

Hyde Park City Council Meeting
113 East Center Street
Hyde Park, Utah
Live & Electronic Meeting

October 25, 2023

City Council

The Hyde Park City Council meeting began at 7:00 and was conducted by Mayor Cox

City Officials Present Live & Electronic: Mayor; Bryan Cox, Council members; Kevin Flint, Stephanie Allred, Karl White, and Gerald Osborne, City Administrator; Marcus Allton, Police Chief Goodrich, and City Recorder; Donja Wright. Council member Tiffany Atkinson was excused.

Others Present: Florence White, Kirk Brower, Maddie Soto, Craig Whyte, Dave Fowles, Christian Wilson, Richard Gallacher, Blake Parker, Cade Denney

Thought / Prayer: Mayor Cox

Pledge of Allegiance: Mayor Cox

Adoption of Agenda: The Mayor recommended that an item be added to the beginning of the agenda to consider a new Planning Commission Member. Council member Allred made a motion to approve the agenda as amended for October 25, 2023. Council member White seconded the motion. Council members Flint, Allred, White, and Osborne voted in favor. The motion carried 4/0.

Minutes: Council member White made a motion to approve the minutes from October 11, 2023, as amended. Council member Allred seconded the motion. Council members Flint, Allred, White and Osborne voted in favor. The motion carried 4/0.

Citizen Input: Karl White approached the council to inform them that the citizens along 700 east are concerned about the way the proposed road is designed. Mr. White read a letter from Charles Darnell (letter included). Mr. White would like the city to have a meeting with the homeowners along 700 east to discuss the issues in the letter and any other items of concern.

Cade Denny approached the Council and informed them that he lives along 700 east. The road is already wider than most of the roads in town and he does not see the need to expand the road any wider. He asked where he could find information for the 700-east project. Marcus showed him how to find it on the COG projects link

and the mayor recommended the staff putting a link on the city website for this project.

The mayor closed the citizen input.

Administrative: The mayor informed the Council that Craig Whyte is willing to serve on the Planning Commission. The Council was in support of Mr. Whyte serving on the planning commission.

CAPSA Presentation: Maddie Soto from CAPSA approached the Council and informed them that October is domestic violence awareness month. Last year CAPSA helped 327 individuals enter emergency shelters and answered 20 calls per day for domestic violence related issues. The Council and citizens can help by volunteering, donating and being aware of situations in their neighborhoods. Ms. Saddle invited the Council to come and take a tour of the facility.

Consider a rezone request for the Richard Gallacher property at 105 E 3100 N from commercial to mixed use. Parcel – 04-058-0051, 3.29 acres. Mr. Gallacher approached the Council and presented a conceptual design for the corner lot. Marcus reminded the Council that they are only looking at the rezone at this time. Council member White made a motion to approve the rezone request for 3.29 acres from commercial to mixed use. Council member Allred seconded the motion. Council members Flint, Allred, White and Osborne voted in favor. The motion carried 4/0.

Consider Ordinance 2023 – 15 – An ordinance amending section 12.30 regulations applicable to all zones as outlined in packet 6 from Rural Community Consultants with minor changes from the planning commission.

Marcus Allton summarized the changes to the ordinance. Most of the changes were due to recent additions or changes to the state code or formatting issues.

Highlights:

1. The flood plane ordinance will not change.
2. The ordinances around lighting will not change.
3. Stormwater regulations changed for clarification.
4. ADU ordinance changed based on state definitions. An ADU does not require approval, just a building permit.
5. Short Term Rental – minor changes for clarification.
6. Dark Sky - The developer will be required to show a plan for how many lumens their outdoor lights have.
7. Neighborhood Commercial site – limited commercial use in a residential neighborhood can be allowed as a conditional use such as a small grocery store or other small neighborhood retail store.

Council member White made a motion to adopt ordinance 2023-15 – An ordinance amending section 12.30 regulations applicable to all zones as outlined in packet 6 from Rural Community Consultants with minor changes from the planning commission pending a review from the attorney on the Neighborhood Commercial site 12.30.220. Council member Allred seconded the motion. Council members Flint, Allred, White and Osborne voted in favor. The motion carried 4/0.

Discussion Items:

Skyler Jenks Development Agreement – Marcus informed the Council that next week at the Planning Commission there will be a public hearing for the Jenks development agreement. After the public hearing, the Planning Commission will either send the agreement to the city council for approval or have Mr. Jenks make some changes for future approval. There will be a meeting with Mr. Jenks and the staff on Monday morning (prior to Planning Commission) to discuss the amenities and trades for the property. The mayor reminded the council that the cost of the land trade and road improvements that Mr. Jenks is installing will be eligible for a match for the future COG grant for Wolf Pack Way. The Council recommended getting more information to the citizens about the development on social media.

Departments:

Streets: The mayor informed the Council that the roundabout on center street and wolf pack way may get paved this week / weekend pending weather. The project is still planned to wrap up at the end of November provided asphalt is still available.

Planning Commission Update: Council member Flint informed the Council that the Planning Commission will be looking at some new packets this week, as well as holding a public hearing for the development agreement.

City Events / Youth Council: Council member Allred informed the Council that the spook ally will be this Fri, Sat & Mon. November 27th will be the Hometown Christmas Festival (formerly the tree lighting ceremony).

Administrative: The mayor informed the Council that he & Marcus traveled to Day Break to meet and discuss the innerworkings of the planned community. The first homes were built 20 years ago. Take-aways:

- Have the units approved with the architecture from each developer for the overall development.
- Uses for Open space – bike trails, walking paths etc.
- Reinvestment strategy and how they pay for amenities.

The mayor informed the Council that he received the agreement with Morley Cox to purchase water rights. He will visit with Donja tomorrow and get this finalized.

The request for bid on the roundabout at 700 east and 200 south went out again. Due to the timing of the bid request, he is hoping to get some lower bids this time.

Marcus informed the Council that Brett Knight spoke with Core & Main concerning the water meters that will be purchased as part of the BOR (Bureau of Reclamation) Grant. Core & Main are willing to hold the meters until installation in the spring so the city can order the entire allowed amount now (approximately 450 meters).

BST (Bonneville Shoreline Trail) Grant update: The application needed some revision to match the amount of money available. It is estimated to be \$320,000, allowing the city to build another 4,000 ft of trail. Marcus has submitted the revision, and he is waiting to see if it gets accepted.

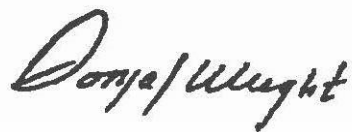
NPPD: Chief Goodrich informed the Council that the pumpkin-walk traffic control took a little over 5 hours per night. The NPPD received 113 calls for service last week and they had 106 traffic stops. He feels like the police are keeping a good balance of warnings to citations. The Police department is currently only short one officer. They hired a new detective with several years of experience. They extended an offer to a code enforcement officer. The offer was accepted, and he will start soon. December 9th is the shop with a cop event. Last year they helped 32 kids. This year they could use some more help and are extending an invitation to the city council to help with that event.

On the weekend of the 13th -15th there were 5 cars stolen between Hyde Park & North Logan. They were all thefts of convenience, and all vehicles were recovered. They have three suspects that will hopefully soon be in custody.

Meeting Adjourn: Council member Allred made a motion to adjourn. Council member White seconded the motion. Council members Flint, Allred, White and Osborne voted in favor. The motion carried 4/0.

Meeting adjourned at 9:30

Minutes: Council member Allred made a motion to approve the minutes from October 25, 2023, as amended. Council member White seconded the motion. Council members Flint, Allred, White, Atkinson and Osborne voted in favor. The motion carried 5/0.



Donja Wright – City Recorder