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Minutes of the
BOUNTIFUL CITY COUNCIL
April 8, 2014 – 6:15 p.m.

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Present:	Mayor Pro Tempore:	John Marc Knight
	Council Members:	Kendalyn Harris, Richard Higginson, Beth Holbrook, and John Pitt
	Assist. City Manager:	Galen Rasmussen
	City Attorney:	Russell Mahan
	City Engineer:	Paul Rowland
	Assist. Engineer:	Lloyd Cheney
	City Recorder:	Kim J. Coleman
	Department Heads:	Gary Blowers, Streets Allen Johnson, Power Tom Ross, Police Mark Slagowski, Water
	Recording Secretary:	Nancy Lawrence
Excuse:	Mayor:	Randy C. Lewis
	City Manager:	Gary Hill

Official Notice of both the Work Session and the Regular Meeting had been given by posting a written notice of same and an Agenda at the City Hall and providing copies to the following newspapers of general circulation: Davis County Clipper, Standard Examiner, and on the Utah Public Notice Website.

Work Session: 6:15 p.m. to 6:55 p.m.
Conference Room

Mayor Pro Tempore Knight called the Work Session to order at 6:15 p.m. and welcomed those in attendance.

Review IPA Agreement – Allen Johnson

Mr. Johnson reviewed that the City Council has previously discussed the fact that the Intermountain Power Project (IPP) is losing its California power purchases in 2027 for all coal generated electricity. (California is requiring that 30 percent of all energy sources be renewable). The California power purchasers are willing to continue as customers for natural gas-fired power. The solution is to convert IPP to a natural gas facility, which will take numerous agreements and years of construction. The City Council has previously approved two of the necessary agreements and Resolutions authorizing execution of the Agreements; however, we now need to sign the two actual agreements that have been previously approved by the Power Commission and the City Council.

Since the Mayor and Council has changed membership since the two agreements and two resolutions were approved, Mr. Johnson narrated a PowerPoint presentation which reviewed the history of IPP and the proposed changes to make it a natural gas-fired plant. Bountiful is a part-owner of the IPP project and it is an important element of the City's power planning. It has been the

1 consensus of the Bountiful City Power Commission and the Bountiful City Council that conversion
2 to natural gas would be appropriate. No action is necessary at this time as the resolutions were
3 approved by the City Council on October 23, 2012. The Mayor will need to sign the second and
4 fourth Amendments to the IPA agreements and the Council voiced support for this action.
5

6 Fred Moss (former City Councilman and IPP board member) was in attendance and reviewed
7 major critical matters that will need to be addressed by IPP in the future. He stated that he would like
8 to continue to serve on the IPP Board as Bountiful's representative. He explained call back
9 provisions which California approved and noted how important that is to Bountiful. He also
10 explained that the proposed new contract will give Bountiful a seat on the Coordinating Committee
11 which will be a great asset to the City. The group expressed appreciation for the contributions made
12 by Mr. Moss and, together with Mayor Pro-tem Knight, affirmed the continued service of Mr. Moss
13 as Bountiful's representative to IPP.
14

15 Mr. Moss said there will be a Coordinating Committee and Board meeting at Delta on May
16 19th, and he invited Councilmembers to attend and he would set up a tour. He noted that those
17 attending would need to meet security clearances.
18

19 **Presentation of Annual Accident and Traffic Volume Report – Paul Rowland**

20 Mr. Rowland reviewed that his department conducts an annual review of the traffic volumes
21 and traffic accidents and he referenced the Traffic Safety Committee Staff Report for the 2013
22 calendar year. He summarized that, for most streets, average traffic volumes in 2013 showed very
23 slight changes from 2012. One street that has seen a significant traffic volume increase is 500 West
24 between 400 North and 500 South. This is attributed to the Costco Development. There have been
25 very few requests from citizens for new signals and a review of accidents and traffic volumes does
26 not show the need to perform formal analysis of any of the existing unsignalized intersections.
27

28 Although accidents and traffic volumes do not indicate any intersections approaching the need
29 for a warrant study, there are two intersections scheduled for signal improvements. Both are on State
30 highways and the work to be done is being conducted by the UDOT (400 North Main Street and 400
31 North 500 West).
32

33 There were a total of 620 reportable accidents for 2013, down slightly from 2011 and up
34 slightly from 2012 (591 accidents). The highest accident month was December, while March and
35 July were the lowest accident months. He noted that these months change randomly each year. He
36 briefly reviewed the Intersection Accident Table (included with the report) and noted that accidents at
37 2600 South 200 West go up and down every year. This year showed a decrease in Auto Pedestrian
38 accidents (18 as compared to 25 last year). In summary, he said that this was a typical year for traffic
39 accidents. With no exceptions, all of the intersections in the City are operating at what is considered
40 a statistically safe condition. The study did not include any recommendations.
41

42 **Council Policy Priority Discussion**

43 Due to the time, this Agenda Item was tagged to the end of the regular City Council meeting.
44

45 **Miscellaneous**

46 Chief Ross commented on major improvements which the State will be doing on I-15 at three

1 Bountiful off-ramps: 2600 South, 500 South, and 400 North. He informed the group that if you want
2 to know what is going on at any point of time with UDOT, this information will be placed on the City
3 Facebook page.

4
5 The Work Session adjourned to Regular Session at 6:55 p.m. on a motion made by
6 Councilman Pitt and seconded by Councilman Higginson. Voting was unanimous with
7 Councilpersons Harris, Higginson, Holbrook and Pitt voting “aye”.

8
9 **Regular Meeting – 7:00 p.m.**
10 **City Council Chambers**

11
12 Mayor Pro-tem Knight called the meeting to order at 7:00 p.m. and welcomed those in
13 attendance. Jens Ballantine, visiting Boy Scout, led the pledge of allegiance to the flag and Mayor
14 Pro-tem Knight offered an opening prayer.

15
16 **COUNCIL REPORTS**

17 Councilwoman Harris reported that the Youth Council will be sponsoring “The Bunny Hop”
18 this Saturday at the Bountiful Park from 10:00 a.m. to 1:00 p.m. She said the group is doing a great
19 job and this event should be very successful.

20
21 **APPROVAL OF MINUTES**

22 Minutes of the regular City Council meeting held March 25, 2014 were presented and
23 approved as written. Councilman Higginson made the motion and Councilman Pitt seconded the
24 motion. Voting was unanimous with Councilpersons Harris, Higginson, Holbrook and Pitt voting
25 “aye”.

26
27 **YOUTH COUNCIL REPORT**

28 None

29
30 **BOUNTIFUL LEGISLATORS REPORT – SENATOR TODD WEILER**
31 **AND REP. BECKY EDWARDS**

32 Senator Todd Weiler reviewed the session in general, and specifically went over proposed
33 bills that would have impacted the municipalities. He sponsored a bill which will increase the
34 understanding of autism and provide for the capacity for those needs to be treated at an early age.
35 This will provide for autistic students to have the ability to mainstream in the educational system.

36
37 Rep. Becky Edwards reviewed a bill designed to permit cities to allocate sales tax for
38 transportation purposes. The bill did not pass. Relocation of the prison was considered and it has
39 been agreed that the prison will be relocated--to where and when remains unknown. She said air
40 quality was a major issue and unfortunately, the criteria used nationally for pollution control does not
41 address the unique geographic situations in Utah that need to be addressed.

42
43 **EXPENDITURES APPROVED FOR TWO PERIODS**

44 Mayor Pro-tem Knight presented the Report for Expenditures and Expenses paid on March
45 17, 2014 (\$181,125.02) and March 24, 2014 (\$1,211,587.79). Councilman Higginson motioned to
46

1 approve the two reports, Councilwoman Holbrook seconded the motion and voting was unanimous.
2 Councilpersons Harris, Higginson, Holbrook, and Pitt voted “aye”.

3
4 **TED ELDER APPOINTED AS CITY TREASURER**

5 Mr. Rasmussen reviewed the process used in seeking and selecting a new City Treasurer and
6 he introduced Ted Elder, recommended by the Selection Committee. Mr. Elder has background with
7 the IRS and the LDS church tax department. He is a Utah native. Mr. Elder stated that it is a great
8 honor to be considered for this appointment and he expressed the hope that he can use his experience
9 to the benefit of the City. He said that he comes to this position with a commitment to serve the
10 people of Bountiful and a desire to fill the role of treasurer to the best of his ability. Councilman
11 Higginson made a motion that Mr. Elder be appointed as City Treasurer, Councilwoman Harris
12 seconded the motion and voting was unanimous. Councilpersons Harris, Higginson, Holbrook, and
13 Pitt voted “aye”. Mr. Coleman then administered the Oath of Office to Mr. Elder in the Swearing In
14 ceremony.

15
16 **RECOMMENDATIONS OF TRAFFIC SAFETY COMMITTEE APPROVED**

17 Mr. Rowland reviewed that the Traffic Safety Committee met prior to the Council this
18 evening and he presented the following recommendations for the consideration of the Council.

- 19
20 1. Installation of two additional STOP signs on the north and south legs of the intersection at
21 325 South and 425 West.
22 2. Marking and signing of the No Parking areas as shown on a map at the intersection of 200
23 West Center Street (40-ft. area of curb to be painted).
24 3. Marking a Double Yellow Centerline on 400 East Street from 3100 South to Bountiful
25 Blvd. for the purpose of calming traffic.

26
27 Mr. Rowland responded to questions, following which Councilman Higginson made a motion that
28 the three recommendations from the Traffic Safety Committee be approved. Councilman Pitt
29 seconded the motion which carried unanimously. Councilpersons Harris, Higginson, Holbrook, and
30 Pitt voted “aye”.

31
32 Mr. Rowland noted that new negotiations for the recycling program have resulted in a cost
33 savings of approximately 17 percent to individual residents.

34
35 **COUNCIL GRANTS PRELIMINARY AND FINAL APPROVAL**
36 **FOR BAHR DENTAL OFFICE BLDG., 460 S. 200 W.**

37 Mr. Rowland presented the request of Christian Bahr for preliminary and final site plan
38 approval for the modified site and parking lot at 460 South 200 West. This site was previously
39 operated as “Under Par Golf”. He said that the request was reviewed by the Planning Commission
40 and comes to the Council with a positive recommendation from staff and the Planning Commission,
41 subject to the following conditions:

- 42 1. Make any and all redline corrections.
43 2. Provide a six-ft. tall vinyl fence along the west property line.

44
45 After a brief discussion, Councilman Higginson made a motion to grant preliminary and final site
46 plan approval for the Bahr dental office building, as recommended. Councilwoman Harris seconded

1 the motion which carried unanimously. Councilpersons Harris, Higginson, Holbrook, and Pitt voted
2 “aye”.

3
4 **PRELIMINARY AND FINAL SITE PLAN AND SUBDIVISION**
5 **APPROVAL, AND PUD PLAT APPROVAL GRANTED FOR HOFFMAN PLACE**

6 Mr. Rowland presented the request of Bob Hoffman, owner, for preliminary and final site
7 plan approval for a four-unit (two duplexes) PUD on the 0.56 acre parcel located at 1840 South 200
8 West St. He explained that the area is zoned RM-19, which allows up to four units on this less-than-
9 one acre lot. Mr. Hoffman is proposing this be a “PUD” so that the units will be available to be sold
10 individually, so this site plan approval will also act as the preliminary PUD subdivision approval.
11 The request was reviewed by the Planning Commission and staff and comes to the Council with a
12 positive recommendation, subject to the following conditions:

- 13 1. Submit a current Title Report.
- 14 2. Make any and all other redline corrections.
- 15 3. Post a subdivision bond prior to recording the Plat.
- 16 4. The west detention basin have a redundant, double pump system with an alarm.

17 Councilman Higginson reported that the Planning Commission reviewed this request at two different
18 times and has included recommendations to reduce any negative impacts to the neighbors. He
19 motioned for approval of the project, as presented and recommended. Councilwoman Holbrook
20 seconded the motion and voting was unanimous. Councilpersons Harris, Higginson, Holbrook, and
21 Pitt voted “aye”.

22
23 **EXTENSION OF TIME LIMT FOR STONE CREEK VILLAGE APPROVED,**
24 **1692 NORTH 200 WEST**

25 Mr. Mahan explained that when the City grants site plan approval, they lapse in one year if
26 not acted upon. However, an extension for six months can be granted. He said that Robert Gibson
27 was given site plan approval for Stone Creek Village on February 19, 2013, but did not commence
28 construction and plans to do so this summer. He has requested an extension of time to allow him to
29 go ahead with his development. Nothing has changed in what is proposed for construction and it is
30 the recommendation of staff and the Planning Commission to grant a six month extension of the site
31 plan approval, which would require the owner to move forward no later than August 26, 2014.
32 Councilwoman Holbrook made a motion to approve the Extension of Time, as recommended.
33 Councilman Higginson seconded the motion and voting was unanimous. Councilpersons Harris,
34 Higginson, Holbrook, and Pitt voted “aye”.

35
36 **APPROVAL GIVEN TO PURCHASE PAVEMENT SAW – WATER DEPT.**

37 Mr. Slagowski reported that the Water department included the purchase of a new pavement
38 saw in the FY 2013-14 budget. Bids were requested and it is the recommendation of staff to purchase
39 a Husqvarna FS 4800 D from Wheeler Machinery in the amount of \$23,262. The bid also included
40 three new blades valued at \$2,250.00. Councilwoman Harris motioned to approve the bid from
41 Wheeler, as recommended. Councilman Pitt seconded the motion and voting was unanimous.
42 Councilpersons Harris, Higginson, Holbrook, and Pitt voted “aye”.

43
44 **MASTER UTILITY AGREEMENT WITH UDOT FOR I-15 HOV**
45 **LANE PROJECT APPROVED**

46 Mr. Johnson reviewed that UDOT has begun construction on some I-15 overpass rebuilds

1 from North Salt Lake to Farmington which will impact the City at 2600 South, 500 South, and 400
2 North. UDOT has requested that we sign a “Master Utility Agreement” now, and later when the
3 design for each portion of the project is completed we will need to sign a “Supplemental Agreement”
4 for each specific project location. The “Master Utility Agreement” defines the coordination efforts
5 between UDOT, the Design Build Contractor, and the City. It also identifies how our relocation
6 work will be scheduled, the work that the City will be doing, and the work that the Contractor will be
7 doing to resolve our power facility conflicts. He said that this Agreement has been reviewed by the
8 Power Commission, Power Department staff, City Attorney, and City Manager and comes to the
9 Council with a recommendation for approval. Costs incurred to the City for these projects will be
10 reimbursed by UDOT. Councilwoman Holbrook made a motion to approve the Master Utility
11 Agreement with UDOT, as recommended. Councilman Higginson seconded the motion which
12 carried unanimously. Councilpersons Harris, Higginson, Holbrook, and Pitt voted “aye”.
13

14 **COUNCIL POLICY PRIORITY DISCUSSION**

15 Mr. Rasmussen reviewed that at the City Council Retreat in February, the Council and staff
16 identified the major policy areas to which City resources and efforts should be directed. He referred
17 to a handout which listed those priorities in three tiers, as it relates to relative importance. He said the
18 next step in the process is to finalize the wording of the priorities and consider placing them in ranked
19 order within the tiers.
20

21 He reviewed the proposed wording and prioritizing for Tier III – the highest priority items,
22 and discussion followed. It was suggested by the Council that the suggested wording for active
23 emergency preparation be changed to “Emergency Preparation and Professional Public Safety”. Mr.
24 Rasmussen said he will pass this information on to Mr. Hill, and then it will be brought back to the
25 Council.
26

27 At 8:22 p.m. Councilman Higginson made a motion that the City Council adjourn and
28 reconvene as the Redevelopment Agency. Councilwoman Holbrook seconded the motion which
29 carried unanimously. Councilpersons Harris, Higginson, Holbrook, and Pitt voted “aye”.
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JOHN MARC KNIGHT, Mayor Pro Tempore

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KIM J. COLEMAN, City Recorder

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