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**Minutes of the  
BOUNTIFUL CITY COUNCIL  
June 9, 2015 – 7:05 p.m.**

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Present:	Mayor:	Randy Lewis
	Council Members:	Kendalyn Harris, Richard Higginson, John Pitt
	City Manager:	Gary Hill
	Assistant City Manager:	Galen Rasmussen
	City Engineer:	Paul Rowland
	City Planner:	Chad Wilkinson
	Department Directors & Personnel:	
		Brock Hill-Parks
		Jeff Bassett- Fire Chief
	Recording Secretary:	Nikki Dandurand
Excused:	Council Members:	John Marc Knight
		Beth Holbrook
	City Attorney:	Russell Mahan

Official Notice of the City Council Meeting was given by posting an Agenda at City Hall and on the Bountiful City Website and the Utah Public Notice Website, and by providing copies to the following newspapers of general circulation: Davis County Clipper and Standard Examiner.

**No Work Session**

**Regular Meeting – 7:05 p.m.**  
**City Council Chambers**

Mayor Lewis called the meeting to order at 7:05 p.m. and welcomed those in attendance. Taylor Emmett, Troop 669, led the Pledge of Allegiance, Melanie Kilpack, resident of Bountiful, gave a thought/prayer.

**APPROVAL OF MINUTES**

Minutes of the May 26, 2015 City Council meeting were presented. Councilman Pitt made a motion to approve the minutes as presented, and Councilman Higginson seconded the motion. Voting was unanimous with Councilpersons Harris, Higginson, and Pitt voting “aye”.

**COUNCIL REPORTS**

Councilwoman Harris reported the Stomp on Main was fun, but cut short because of bad weather. Councilman Pitt reported the Farmer’s Market will begin this Thursday, June 11, 2015. Councilman Higginson mentioned that historical tours of Bountiful will begin the Saturday, following the 24<sup>th</sup> of July. Mayor Lewis mentioned the Food Truck League will be here every Friday night for the summer months.

**YOUTH COUNCIL REPORT**

1 None.

2  
3 **CONSIDER APPROVAL OF WEEKLY EXPENDITURES > \$1,000 PAID May 21 & 28, 2015**

4 Mayor Lewis presented the weekly expenditure summaries paid on May 21, 2015 for  
5 \$433,595.43 and May 28, 2015 for \$1,130,306.60.

6 Councilman Higginson moved to approve the expenditures as presented, and Councilwoman  
7 Harris seconded the motion. Voting was unanimous with Councilpersons Harris, Higginson, and Pitt  
8 voting “aye”.

9  
10 **CONSIDER ADOPTION OF THE 2015 FIREWORKS ORDINANCE 2015-12 – MR. GARY**  
11 **HILL**

12 Mr. Hill stated this ordinance is adopted annually for fireworks restrictions within City  
13 boundaries. These recommendations are made on behalf of the Fire Chief, and can be amended as  
14 needed by outside conditions, except the dates of restriction.

15 Councilman Pitt moved to approve Ordinance 2015-12, and Councilman Higginson seconded  
16 the motion. Voting was unanimous with Councilpersons Harris, Higginson, and Pitt voting “aye”.

17  
18 **CONSIDER FINAL SITE PLAN APPROVAL FOR SESSIONS SETTLEMENT, 167 WEST**  
19 **100 SOUTH AND 156 & 166 WEST 200 SOUTH, SHARM SMOOT, APPLICANT – MR.**  
20 **CHAD WILKINSON**

21 Mr. Wilkinson stated that on May 12, 2015, preliminary approval was granted for this  
22 application, subject to the following conditions:

- 23  
24 1. Complete any and all redline corrections, including modifications required for  
25 grading on site.  
26 2. In conjunction with the building permit, provide a final landscape plan in  
27 accordance with the standards of Section 14-16-104 of the zoning ordinance.  
28 3. Provide one additional parking space on the site.  
29

30 Councilman Pitt moved to approve the final site plan for Sessions Settlement, and  
31 Councilwoman Harris seconded the motion. Voting was unanimous with Councilpersons Harris,  
32 Higginson, and Pitt voting “aye”.

33  
34 **CONSIDER AFFIRMING THE PLANNING COMMISSION RECOMMENDATION OF**  
35 **DENIAL OR SCHEDULING A PUBLIC HEARING TO CONSIDER A ZONE CHANGE**  
36 **FROM RM-19 (MULTIPLE FAMILY RESIDENTIAL-19 UNITS PER ACRE) TO C-G**  
37 **(GENERAL COMMERCIAL) FOR TWO PROPERTIES ADDRESSED 444 AND 480 S. 100**  
38 **W., TOM STUART, APPLICANT – MR. CHAD WILKINSON**

39 Mr. Wilkinson stated that the applicant is requesting a zone change from RM-19 to C-G for  
40 two property addresses. The Planning Commission reviewed this proposal on June 2, 2015. At  
41 that meeting, the Commission recommended denial of the proposed amendment by a vote of 4-  
42 1 (two Commission members were absent), and as a result the proposal comes to the Council  
43 with a negative recommendation. The Council may choose to concur with the Planning  
44 Commission on an unfavorable recommendation, or to hold a public hearing to consider the  
45 proposed amendment. Concurrence with an unfavorable recommendation of the Planning

1 Commission constitutes denial of the application and no public hearing is held on the item. Mr.  
2 Stuart commented that he has no preference on the rezone, and will follow the Council's  
3 decision. Council members discussed possible options for either decision, to include  
4 upgrading the current parcels/homes to sell or a national sandwich chain to buy the building.  
5 Councilman Higginson did mention that in paragraph B of the original amendment that  
6 rezoning is good for "...establishing and maintaining sound, stable and desirable development  
7 within the City..."

8 Councilman Higginson made a motion to affirm the Planning Commission's vote to deny  
9 the zone change; Councilman Pitt seconded the motion, with Councilmen Higginson and Pitt  
10 voting "aye", Councilwoman Harris voting "nay." The vote on the motion was 2-1. No other  
11 motion was made.

12  
13 **CONSIDER APPROVAL OF A SINGLE EVENT ALCOHOL PERMIT FOR THE TOUR OF**  
14 **UTAH/UTAH CYCLING PARTNERSHIP – MR. CHAD WILKINSON**

15 Mr. Wilkinson stated the Tour of Utah/Utah Cycling Partnership has requested a Single Event  
16 Alcohol Permit for the event on Wednesday, August 5, 2015. Councilman Higginson asked how  
17 many people will be in this location for the event. Mr. Gary Hill responded that up to 350 at any  
18 given time, but there is limited access to the alcohol, through a VIP tent.

19 Councilman Pitt made a motion to approve the permit and Councilman Higginson seconded  
20 the motion. Councilpersons Harris, Higginson, and Pitt voted "aye".

21  
22 **CONSIDER APPROVAL OF A PRELIMINARY SITE PLAN FOR PHASE 2 OF MULTI**  
23 **FAMILY MIXED USE DEVELOPMENT AT 35 WEST 100 SOUTH AND 195 SOUTH 100**  
24 **WEST – MR. CHAD WILKINSON**

25 Mr. Wilkinson stated the applicant is requesting a preliminary site plan approval for Phase 2  
26 of his development. The Planning Commission had several conditions to include:

- 27  
28 1. Complete any and all redline corrections, including modifications required for storm  
29 drainage on the site. Include the following:
- 30 a. Provide storm water inlets at the 100 West drive entrance
  - 31 b. The storm detention will require the installation of four 36" pipes.
- 32 2. Prior to final approval, submit a final landscape plan meeting the requirements of  
33 Chapter 16 of the Bountiful City Zoning Ordinance.
- 34 3. Revise the dumpster location to an area that is not adjacent to the existing single  
35 family residential home.
- 36 4. Provide additional brick or similar materials in order to meet the requirement  
37 limiting stucco and similar materials to 50 percent of the exterior of the buildings.
- 38 5. Show how each unit will be provided with private outdoor space.
- 39 6. Show all dimensions on the site plan including driveway widths in all locations,  
40 setbacks to all structures including covered parking, etc.

41  
42 Mr. Wilkinson stated there has been a lot of public comments and concern from the local  
43 residents. Councilmembers Pitt and Harris agreed they don't want to take away from the  
44 downtown atmosphere, but as Mr. Wilkinson explained, this use is allowed and they meet all  
45 code requirements.

46 Councilman Pitt made a motion to approve the preliminary site plans subject to the conditions

1 stated, and Councilwoman Harris seconded the motion. Councilpersons Harris, Higginson, and Pitt  
2 voted “aye”.

3  
4 **CONSIDER APPROVAL OF THE TRAFFIC SAFETY COMMITTEE**  
5 **RECOMMENDATION TO INSTALL TWO W 1-3 WARNING SIGNS WITH A 15 MPH**  
6 **ADVISORY SPEED PLAQUE – MR. PAUL ROWLAND**

7 Mr. Rowland stated the residents have concerns about speeding on 900 South. There is not a  
8 lot of traffic, but the road is curvy.

9 Councilwoman Harris made a motion to approve the installation of the signs and Councilman  
10 Higginson seconded the motion. Councilpersons Harris, Higginson, and Pitt voted “aye”.

11  
12 **CONSIDER APPROVAL OF THE PURCHASE OF A GREENS MOWER FOR THE GOLF**  
13 **COURSE FROM TURF EQUIPMENT & IRRIGATION, INC. IN THE AMOUNT OF \$31,608**  
14 **– MR. BROCK HILL**

15 Mr. Hill stated that the golf course has four mowers in use at this time. Two are specifically  
16 used for operations/maintenance, two others need to be retired or used for other projects. Three bids  
17 were submitted. Councilwoman Harris noted that the golf course is entirely funded from an  
18 enterprise fund and no tax dollars are used to maintain it. Mr. Hill stated this is a budgeted item.

19 Councilman Higginson made a motion to approve the mower purchase, and Councilwoman  
20 Harris seconded the motion. Councilpersons Harris, Higginson, and Pitt voted “aye”.

21  
22 **CONSIDER APPROVAL OF RESOLUTION 2015-07 ADOPTING THE 2015 CERTIFIED**  
23 **PROPERTY TAX RATE – MR. GALEN RASMUSSEN**

24 Mr. Rasmussen reviewed the budget process, City Council Policy Priorities and general points  
25 of interest within the budget. Mr. Gary Hill noted that the state increase of the gas tax will take effect  
26 January 2016. Mr. Rasmussen pointed out the current RAP tax will expire in March 2016, but  
27 Council adopted a continuing RAP tax to be in effect, which will help fund new parks (i.e., the new  
28 Mill Street Park), continued arts and cultural activities within the City. Tonight, City Council will  
29 vote to adopt the tax rate, amended budget FOR Fiscal Year 2015-2015 and the budget for Fiscal  
30 Year 2015-2016 along with the long-term capital plan of the City.

31 Councilman Pitt made a motion to approve Resolution 2015-07 approving a 2015 Certified  
32 Property Tax Rate of 0.000957, and Councilman Higginson seconded the motion. Councilpersons  
33 Harris, Higginson, and Pitt voted “aye”.

34  
35 **CONSIDER APPROVAL OF ORDINANCE 2015-13 AMENDING THE 2015 FISCAL YEAR**  
36 **BUDGET AND ADOPTING THE 2016 FISCAL YEAR BUDGET AND TEN-YEAR**  
37 **CAPITAL PLAN (WHICH TRANSFERS FROM THE LIGHT & POWER FUND TO THE**  
38 **GENERAL FUND IN THE AMOUNT OF \$2,380,000) AND RELATED MATTERS – MR.**  
39 **GALEN RASMUSSEN**

40  
41 **PUBLIC HEARING – CONSIDER APPROVAL OF ORDINANCE 2015-13, AMENDING**  
42 **THE 2015 FISCAL YEAR BUDGET AND RELATED MATTERS**

43 **OPEN/CLOSED 8:33 P.M.** – There were no comments from the public.

44  
45 Councilman Higginson made a motion to approve Ordinance 2015-13, and Councilwoman  
46 Harris seconded the motion. Councilpersons Harris, Higginson, and Pitt voted “aye”.

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2 Councilman Higginson made a motion to adjourn the regular City Council meeting, and  
3 Councilwoman Harris seconded the motion. The regular meeting of City Council was adjourned at  
4 8:33 p.m.

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*Mayor*

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*City Recorder*