate-income housing.

**IMPLEMENTATION**

Ongoing – Continuously update each Capital Facilities Plan, Impact Fee Facilities Plan and General Plan to account for new growth and potential growth.

**STRATEGY**

(E) Create or allow for, and reduce regulations to, internal or detached accessory dwelling units in residential zones.

**IMPLEMENTATION**

Fall 2022 - Study options for allowing detached accessory dwelling units.

Winter 2023 - Discuss with City Council and Planning Commission the options that are available to allow detached accessory dwelling units.

Spring 2023 - Begin crafting a draft ordinance for detached accessory dwelling units.

Spring 2023 - Take the draft ordinance through the process.

**STRATEGY**

(F) Zone or rezone for higher density or moderate-income residential development in commercial or mixed-use zones near major transit investment corridors, commercial centers, or employment centers.

**IMPLEMENTATION**

Complete July 2023 – Study and Identify commercial parcels that would be eligible for rezone to create a new moderate-income residential development around the 475 E interchange and the South Weber Drive interchange.

Complete November 2023 - Select various nodes within the community that can facilitate moderate-income housing growth with minimal impacts to existing development.

Complete December 2024 - Update the General plan utilizing the information gathered in the land use study.

Begin January 2025 - Begin the process of rezoning the land within the nodes to uses that will facilitate the creation of moderate-income housing.

**STRATEGY**

(I) Amend land use regulations to allow for single occupancy developments.

**IMPLEMENTATION**

Complete Fall 2022 – Study residential zones for the inclusion of single occupancy developments as a permitted use.

Complete Winter 2022 – Determine other guiding materials and code that would be necessary to regulate single occupancy developments for South Weber City.

Complete Spring 2023 – Draft Ordinance for Planning Commission and City Council review and approval.

South Weber plans on utilizing Wasatch Front Regional Council grants wherever possible. We have partnered and applied for planning assistance in the past, have received great value, and intend to partner and apply again.

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**RESOLUTION 22-44**

**A RESOLUTION OF THE SOUTH WEBER CITY COUNCIL  
AMENDING THE MODERATE-INCOME HOUSING PLAN**

**WHEREAS**, City Council adopted a Moderate-Income Housing Plan as part of the General Plan on 19 November 2019; and

**WHEREAS**, recent state legislation has created new criteria which must be met; and

**WHEREAS**, staff reviewed all the options provided by the state legislature and provided a full list with the most feasible options indicated; and

**WHEREAS**, Planning Commission held a public hearing on the proposed changes on 11 August 2022 and recommended all five staff recommendations presented suggesting Council make the final decision; and

**WHEREAS**, Council discussed possibilities in an open meeting on August 23, 2022 narrowed the choices to (B), (E), (F), and (I) as the most viable for South Weber City; and

**WHEREAS**, Council chose as their final preference strategies (B), (E), (F), and (I);

**NOW THEREFORE BE IT RESOLVED** by the Council of South Weber City, Davis County, State of Utah, as follows:

**Section 1. Amendment:** South Weber City Moderate-Income Housing Plan: Preserving and Encouraging Moderate Income Housing shall be amended as attached in Exhibit 1.

**Section 2: Repealer Clause:** All ordinances or resolutions or parts thereof, which are in conflict herewith, are hereby repealed.

**PASSED AND ADOPTED** by the City Council of South Weber, Davis County, on the 13<sup>th</sup> day of September 2022.

Roll call vote is as follows:		
Council Member Halverson	FOR	AGAINST
Council Member Petty	FOR	AGAINST
Council Member Soderquist	FOR	AGAINST
Council Member Alberts	FOR	AGAINST
Council Member Dills	FOR	AGAINST

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**Rod Westbroek, Mayor**

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**Attest:** Lisa Smith, Recorder

# **EXHIBIT 1**

## **MODERATE INCOME HOUSING PLAN**

Preserving and Encouraging Moderate Income Housing



There are many factors that affect the cost of housing. It is the duty and responsibility of the City to take necessary steps to encourage moderate income housing.

Utah Code Annotated 10-9a-403 (2) (b) (iii) requires the City to choose at least three from a list of 24 ways, A through X, in which it can and will pursue the encouragement of moderate-income housing in the next five years. An implementation plan is also included. South Weber chooses the following strategies:

**STRATEGY**

(B) Demonstrate investment in the rehabilitation or expansion of infrastructure that facilitates the construction of moderate-income housing.

**IMPLEMENTATION**

**Ongoing** – Continuously update each Capital Facilities Plan, Impact Fee Facilities Plan and General Plan to account for new growth and potential growth.

**STRATEGY**

(E) Create or allow for, and reduce regulations to, internal or detached accessory dwelling units in residential zones.

**IMPLEMENTATION**

**Fall 2022** - Study options for allowing detached accessory dwelling units.

**Winter 2023** - Discuss with City Council and Planning Commission the options that are available to allow detached accessory dwelling units.

**Spring 2023** - Begin crafting a draft ordinance for detached accessory dwelling units.

**Spring 2023** - Take the draft ordinance through the process.

**STRATEGY**

(F) Zone or rezone for higher density or moderate-income residential development in commercial or mixed-use zones near major transit investment corridors, commercial centers, or employment centers.

**IMPLEMENTATION**

**Complete July 2023** – Study and Identify commercial parcels that would be eligible for rezone to create a new moderate-income residential development around the 475 E interchange and the South Weber Drive interchange.

**Complete November 2023** - Select various nodes within the community that can facilitate moderate-income housing growth with minimal impacts to existing development.

**Complete December 2024** - Update the General plan utilizing the information gathered in the land use study.

**Begin January 2025** - Begin the process of rezoning the land within the nodes to uses that will facilitate the creation of moderate-income housing.

## STRATEGY

(I) Amend land use regulations to allow for single occupancy developments.

## IMPLEMENTATION

Complete Fall 2022 – Study residential zones for the inclusion of single occupancy developments as a permitted use.

Complete Winter 2022 – Determine other guiding materials and code that would be necessary to regulate single occupancy developments for South Weber City.

Complete Spring 2023 – Draft Ordinance for Planning Commission and City Council review and approval.