



CITY COUNCIL
2267 N 1500 W
CLINTON UT 84015
Phone: (801)-614-0700
Fax: (801) 614-0752
www.clintoncity.net

AGENDA
March 24, 2015

Mayor

L. Mitch Adams

City Council

Anna Stanton

Mike Petersen

Karen Peterson

Barbara Patterson

F.J. Mitchell

I. REGULAR SESSION – 7:00 P.M.

1. Call to Order
 2. Pledge of Allegiance
 3. Invocation or Thought
 4. Roll Call
- A. Employee of the Month for February 2015 – Rylee Dalton, Recreation
 - B. Appointment of Jacob Briggs and Dennis Cluff to the Davis County Nominating Committee for Replacement of the Municipal Justice Court Judge
 - C. Report on Secondary Water for 2015 from Davis Weber Counties Canal Company
 - D. **7:45 p.m. PUBLIC HEARING – RESOLUTION 06-15** - Review and action upon a recommendation from the Planning Commission concerning a request from Countryside Homes Utah, Corey Kuhn, for approval of Countryside Meadows Subdivision, located at approximately 1564 North 1500 West.
 - E. **TABLED ITEM FROM JANUARY 27 and FEBRUARY 10 - PUBLIC HEARING – Ordinance No. 15-01Z** - Review and action upon a recommendation from the Planning Commission concerning change to the Clinton City Zoning Ordinance; § 28-2 Definitions dealing with Garages, Accessory Buildings, Carports, and Sheds; § 28-3-25 Garages, Accessory Buildings, Sheds, Carports; § 28-12 thru 28-15, and 28-19 subsections dealing with Garages, Accessory Buildings, Sheds, and Carports.

II. OTHER BUSINESS'

- a. Approval of Meeting Minutes, February 24, 2015 Special CC; Mar 10 2015 Special CC; Mar 10, 2015 Closed Session; Mar 10, 2015 CC
- b. Accounts Payable
- c. Planning Commission Report
- d. City Manager's Report
- e. Mayor's Report
- f. Council Reports on Areas of Responsibility
- g. Action Item Review

III. ADJOURN

Dennis W. Cluff

Recorder

If you attend this meeting and, due to a disability, will need assistance in understanding or participating therein, please notify the City at least eight hours prior to the meeting and we will seek to provide assistance. The order of agenda items may be changed or times accelerated as time permits with the exception of public hearing.

CLINTON CITY COUNCIL AGENDA ITEM

SUBJECT: Employee of the Month for February 2015 – Rylee Dalton	AGENDA ITEM: A
PETITIONER: Dennis Cluff, Bruce Logan	MEETING DATE: March 24, 2015
RECOMMENDATION: That Council recognize Rylee Dalton as Employee of the Month for February 2015.	ROLL CALL VOTE: NO
FISCAL IMPACT:	
BACKGROUND: Rylee Dalton is the office assistant for the Recreation Department. Since Rylee started her position in 2013, she has always been an exemplary employee. In addition to her excellent customer service skills, Rylee is very punctual, extremely dependable, and constantly positive. Fellow employees appreciate her willingness to help wherever needed. She pays attention to detail and is very task oriented. She is a great team player and her positive attitude is very contagious. She is honest, trustworthy, and reliable. Clinton City Recreation wants Rylee to know that she is valued in the department and that her hard work and dedication does not go unnoticed. We want to thank her for all she does for us.	
ATTACHMENTS:	

CLINTON CITY COUNCIL AGENDA ITEM

SUBJECT: Appointment of Jacob Briggs and Dennis Cluff to the Davis County Nominating Committee for Replacement of the Municipal Justice Court Judge	AGENDA ITEM: B
PETITIONER: Mayor L. Mitch Adams	MEETING DATE: March 24, 2015
RECOMMENDATION: That Council ratify the Mayor's appointment of Jacob Briggs and Dennis Cluff to the Davis County Nominating Committee for Replacement of the Municipal Justice Court Judge	ROLL CALL VOTE: NO
FISCAL IMPACT:	
BACKGROUND:	
ATTACHMENTS:	

CLINTON CITY COUNCIL AGENDA ITEM

SUBJECT: Report on Secondary Water for 2015	AGENDA ITEM: C
PETITIONER: Dennis Cluff, Ivan Ray-DWCCC	MEETING DATE: March 24, 2015
RECOMMENDATION: That Council discuss secondary water issues with Ivan Ray	ROLL CALL VOTE: NO
FISCAL IMPACT:	
BACKGROUND: At least annually we like to discuss the Secondary Water prospects and anticipated availability with the General Manager of the Davis and Weber Counties Canal Company, Ivan Ray. The information already received from the Canal Company shows a watering schedule to be the same as last year. Ivan assures me that the water will be available by April 15th.	
ATTACHMENTS:	

CLINTON CITY COUNCIL AGENDA ITEM

SUBJECT: 7:45 p.m. PUBLIC HEARING – RESOLUTION NO. 06-15 - Review and action upon a recommendation from the Planning Commission concerning a request from Countryside Homes Utah, Corey Kuhn, for approval of Countryside Meadows Subdivision, located at approximately 1564 North 1500 West.	AGENDA ITEM: D
PETITIONER: Corey Kuhn	MEETING DATE: March 24, 2014
RECOMMENDATION: Adopt, amend and adopt, or reject Resolution No. 06-15 approving the final plat of Countryside Meadows Subdivision, located at approximately 1564 North 1500 West.	ROLL CALL VOTE: X YES NO
FISCAL IMPACT:	
BACKGROUND: Due to personnel scheduling I am writing this report before any action is taken by the Planning Commission. I will have a recommendation from the Planning Commission at the meeting. The area this subdivision is zoned R-1-10 Minimum lot size is 10,000 square feet Lot frontage, at setback point is: Minimum – 75 feet Average – 85 feet Corner – 85 feet	
ALTERNATIVE ACTIONS:	
ATTACHMENTS: Aerial photo Preliminary Plat Frontage Dimensions Resolution No. 06-15	
REFERENCED DOCUMENTS:	

DEVELOPMENT REVIEW

DATE: 3/11/2015
TO: Lynn
FROM: Gregg Folk
RE: Countryside Meadows Preliminary Plat

Public Works

- Submittal Date: 2-12-15
- Sewer and Land drain needs 5' manhole at existing main connections
- Add catch basin at start of east radius
- Install 8" W valve at mainline connection
- Move W blow off to parkstrip lot 3/4 property line
- Where are lot 1 utilities fed from?
- SWPPP needs to be provided
- Street light at West radius
- Remove/replace asphalt from radius to radius across entire road to curb to the North

Engineer's Review

Plat Review

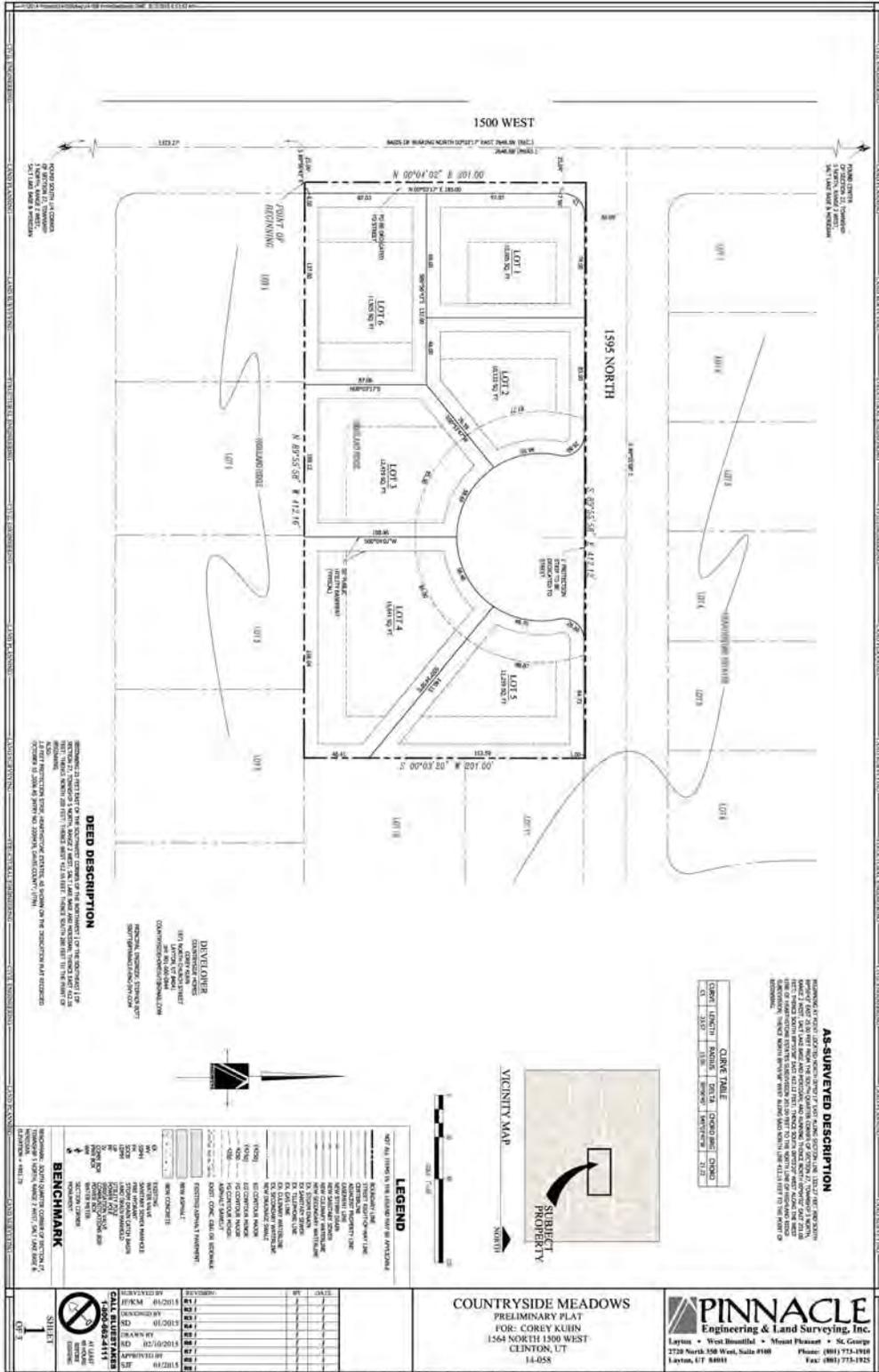
1. In the typically roadway cross section the base course section does not meet the current city requirements.



1500 W

1435 W

1375 W



RESOLUT

RESOLUTION 06-15

A RESOLUTION APPROVING THE FINAL PLAT FOR COUNTRYSIDE MEADOWS SUBDIVISION

WHEREAS, Section 3-4(4) of the Clinton City Subdivision Ordinance states that the City Council shall approve, modify and approve, or disapprove subdivision application by resolution; and,

WHEREAS, The Clinton City Planning Commission has reviewed the final plat for Countryside Meadows Subdivision and recommended approval of the plat.

NOW, THEREFORE, BE IT RESOLVED BY THE CLINTON CITY COUNCIL THAT THE FINAL PLAT FOR COUNTRYSIDE MEADOWS SUBDIVISION IS HEREBY APPROVED WITH THE FOLLOWING FINDINGS, CONDITIONS AND STIPULATIONS:

SECTION 1. By majority vote on a motion before the Clinton City Council the Final Plat of Countryside Meadows Subdivision is (Approved) (Not Approved) based upon the following findings, conditions and/or stipulations:

- The Council concurs with the findings of the Clinton City Planning Commission.

SECTION 2. Reviewed in a public hearing the 17th day of March 2015, by the Clinton City Planning Commission reviewed and recommended for approval through a motion passed by a majority of the members of the Commission based upon the following findings and conditions.

- 1 The Subdivision is proposed for development in the R-1-10 Residential Zone.
- 2 The Plat indicates that the lots within the subdivision meet the minimum requirements of the R-1-10 Zone.
- 3 The infrastructure proposed for the Subdivision meets the minimum requirements of the City Standards.
- 4 The patch to 1595 North at the intersection of 1450 West is to be the full width of 1450 West.
- 5 The patch for lot 1 on 1500 West
- 6 It is the developer/contractor's responsibility to comply with all Clinton City Standards, Ordinances, Staff, Engineer and requirements established during the approval process. Wherever there is a discrepancy between these drawings and City Standards the more stringent requirement will apply. If there is any doubt as to the requirement the developer is to seek clarification from the Community Development Department and obtain the determination in writing. Copies of the Standards are available at the Community Development Department.
- 7 The developer/contractor is responsible for insuring that all required inspections are performed by the Clinton City Public Works Department. If the developer is unsure of what inspections are required he can obtain a list from Public Works. The developer is cautioned not to proceed past an inspection point without insuring that the inspection has been performed and work passed by Public Works.
- 8 It is the developer/contractor's responsibility to insure adequate dust, trash and weed control practices are observed while any of the lots are under their control.

9 Prior to a request for Conditional Acceptance by the City Council all undeveloped lots will be cleared of all debris and graded level to facilitate weed control.

FEBRUARY 25, 2015
NOTICE PUBLISHED

DAVE COOMBS
CHAIRMAN

SECTION 3. Effective date. This Resolution shall become effective upon signature and posting.

PASSED BY MOTION AND ORDERED PUBLISHED by the Council of Clinton City, Utah, this 24TH day of March, 2015.

FEBRUARY 25, 2015
NOTICE PUBLISHED

L. MITCH ADAMS
MAYOR

ATTEST:

DENNIS W. CLUFF
CITY RECORDER

Posted: _____

CLINTON CITY COUNCIL AGENDA ITEM

SUBJECT: TABLED ITEM FROM JANUARY 27 and FEBRUARY 10 - PUBLIC HEARING – Ordinance No. 15-01Z - Review and action upon a recommendation from the Planning Commission concerning change to the Clinton City Zoning Ordinance; § 28-2 Definitions dealing with Garages, Accessory Buildings, Carports, and Sheds; § 28-3-25 Garages, Accessory Buildings, Sheds, Carports; § 28-12 thru 28-15, and 28-19 subsections dealing with Garages, Accessory Buildings, Sheds, and Carports.	AGENDA ITEM: E
PETITIONER: Community Development.	MEETING DATE: March 24, 2015
RECOMMENDATION: Adopt, Amend and Adopt, or Reject Ordinance No. 15-2Z Amending the Clinton City Zoning Ordinance; § 28-2 Definitions dealing with Garages, Accessory Buildings, Carports, and Sheds; § 28-3-25 Garages, Accessory Buildings, Sheds, Carports; § 28-12 thru 28-15, and 28-19 subsections dealing with Garages, Accessory Buildings, Sheds, and Carports.	ROLL CALL VOTE: X YES x NO
FISCAL IMPACT:	
BACKGROUND: During the February 24, meeting of the Council the Council tabled any action on this ordinance. No direction was given to staff regarding changes or corrections. During the Council Meeting the Council heard from members of the Planning Commission comments regarding their action and reasoning for the original presentation.	
February 24, Staff Report Action on the ordinance was tabled pending changes to the ordinance. As directed by Council a 2 car garage is now required on all single family dwellings. A gravel or hard surface drive is required to go to an accessory parking site unless there is a solid fence then gravel or hard surface is required in the front.	
February 10, Staff Report This change is intended to remove conflicts within the ordinance and clarify the intent of the sections dealing with Garages, Accessory Buildings, Carports and Sheds.	
Items Covered, Old Verbiage vs. Amended:	
Old	Amended
Definitions	Clarified definitions for Garages, Accessory Buildings, Carports and Sheds, no significant changes from previously intended. Relocated requirements from definitions to Chapter 3 Regulations Applicable to All Zones. Defined “Major Street”.
Ch 3, Elderly Apartments, Residential Facility for elderly Persons, Nursing Homes	Assisted Living Facility with Resident Drivers: kept the number of spaces required. Assisted Living Facility no Resident Drivers; number of parking per bed from 1/4 to 1/2
Single Family Dwelling Parking Requirements: there was a conflict regarding if a structure was required.	Clarified, two parking spaces required can be pads, carport, or garage. If a pad then side lot set back requirements are increased by 21-feet.
2, 3, and 4 Plex Parking Requirements: there was a conflict regarding if a structure was required.	Clarified, parking requirements are evaluated as part of the site plan review.

Due to changes in surface required for parking there became a conflict between hard surface or gravel for access to required parking or additional parking.	Clarified, access to required parking must be hard surface from street to required parking. Access to additional parking must have a hard surface to the parking unless the parking is behind a solid gated fence then hard surface to the gated fence.
Clarified surface for required parking vs. additional parking	All required parking shall be hard surface. All additional parking shall be hard surface unless behind a solid gated fence.
Table 12.4.1	Clarified setback requirements established in building codes, added footnote requiring additional setback when a carport or garage is not built on a dwelling.
Table 12.4.3	Clarified Accessory Garage/Carport; Detached Garage/Carport
A-1 Zone, Chapter 12, Accessory buildings permitted	Clarified that Garages, Accessory Buildings, Sheds and Carports are permitted
AE Zone, Chapter 13	Clarified that Garages, Accessory Buildings, Sheds and Carports are permitted
Table 13.4.1	Clarified setback requirements established in building codes, added footnote requiring additional setback when a carport or garage is not built on a dwelling.
Table 13.4.3	Clarified Accessory Garage/Carport; Detached Garage/Carport
28-13-4(7) added	Established evaluation process for Garages, accessory buildings, sheds, and carports that are for a use other than SF residential.
Table 14.2	Clarified item 4 and added 25 for non SF residential uses.
Table 14.3	Clarified setback requirements established in building codes, added footnote requiring additional setback when a carport or garage is not built on a dwelling. Established requirements for non SF residential uses
28-15-2 & 3	Clarified and established procedure for non SF residential uses
Table 15.4	Clarified setback requirements established in building codes, added footnote requiring additional setback when a carport or garage is not built on a dwelling. Established requirements for non SF residential uses
Table 19.4 & 19.29.2	Clarified setback requirements established in building codes, added footnote requiring additional setback when a carport or garage is not built on a dwelling. Established requirements for non SF residential uses

ALTERNATIVE ACTIONS:

ATTACHMENTS:

Ordinance No. 15-01Z

REFERENCED DOCUMENTS:

ORDINANCE NO. 15-01 Z

AN ORDINANCE AMENDING TITLE 28, ZONING AND REAL PROPERTY

WHEREAS, Clinton City has an existing Title 28, dealing Garages, Accessory Buildings, Sheds, and Carports; and,

WHEREAS, The City Council has found that changes are required; and,

WHEREAS, Clinton City has an obligation to provide for the health, safety, and general welfare of its citizens.

NOW THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF CLINTON CITY, DAVIS COUNTY, STATE OF UTAH:

BY MOTION The Clinton City Council voted to (adopt) (reject) this ordinance.

SECTION 1. Changes

AMEND:

“Accessory Building, Residential”^{67, 88, 198} means a building, larger than 200 square feet, designated for use other than a residence constructed on a lot containing a residential structure. A Residential Accessory Building shall be constructed of materials complementary in color to the primary building on the lot and buildings on surrounding lots.

“Accessory Building Large Lot”¹⁶⁹ means a building, larger than 200 square feet, with a minimum setback of forty (40) feet from any portion of the primary building on the lot that is at least one-half acre in size and at least twenty (20) feet from any residential building on adjoining lots.

“Carport” means a private, covered area for parking motor vehicles with two or more open sides. A carport with a distance between support structures less than 20-feet shall be designated as a single carport. A carport with a distance between support structures equal to or more than 20-feet shall be designated as a double carport.¹⁹²

(1) Carport Attached: the carport and dwelling having a roof or wall in common. Ref. § 28-3-25(5).

(2) Carport Accessory: located behind a dwelling with adequate access for a motor vehicle. Ref. § 28-3-25(5).

(3) Carport Detached: located adjacent to a dwelling and fronting a common street. Ref. § 28-3-25(5).

“Fence, Solid” means a Fence that is intended to significantly block the view of items that are behind or enclosed within the Fence. An example of the minimum standard is considered to be a chain link fence with solid slats.

“Garage, Private”^{21, 104, 148, 169, 183, 198} means an enclosed space for the storage of one or more motor vehicles. A garage with an exterior width of less than 20 feet shall be designated as a single garage. A garage with an exterior width of 20 feet or greater shall be designated as a double garage. For the purpose of these regulations a private garage will fall into one (1) of three (3) categories:

- (1) Garage Attached: the garage and dwelling having a roof or wall in common.
- (2) Garage Accessory: located behind a dwelling with adequate access for a motor vehicle. Ref. § 28-3-25(2).
- (3) Garage Detached: located adjacent to a dwelling and fronting a common street. Ref. § 28-3-25(3).

“Major Street” means a Collector, Minor Arterial, or Principal Arterial street as indicated in the Clinton City Transportation Master Plan.

“Shed” or **“Yard Shed”**¹⁶⁹ means an enclosed space or covered area outside of an enclosed space less than 200 square feet, not including eaves, with a door width of six (6) feet or less for the storage of yard tools and supplies, motorized yard equipment, household items, etc. but not for storing motor vehicles intended for personal transport. Includes greenhouses, play houses, forts, and other play structures. Does not include landscape features such as pergolas, arbors, or other skeleton type structures.

28-3-25 Garages, Accessory Buildings, Shed, Carports - Single Family Dwelling.^{104, 148,}
169, 183, 192

- (1) Garage and Carport General Requirements: These requirements apply to garages and Carports.
 - (a) Structures shall meet the minimum setback requirements established in this ordinance for the zone.
 - (b) Eaves shall not extend into any setback requirements established in this ordinance for the zone by more than twelve (12) inches.
 - (c) All run-off from the roof, drive or any Hard Surface associated with the structure shall be designed to drain onto the building lot where the structure is located.
 - (d) Adherence to the maximum impervious surface ratio.
 - (e) Structures built within five (5) feet of a property line shall not have openings, (windows, doors, etc.), in the wall that is within the five (5) feet.
 - (f) Structures built within five (5) feet of a property line shall have the wall constructed to meet the requirements of the International Residential Code.
 - (g) A curb cut and appropriate apron shall be established to meet the requirements of the city standards and § 28-4 of this ordinance.
 - (h) Construction shall meet the requirements of the International Residential Code or International Building Code as applicable.

(2) Garage Accessory

- (a) A Garage Accessory, as defined in this ordinance, may serve to satisfy the parking requirements established for a residence in Chapter 4 of this ordinance providing that there is also a Hard Surface drive from the street to the Accessory Garage.

(b) The minimum distance from any wall surface, attached deck, awning, or other extension of the dwelling to any wall surface or extension on the Garage ~~structure~~, shall not be less than ten (10) feet. The eaves of either structure shall not extend more than twelve (12) inches into the required ten (10) foot separation.

(d) Structure shall be designed with the intended use of storing vehicles designed for transportation or recreation.

(e) Garage Accessory shall compliment the color scheme of the existing dwelling. Significance of colors shall be determined by the planning staff at the time of plan review. ¹⁹⁸

(f) If the structure is not intended to meet the requirements of Chapter 4 for a residence as stated in (2)(a)(ii) it shall have a gravel drive, meeting the requirements of § 28-4-15(4)(b), or Hard Surface drive from the street to the garage unless the structure is behind a 6-foot Solid Fence with gates then the gravel or Hard Surface shall extend from the street to behind the fence gates. ¹⁹⁸

(3) Garage Detached

(a) A Garage Detached, as defined in this ordinance, may satisfy the parking requirements established for a residence in Chapter 4 of this ordinance providing that there is also a Hard Surface drive from the street to the Detached Garage.

(b) The minimum distance from any wall surface, attached deck, awning, or other extension of the dwelling to any property line shall meet the requirements established in this ordinance for the applicable zone. The minimum distance from a wall surface or any extension on the structure to the wall surface or extension on the residence shall be a minimum of ten (10) feet.

(c) Structure shall be designed with the intended use of storing vehicles designed for transportation or recreation.

(d) Garage Detached shall have the same architectural features; utilize the same building materials and same pattern as the existing dwelling. Street view of the structure shall be similar in the use of materials, brick, rock, etc., as the residence on the lot. Sides and rear of the structure may utilize less primary materials, siding, stucco, etc., found on the residence. Equality of materials and features shall be determined by the planning staff at the time of plan review. Allowances may be made when considering the availability of materials due to the age of the original structure.

(4) Accessory Buildings and Sheds General Requirements: The following requirements apply to Accessory Buildings and Sheds:

(a) Structures shall meet the minimum setback requirements established in this ordinance for the zone.

(b) The structure shall be located in the rear yard setback as defined in this ordinance with a minimum distance from any wall surface, attached deck, awning, or other extension of the dwelling to any wall surface or extension on the structure, shall not be less than ten (10) feet.

(c) Eaves shall not extend into any setback or separation requirements established in this ordinance for the zone by more than twelve (12) inches.

(d) All run-off from the roof, drive or any Hard Surface associated with the structure shall be designed to drain onto the building lot where the structures is located.

(e) Adherence to the maximum impervious surface ratio.

- (f) A curb cut shall NOT be established to provide access to the structure.
- (g) Construction shall meet the requirements of the International Residential Code or International Building Code as applicable.
- (h) Structure shall not be designed with the ability to store vehicles intended for transportation or recreation, access into the structure shall be less than six (6) feet wide.
- (i) Accessory Buildings or Sheds, as defined in this ordinance, do not meet the parking requirements of Chapter 4 of this ordinance.
- (j) Accessory Buildings shall compliment the color scheme of the existing dwelling. Significance of colors shall be determined by the planning staff at the time of plan review.

(5) Carport General Requirements ¹⁹²

- (a) Carports associated with structures other than single family dwellings shall be evaluated and approved as part of the site plan approval process.
- (b) Eaves shall be measured from the exterior wall where one exists and from the exterior of support posts where no wall exists.
- (c) Carports shall have a Hard Surface, concrete or asphalt, under the roof area.
- (d) Any Carport shall have a solid wall, adjacent to the closest property line, when located closer than 10-feet to an adjacent property line if no privacy fence is present between the carport and adjacent property.

(e) Carport Attached

- (i) Attached carports intended to satisfy requirements of Chapter 4 shall have an enclosed storage area of at least 150 square feet in size, minimum 8-foot interior height, at grade level.

(e) Carport Accessory

- (i) The minimum distance from any wall surface, attached deck, awning, or other extension of the dwelling to any wall surface or extension on the Carport, shall not be less than ten (10) feet. The eaves of either structure shall not extend more than twelve (12) inches into the required ten (10) foot separation.
- (ii) Structure shall be designed with the intended use of storing vehicles designed for transportation or recreation.
- (iii) Shall have a gravel drive, meeting the requirements of § 28-4-15(4)(b), or Hard Surface drive from the street to the carport unless the structure is behind a 6-foot Solid Fence with gates then the gravel or Hard Surface shall extend from the street to behind the fence gates. ¹⁹⁸

(f) Carport Detached

- (i) The minimum distance from any wall surface, attached deck, awning, or other extension of the dwelling to any wall surface or extension on the structure, on the lot, shall meet the minimum setback requirements established for a Detached Garage.
- (ii) It shall have a Hard Surface drive from the street to the structure.
- (iii) Structure shall be designed with the intended use of storing vehicles designed for transportation or recreation.

(iv) Carport Detached shall have similar architectural features and utilize similar colors and materials as on the dwelling on the lot. In this case similar is intended to be complementary to the design of the dwelling.

(6) Nonconforming Structures

(a) Any Garage Accessory, Garage Detached, Accessory Building, or Accessory Building Large Lot that does not conform to the requirements of this ordinance, that has been declared a nuisance or unsafe for occupancy by authority of the City Code, health code, or building codes, shall not be repaired unless it is brought into significant compliance with the requirements of this code. Any Garage Accessory that is demolished shall not be reconstructed unless it complies with the requirements of this ordinance.

(b) Any Shed that does not conform to the requirements of this ordinance, that has been declared a nuisance or unsafe by authority of the City Code, health code, or building codes, shall not be repaired or reconstructed unless it is brought into significant compliance with the requirements of this code.

28-4-4 **Parking Space for All Residential Dwelling Units.**^{148, 198} In all zones with a permitted, conditional or nonconforming residential use, in accordance with other sections of this chapter, there shall be provided in the type of structure or space indicated sufficient parking of automobiles. If two (2) or more parking spaces are required the parking spaces must be side-by-side with direct access from a driveway or drive-lane. All required parking shall be upon a Hard Surface with Hard Surface access and properly located. For new buildings or structures, additional units, or for the enlargement or increase in capacity, floor area, or guest rooms of an existing main building or structure, there shall be the following minimum number of permanently maintained parking spaces on the same lot with the main building as follows:

(1) Apartments: For apartments, parking requirements shall be as follows:

Table 4.4.1	Number of Parking Spaces ^a	Visitor Parking Per Unit ^a
Unit Type		
Studio	1.0	.25
1 Bedroom	1.5	.25
2 Bedroom	2.0	.25
3 Bedroom	2.0	.25
4 Bedroom	2.5	.25

^a At least fifty percent (50%) of all parking spaces shall be enclosed or have an overhead covering.

(2) Assisted Living Facility with Resident Drivers : One and one quarter (1.25) stalls per unit plus one (1) space for each employee on the highest shift.

(3) Assisted Living Facility no Resident Drivers: One (1) stall for every 2 (two) beds.

(4) Dwellings: In all zones where these type of residential units are allowed there shall be provided:

Table 4.8.1 ¹⁹⁸		
Type of Unit	Number of Spaces	Additional Requirements
Single Family	2 ^a	Within an enclosed garage
Two Family	4	
Three Family	6	2 additional per unit

Four Family	8	2 additional per unit
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^a Refer to the applicable Zone chapter for additional requirements associated with the specific zone.

(5) Qualification: To meet the requirements of a parking space required by this Title: a space shall have a Hard Surface with Hard Surface access and properly located with a minimum size of ten (10) feet by twenty (20) feet.¹⁰⁴

(6) Conversion of Required Parking Space into Living Space: In the event that an attached garage or carport is to be converted into living space, the parking spaces required by § 28-4-4(4) shall be relocated on site prior to the existing attached garage or carport being converted into living space. Exception: Model home is outlined elsewhere in this ordinance.

28-4-5

(13) Institutional Uses: Hospitals, sanatoriums, convalescent hospitals: One (1) space for each two-bed capacity, plus one (1) space for every employee at the highest shift.

28-4-15

(4) Driveways and Accessory Parking:¹⁷³

(a) All driveways, streets, isles, etc. intended to provide a means of access to parking spaces intended to meet the requirements of this chapter shall be paved with a Hard Surface and shall have a Hard Surface approach designed to meet the requirements of the Clinton City Engineering and Standard Specifications.

(b) Accessory parking areas on a lot with a single family residential unit with an established driveway that meets the requirements of “a” above are allowed within the front setback area of a lot based upon the following criteria:

(9) All parkstrip areas providing access from a public way shall be Hard Surface.

28-4-16(3) All parkstrip areas providing access from a public way shall be Hard Surface.

~~Table 12.4.1 ADD footnote for side lot setback “^dWhen an attached structure meeting the parking requirements of § 28-4 is not included with construction plans for a dwelling the side lot setback requirements shall be increased by 21 feet on one side of the dwelling.”~~

Front	Major Street	35 feet
	Other Street	30 feet
	Garage/ Carport Detached	Same as Dwelling
Side, interior ^d	Dwelling	10 feet
	Non-Residential Building	20 feet
	Accessory Garage/Carport	3 feet rated structure 5 feet non-rated structure
	Detached Garage/Carport	10 feet
	Accessory Building	3 feet rated structure 5 feet non-rated structure
	Accessory Building Large Lot	3 feet rated structure 5 feet non-rated structure
	Shed	3 feet
Side, street ^d	Major Street	35 feet

	Other Street	30 feet
	Accessory Garage/Carport	30 feet ^b
	Detached Garage/Carport	Same as Dwelling
	Accessory Building	30 feet ^b
	Accessory Building Large Lot	30 feet ^b
	Shed	30 feet ^c
Rear	Main Building	30 feet
	Accessory Garage/Carport	3 feet rated structure 5 feet non-rated structure ^a
	Detached Garage/Carport	Same as Dwelling
	Accessory Building	3 feet rated structure 5 feet non-rated structure ^a
	Accessory Building Large Lot	3 feet rated structure 5 feet non-rated structure ^a
	Shed	3 feet ^a

^a Except 10 feet where building rears on the side yard of adjacent corner lots

^b These buildings shall not gain access from a minor arterial or principal arterial streets.

^c Three feet if behind a Solid Fence.

^d ~~When an attached structure meeting the parking requirements of § 28-4 is not included with construction plans for a dwelling the side lot setback requirements shall be increased by 21 feet on one side of the dwelling.~~

Accessory Garage/Carport	Behind On Lot	10 feet
	On Adjacent Lot	20 feet
Detached Garage/Carport	Side	10 feet
Accessory Building	Behind	10 feet
Accessory Building Large Lot	On Lot	40 feet
	On Adjacent Lot	20 feet
Shed	On Lot	10 feet behind
	On Adjacent Lot	18 feet

28-12-2(12) Garages, Accessory Buildings, Sheds, and Carports, as defined in this Title, incidental to any permitted use.

28-12-3(11) Garages, Accessory Buildings, Sheds, and Carports, as defined in this Title, incidental to an approved conditional use and approved during site plan review.

28-12-4(7) Garages, accessory buildings, sheds, carports and distances from the property lines when associated with a use that is not a dwelling will be evaluated during a site plan review as established in § 28-3-10. Distances outlined above, for a dwelling, will be used as a guide and where the use being evaluated is adjacent to a lot with an existing dwelling the distances outlined above will be followed. Consideration for reducing distances during site plan review will be based upon mitigation proposed to reduce impact upon adjacent properties.

28-13-2(7) Garages, Accessory Buildings, Sheds, and Carports, as defined in this Title, incidental to any permitted use.

28-13-3(7) Garages, Accessory Buildings, Sheds, and Carports, as defined in this Title, incidental to an approved conditional use and approved during site plan review.

Front	Major Street	35 feet
	Other Street	30 feet
	Garage Detached	Same as Dwelling
Side, interior ^d	Dwelling	10 feet
	Non-Residential Building	20 feet
	Accessory Garage	3 feet rated structure
		5 feet non-rated structure
	Detached Garage	10 feet
	Accessory Building	3 feet rated structure
		5 feet non-rated structure
	Accessory Building Large Lot	3 feet rated structure
5 feet non-rated structure		
Shed	3 feet	
Side, street ^d	Major Street	35 feet
	Other Street	30 feet
	Accessory Garage	30 feet ^b
	Detached Garage	Same as Dwelling
	Accessory Building	30 feet ^b
	Accessory Building Large Lot	30 feet ^b
	Shed	30 feet ^c
Rear	Main Building	30 feet
	Accessory Garage	3 feet rated structure
		5 feet non-rated structure
	Detached Garage	Same as Dwelling
	Accessory Building	3 feet rated structure
		5 feet non-rated structure ^a
Accessory Building Large Lot	3 feet rated structure	
	5 feet non-rated structure ^a	
Shed	3 feet ^a	

^a Except 10 feet where building rears on the side yard of adjacent corner lots

^b These buildings shall not gain access from a minor arterial or principal arterial streets.

^c Three feet if behind a Solid Fence.

^d ~~When an attached structure meeting the parking requirements of § 28-4 is not included with construction plans for a dwelling the side lot setback requirements shall be increased by 21 feet on one side of the dwelling.~~

Accessory Garage/Carport	Behind On Lot	10 feet
	On Adjacent Lot	20 feet
Detached Garage/Carport	Side	10 feet
Accessory Building	Behind	10 feet
Accessory Building Large Lot	On Lot	40 feet
	On Adjacent Lot	20 feet
Shed	On Lot	10 feet behind
	On Adjacent Lot	18 feet

Correct numbering after 28-13-3 correct 28-13-2 to 28-13-4

28-13-4(7) Garages, accessory buildings, sheds, carports and distances from the property lines when associated with a use that is not a dwelling will be evaluated during a site plan review as established in § 28-3-10. Distances outlined above, for a dwelling, will be used as a guide and where the use being evaluated is adjacent to a lot with an existing dwelling the distances

outlined above will be followed. Consideration for reducing distances during site plan review will be based upon mitigation proposed to reduce impact upon adjacent properties.

TABLE 14.2 ^{118, 198}		RESIDENTIAL ZONES					
USES		R-1-6	R-1-8	R-1-8a ²⁵	R-1-9 ^{21, 24}	R-1-10	R-1-15 ⁵²
P = Permitted C = Conditional N = Not Permitted A = Accessory ¹³⁴							
4.	Garages, accessory buildings, sheds, carports and uses customarily incidental to any permitted use. ¹⁶⁹	P	P	P	P	P	P
25.	Garages, accessory buildings, sheds, carports uses customarily incidental to any non-residential use. ¹⁶⁹	Structures will be evaluated along with application for primary use when evaluating a site plan as established in § 28-3-10					

TABLE 14.3 ^{118, 183}		RESIDENTIAL ZONES						
SITE DEVELOPMENT STANDARDS		R-1-6	R-1-8	R-1-8a ²⁵	R-1-9 ^{21, 24}	R-1-10	R-1-15 ⁵²	
3.	Minimum Yard Setbacks							
	1. Front							
	Main Street	35	35	35	35	35	35	
	Other Street	20	30	25	30	30	30	
	2. Side ¹⁶⁹							
	Interior Lot – Dwelling	8/10 ^b	8/10 ^b	5/8 ^b	8/10 ^b	10/10 ^b	10/10 ^b	
	Facing Main Street – Dwelling	35	35	35	35	35	35	
	Facing Other Street - Dwelling	20	20	20	20	20	20	
	Detached Garages	Distances are the same as exist for a dwelling						
	Accessory Building Side Yard Interior	3' rated structure, 5' non rated structure						
	Accessory Building Side Yard facing a Street	20	20	20	20	20	20	
	Shed	3	3	3	3	3	3	
	3. Rear ¹⁶⁹							
	Main Building and Detached Garages	25	25	25	25	30	30	
	Main Building Main Street and Detached Garages	35	35	35	35	35	35	
	Accessory Buildings and Sheds	3	3	3	3	3	3	
	Accessory Building Side Yard facing a Street	20	20	20	20	20	20	
Shed	3	3	3	3	3	3		
4.	Building Height							
	1. Main Building							
	Minimum Stories	1	1	1	1	1	1	
	Maximum Stories	2½	2½	2½	2½	2½	2½	
	Maximum Height (feet)	35	35	35	35	35	35	
	2. Other Structures ¹⁶⁹							
	All	Maximum Stories	1	1	1	1	1	1
	Accessory Building	Minimum Height (feet)	12	12	12	12	12	12
	Maximum Height (feet)	25	25	25	25	25	25	
Accessory	Minimum Height (feet)	12	12	12	12	12	12	

TABLE 14.3 ^{118, 183}			RESIDENTIAL ZONES						
SITE DEVELOPMENT STANDARDS			R-1-6	R-1-8	R-1-8a ²⁵	R-1-9 ^{21, 24}	R-1-10	R-1-15 ⁵²	
Building Large Lot	Maximum Height (feet)		30	30	30	30	35	35	
	Shed	Minimum Height (feet)	6	6	6	6	6	6	
Maximum Height (feet)		16	16	16	16	16	16		
7.	Garages, accessory buildings, sheds, carports and distances from the property lines when associated with a use that is not a dwelling will be evaluated during a site plan review as established in § 28-3-10. Distances outlined above, for a dwelling, will be used as a guide and where the use being evaluated is adjacent to a lot with an existing dwelling the distances outlined above will be followed. Consideration for reducing distances during site plan review will be based upon mitigation proposed to reduce impact upon adjacent properties.								

^a Corner lots not to be included in averaging.

^b ~~When an attached structure meeting the parking requirements of § 28-4 is not included with construction plans for a dwelling the side lot setback requirements shall be increased by 21 feet on one side of the dwelling.~~

^c Reserved

^d Reserved

^e Reserved

^f Reserved

^g The accessory building size is limited by the overall impervious surface ratio of the rear yard.

^h The impervious surface ratio is calculated based upon the impervious surface within any required side or rear yard minimum setback.

ⁱ Applies to subdivisions approved after March 30, 2005. For subdivisions approved prior to March 30, 2005, the Single Dwelling Unit Footprint is 950 square feet and minimum living space is 950 feet for all "R" zones.¹²⁶

28-15-2(5) Garages, Accessory Buildings, Sheds, and Carports, as defined in this Title, incidental to any permitted use.

28-15-3(3) Garages, Accessory Buildings, Sheds, and Carports, as defined in this Title, approved during site plan review and incidental to an approved conditional use.

Table 15.4			NUMBER OF DWELLINGS					
MINIMUMS			1	2	3	4	5	6
Lot Area Square Feet			6,000	7,500	10,750	14,500	16,500	21,500
Lot Width			60	75	85	85	90	100
Yard Set-Backs ^a	Front		20	30	30	30	30	30
	Side, ^d (interior)	Dwelling	10	20	20	20	20	20
		Other Main Building	10	20	20	20	20	20
	Side, ^d (exterior)	Major Streets	30 feet					
		Other Streets	20 feet					
	Rear			25 feet				
Garages, Accessory Buildings, Sheds, and Carports			Distances from the property lines will be evaluated during a site plan review as established in § 28-3-10. Distances outlined above, for a dwelling, and in the "R" Zones for the type of structure will be used as a guide. Consideration for reducing distances during site plan review will be based upon mitigation proposed to reduce impact					

		upon adjacent properties.
Building Height ¹⁶⁹	Minimum	1 story
	Maximum	2 ½ story or 35 feet
	Accessory Building	Minimum 12 feet, Maximum 20 feet, Maximum 1 story
	Shed	Minimum 6 feet, Maximum 16 feet, Maximum 1 story
Building Size ¹⁶⁹	Dwelling	850 square feet minimum except townhouses and other similar attached 2-story units may have a ground floor minimum of 550 square feet
	Accessory Building	600 square feet maximum per unit.
	Shed	200 square feet maximum individual structure per unit.

^a Exception: Front setback from any Major Street shall be a minimum of 35 feet

~~^d When an attached structure meeting the parking requirements of § 28-4 is not included with construction plans for a dwelling the side lot setback requirements shall be increased by 21 feet on one side of the dwelling.~~

TABLE 19.4 ^{61, 123} PERFORMANCE ZONE USES		DESIGN REVIEW	PERMITTED/ CONDITIONAL	GENERAL USE CATEGORY (SEC. 15)	
1.000	RESIDENTIAL				
1.100	Single-Family Residences (see section 19.29)				
1.150	Immediate Family Dwelling Unit (see section 19.29)				
1.200	Two-Family Residences (see section 19.29)				
1.400	Miscellaneous, rooms for rent situations				
	1.410	Bed and Breakfast	DR	P	Commercial
	1.420	Tourist homes and other temporary residences renting by the day or week	DR	P	Commercial
	1.430	Hotels, motels, and similar business or institutions providing overnight accommodations	DR	P	Commercial
1.500	Temporary on site storage containers for emergency construction or repair of residences, with the following stipulations a. Must be placed on a Hard Surface b. Can only be present for 3 months out of a 12 month period			P	Footnote ^a
1.600	Home Business ¹⁷⁹			P	
1.700	Garage and Yard Sales ¹⁷⁹			P	
1.800	Garages, accessory buildings, sheds, and carports when associated with a residential use will be evaluated per Table 19.29.2				
23.000	Garages, accessory buildings, sheds, and carports when associated with a use that is not a residential use will be evaluated during the site plan review as established in § 28-3-10.				

Table 19.29.2 Development Standards				Conventional Subdivision	Performance Subdivision ^a	
1.	Minimum Lot Frontage	Interior Width		65	None	
		Corner Width		65	None	
2.	Minimum Yard Setbacks (feet)	1.	Front	Main street	35	35
				Other street	20	20
		2.	Side	Interior lot	8/10	20
				Facing major street	35	35
				Facing other street	20	20
		Garages, accessory buildings, sheds, and carports		3 feet rated 5 feet non-rated	3 feet rated 5 feet non-rated	
		3.	Rear	Main building	25	25
Garages, accessory buildings, sheds, and carports	3 feet rated 5 feet non-rated			3 feet rated 5 feet non-rated		
3.	Building Height	Minimum stories		1	1	
		Maximum stories		2.5	3	
		Maximum feet		35	35	
		Garages, accessory buildings, sheds, and carports		6' minimum, 1 story max, ≤ to main building on lot	6' minimum, 1 story max, ≤ to main building on lot	
4.	Building First Floor Area (sq. ft.)	Dwelling unit minimum		850	800	
		Garages, accessory buildings, sheds, and carports		850	Evaluated during a site plan review as established in § 28- 3-10.	
5.	Impervious Surface Ratio	25% The impervious surface ratio is calculated based upon the impervious surface within any required side or rear yard minimum setback.				

^a Applies to building rather than individual units

SECTION 2. Planning Commission Action. Reviewed in a public hearing the 3rd day of February 2015, by the Clinton City Planning Commission and recommended for approval (rejection) through a motion passed by a majority of the members of the Commission based upon the following findings.

- Proposed changes do affectively clarify the intent of the ordinance.
- Proposed changes do not adversely affect the effectiveness of the ordinance and are in line with the intent of the General Plan.

January 2, 2015
NOTICE PUBLISHED

DAVE COOMBS
CHAIRMAN

SECTION 3. Severability. In the event that any provision of this Chapter is declared invalid for any reason, the remaining provisions shall remain in effect.

SECTION 4. Effective date. This ordinance shall be recorded and become effective upon the date of posting indicated below.

PASSED AND ORDERED RECORDED AND POSTED by the Council of Clinton City, Utah, this 24th day of March, 2015.

January 2, 2015
NOTICE PUBLISHED

L. MITCH ADAMS
MAYOR

ATTEST:

DENNIS W. CLUFF
CITY RECORDER

Posted: _____

**SPECIAL CLINTON CITY COUNCIL MINUTES
APPOINTMENT OF NEW CITY COUNCIL MEMBER**

**Mayor
L. Mitch Adams**

**City Council
Councilmember Mike Petersen
Councilmember Karen Peterson
Councilmember Anna Stanton
Councilmember Barbara J. Patterson**

Clinton City Council Meeting	February 24, 2015	Call to Order: 6:00 p.m.	2267 N 1500 W Clinton UT 84015
Staff Present	City Manager Dennis Cluff and Lisa Titensor recorded the minutes.		
Citizens Present	Marvin Patterson, Anthony Buchanan, Jennifer Hershman, Lori Miller, TJ Mitchell, Jacob Briggs, Tony Thompson, Brett Singleton, Andy Hale, Hunter Perry, John Talbot, Evan Arner, Noah Morgan, Collin Mikkelson, Fred Foerster, Steve Hubbard, Jill Bonsteel, Casandra Singleton, Eric Peterson, Terry Inlow, Jason Neering, Logan Nelson, Wyatt Mikkelson,		
Roll Call & Attendance	Mayor Adams asked for a roll call of City Councilmember's present.		
Excused Were	There were none.		
Pledge	Mayor Adams		
Invocation	Dennis Cluff		
A. RANDOM SELECTION OF PRESENTATION ORDER FOR APPLICANTS			
	<p>Mayor Adams identified that the process for selection of an appointee to the City Council is mandated by Utah State Code.</p> <p>He asked Lisa Titensor to read the selection procedure.</p> <ol style="list-style-type: none"> 1. At the beginning of the meeting, all candidates will be asked to draw a number to establish the order in which they will address the council. <ol style="list-style-type: none"> a. Any candidate that is not present at the time of the drawing will have a number drawn for them by a person appointed by the Mayor. 2. In the order established above each candidate will be allotted 5 minutes to address the council. <ol style="list-style-type: none"> a. In the event that a candidate is not present (number was drawn for them) when it is their turn, the next candidate(s) will be heard. Upon arrival of the missing candidate they will be heard next. b. The Candidate can utilize the 5 minutes in any manner they wish to present information to the Council. Time may be split with questions from the Council or fully used in presentation. 3. In the event that all attending candidates have been heard and missing candidate(s) has not arrived, the opportunity to address the council is forfeited. <ol style="list-style-type: none"> a. Note: This does not remove the candidate(s) from consideration. 4. Once all the candidates have been heard. <ol style="list-style-type: none"> a. The Council will draw a number to determine their voting order. b. In that order, each Council Member will state the name of the one 		

candidate for advancement to final consideration.

- i. The anticipated outcome of this step will reduce the consideration list to 4 or less finalists.

5. The Mayor will ask for a motion to appoint one of the finalists to the vacant seat.

- a. In the event that a second is not received then step 5 will be repeated.
- b. In the event of a tie vote of the Council, the Mayor will break the tie.
- c. In the event that the Council becomes hopelessly deadlocked, then the Mayor will ask each Council Member to state the name of two candidates, the two highest vote recipients will then draw lots.

The applicants for the vacant City Council seat drew random number to determine the order in which they would give their presentation to the City Council.

Briggs, Jacob	7
Buchanan, Anthony Scott	9
Hale, Andrew	4
Hershman, Jennifer	2
Miller, Lori	6
Mitchell, Thomas J	3
Singleton, Brett	5
Stanger, Brandon	1
Thompson, Anthony O. ("Tony")	8

B. APPLICANT PRESENTATIONS

Brandon Stanger was not present.

Jennifer Hershman addressed the City Council and expressed appreciation for their dedication and service. She stated she has been a resident for over 10 years and has been employed at HAFB for 15 years. She explained she feels she is a good candidate because she has adopted the core values set by the US Air Force and chooses to live her life by them. These core values are: 1) Integrity, she has no personal agenda other than to serve the community and strive to do the right thing at all times. 2) Service to others before self, public servants should take the time necessary to properly perform their duties. 3) Excellence in all we do; she strives for excellence everyday, she would work to insure Clinton City Government remains an effective organization that encourages innovation and growth not just for today but for tomorrow.

TJ Mitchell stated he has been a life long resident of Clinton City. He loves this City and plans to stay. As a business owner, he has important skills he can bring to the table. He knows how to work with tight budgets and evaluate needs. As a developer, he has a different perspective on growth. He feels that it is inevitable, but we need to make it the best we can.

Mayor Adams asked him if as a Developer, he could represent the people unbiased.

Mr. Mitchell said he will represent the people; development should not be about quantity but quality. He feels that development should benefit the community into the future.

Andrew Hale expressed a desire to serve the community. He highlighted the following thoughts he has about what makes a good member of the Council. 1) He has experience and success in leadership through working with many teams and

committees. He understands the importance of attendance, engagement, professionalism and making decisions based on evaluation of data without emotion. 2) He would like to become more involved in the community.

He has lived in Clinton for 12 years; he has actively volunteered and wants to do more. If chosen, he plans to run for re-election in the 2015 Municipal Election.

He said that even if he is not selected for this position, he plans to still become involved and serve the community.

Brett Singleton said he has lived in Clinton for 4 ½ years. He is a Computer Science graduate and works as a software engineer for Davis School District. He has a deep appreciation for education. He is experienced in project management. He feels that the Recreation programs are important for the community. Commercial growth is positive. If he is appointed he will take the public's best interest into consideration when making decisions. He realizes financial decisions are important to the city.

Lori Miller gave a brief powerpoint presentation. She explained she has been a resident of Clinton for over 20 years. She loves this community. During her residency she has served the City in many capacities. She has been on the Planning Commission, Board of Zoning Adjustment, the Clinton City General Plan Committee and currently is a member of the Arts Board.

She said she is pleased with the services the City provides including Police, Recreation and the availability of parks. She said she feels this is a well managed community. She would like to help maintain the community atmosphere by promoting and encouraging neighborhood activities, safe neighborhoods and neighborhood watch. She said she is qualified, ready and willing to step into this position.

Jacob Briggs said he has three things he would like to focus on: 1) Preparation – he admires the Council for their diligence. 2) He recognizes the effort and work it takes to run the City. 3) He loves all the positive things going on in Clinton City. He feels the City is on the right track and would like to see it continue on that way.

Tony Thompson stated he has lived in Clinton for 22 years. He has served on the Planning Commission for 13 years, many of which as Chair. He feels it is important to listen to and understand the public and apply the ordinances. He is happy that the General Plan has been updated and as a Planning Commissioner has voted to uphold and support the General Plan and feels it is a good representation of the citizens. He realizes it is important to listen to, understand and contemplate issues to provide the best answer. He has a good understanding of land use ordinances and how to apply them. He is employed with Davis County and has a regional connection which is vital to the City. He has a strong record of service to the community.

Anthony Buchanan expressed appreciation for the diligence and service of the City Council and staff. He has lived in Clinton for 18 ½ years, he chose Clinton because it was rural. He feels this community is well organized.

He has experience with fund raising and supervision through participation in a non profit conservation organization. He has served as co-chair and chair and has experience with budgeting and fund raising.

He works at HAFB and is currently a member of the Work Force Council; where his responsibility is to help bridge the gap between employees and management. He has an overwhelming desire to serve the community.

Brandon Stanger was still not present.

	<p>Mayor Adams commented there are a lot of good candidates and expressed appreciation for their interest. He stated this will be a difficult decision.</p> <p>The Council drew a number to determine the order in which they would identify the applicant of their choice.</p> <p>All the Council commented that there are a number of great candidates and this is a very difficult decision.</p>								
B. CITY COUNCIL VOTE									
	<p>The City Council chose a number to determine the order in which they would vote:</p> <table border="1" data-bbox="516 504 1026 634"> <tr> <td>Councilmember Patterson</td> <td>2</td> </tr> <tr> <td>Councilmember K. Peterson</td> <td>3</td> </tr> <tr> <td>Councilmember M. Petersen</td> <td>1</td> </tr> <tr> <td>Councilmember Stanton</td> <td>4</td> </tr> </table> <p><u>Vote of City Council Members</u></p> <p>Councilmember M. Petersen stated this is a difficult decision. He appreciates all the applicants for taking the time and opportunity to apply. He is impressed with the highly qualified applicants; he would like to encourage their continued involvement in the community.</p> <p>He stated his vote is for TJ Mitchell.</p> <p>Councilmember Patterson said she reviewed and pondered the applications very carefully; her vote is for Tony Thompson.</p> <p>Councilmember K. Peterson explained that she came to her decision by considering the following criteria: Someone who has demonstrated a love of Clinton and has served the Community in some capacity. And secondly, she wanted to choose an individual with different experience and opinions than her own to allow for more diversity in community representation on the Council. She stated her vote is for TJ Mitchell.</p> <p>Councilmember Stanton said this is a very difficult decision. She appreciates all the applicants for their willingness to serve. She said this is a very difficult decision. She stated her vote is for Andrew Hale.</p> <p>Mayor Adams commented that he feels any of these individuals would do a great job and asked for a motion.</p>	Councilmember Patterson	2	Councilmember K. Peterson	3	Councilmember M. Petersen	1	Councilmember Stanton	4
Councilmember Patterson	2								
Councilmember K. Peterson	3								
Councilmember M. Petersen	1								
Councilmember Stanton	4								
CONCLUSION	<p>Councilmember K. Peterson moved to appoint TJ Mitchell to the Clinton City Council. Councilmember M. Petersen seconded the motion. Voting by roll call is as follows: Councilmember K. Peterson, aye; Councilmember Stanton, aye; Councilmember Patterson, no; she feels that Tony Thompson was the most deserving applicant; Councilmember M. Petersen, aye.</p>								
CITY COUNCIL OATH OF OFFICE	<p>City Manager/Recorder Dennis Cluff issued the Oath of Office to TJ Mitchell, as the newly appointed City Council Member</p>								
ADJOURNMENT	<p>Councilmember Patterson moved to adjourn. Councilmember Stanton seconded the motion. All those present voted in favor of the motion. The meeting adjourned at 6:52 p.m.</p>								

SPECIAL CLINTON CITY COUNCIL MINUTES

**2267 N 1500 W
Clinton UT 84015**

**Mayor
L. Mitch Adams**

**City Council
Councilmember Mike Petersen
Councilmember Karen Peterson
Councilmember Anna Stanton
Councilmember Barbara J. Patterson
Councilmember TJ Mitchell**

Clinton City Council Meeting	March 10, 2015	Call to Order: 6:02 p.m.	2267 N 1500 W Clinton UT 84015
Staff Present	City Manager Dennis Cluff, Community Development Director Lynn Vinzant and Lisa Titensor recorded the minutes.		
Excused Were	Councilmember Patterson; Councilmember M. Petersen		
A. MOTION TO ENTER INTO CLOSED SESSION UNDER USC 54-4-205(C) TO DISCUSS PENDING LITIGATION			
Discussion	Mayor Adams identified this is a special meeting to hold a Closed Session to discuss pending litigation.		
CONCLUSION	Councilmember Stanton moved to enter into closed session at 6:03 p.m. Councilmember K. Peterson seconded the motion. All those present voted in favor of the motion.		
NOTE	The Council realized that a roll call vote did not take place prior to entering into closed session; however all the Council present identified they were in favor of the closed session.		
ADJOURNMENT	Councilmember K. Peterson moved to adjourn the Special City Council Meeting. Councilmember Mitchell seconded the motion. All those present voted in favor of the motion. The meeting adjourned at 6:47 p.m.		

CLINTON CITY COUNCIL MINUTES

2267 North 1500 W

Clinton UT 84015

MAYOR

L. Mitch Adams

CITY COUNCIL

Councilmember Anna Stanton

Councilmember Mike Petersen

Councilmember Karen Peterson

Councilmember Barbara Patterson

Councilmember TJ Mitchell

Clinton City Council	March 10, 2015	Call to Order: 7:01 P.M.
Staff Present	City Manager Dennis Cluff, Community Development Director Lynn Vinzant, Public Works Director Mike Child and Lisa Titensor recorded the minutes.	
Citizens Present	Taelor Lionell, Dallin Painter, Shyann East, Shelby Harvey, Cassidy Williams, Landon Peterson, Taylor Harper, Garrett Kegg, Ja' Kai Roberson, Connor Donner, Kaden Meehan, Jayden Peterson, Jacob Winger, Jordan Tomlinson, Kelsey Jones, Anthony Williams, Daniel Funk, Jake Walter, Brandon VanSweden, Kylie Simonsen	
Pledge of Allegiance	Garrett Kay of Troop 321	
Prayer or Thought	Ja' Kai Roberson gave a thought	
Roll Call & Attendance/ Excused Were:	Councilmember Patterson; Councilmember M. Petersen	
A. AWARD OF CHLORINATION EQUIPMENT BID		
	Dennis Cluff, Mike Child	
Discussion	<p>Mr. Child explained that Public Works Staff and J-U-B Engineers have evaluated two proposals for chlorination equipment for the Clinton City Chlorination Project as discussed in a previous Council meeting. The two chlorination systems evaluated were those manufactured by Evoqua (formerly Wallace and Tiernan) supplied by Waterford Systems, and, Regal supplied by Wetco. He explained that their recommendation is to procure the Evoqua chlorination equipment as provided by Waterford Systems for the following reasons:</p> <ol style="list-style-type: none">1. Waterford Systems have been involved in the design of the chlorination system and likely has a better overall understanding of the project.• The Evoqua system has advantageous features such as a captive yoke system endorsed by the Chlorine Institute, chlorine cylinder indicator icons, additional chlorine scale features, and accuracy of indicated gas flow tolerances.• Two chlorination booster pumps are required for the project. Waterford and Wetco included pumps from the same manufacturer in their bids; however, they were different models. Both state that the booster pumps they have selected will perform satisfactorily with their chlorination equipment. However, the pumps proposed by Waterford are a 13-stage model (meaning they have 13 impellers) compared to a 5 stage model from Wetco. This means that the pump proposed by Waterford is a larger pump and will provide higher pressure at the chlorine injection point. The cost for the 13 stage pump is higher and therefore is part of the difference between the two bids.• We have spoken with a local water supplier who operates both the Evoqua which is the Waterford Equipment and Wetco which is the Regal	

	<p>equipment in their system. They stated that each system performs comparably, but that the responsiveness, service and support received from the supplier of the Evoqua system is superior. This is an important distinction since this will be the first installation of chlorination equipment in the City and some education into its operation will be required.</p> <p>Councilmember K. Peterson said out of concern for the difference in price in the two bids and staff's recommendation to go with the high bidder, she did some research on the equipment. She asked her husband who is an engineer to provide some specs and prices for her. She has learned there is a big difference in the cost and quality of the pumps. She also called a salesman that sells both pumps to get his opinion. He confirmed that the 13 stage pump will provide much better pressure. She explained that the cost of the bigger pump is approximately \$1500 which cuts the margin between the two bids in half from \$3,000 to approximately \$1500.00 which she feels much better about.</p> <p>Mr. Child responded that although the smaller pump may work for this project, there will be less strain on the larger pump which should help it last much longer.</p> <p>Mayor Adams asked Mr. Child to provide the correspondence from the Chlorine Institute endorsing the Waterford product.</p>
<p>CONCLUSION</p>	<p>Councilmember K. Peterson moved to award the bid for the chlorination equipment to Waterford for \$33,443.00 based on findings that the 13 stage boost pump is believed to be significantly better than the 5 stage pump which will likely have greater longevity reducing the overall cost long term; the Waterford Company is highly recommended for service and support. Councilmember Mitchell seconded the motion. Voting by roll call is as follows: Councilmember Stanton, aye; Councilmember K. Peterson, aye; Councilmember Mitchell, aye.</p>
<p>Approval of Minutes</p>	<p>Councilmember Stanton moved to adopt the February 24, 2015 Clinton City Council Meeting Minutes as amended with minor corrections identified by Councilmember K. Peterson prior to the meeting in addition to a correction of the motion on agenda item I correcting the second of the motion to Councilmember K. Peterson. Councilmember K. Peterson seconded the motion. All those present voted in favor of the motion.</p>
<p>Accounts Payable</p>	<p>Councilmember Stanton moved to pay the bills. Councilmember K. Peterson seconded the motion. All those present voted in favor of the motion.</p> <p>The Council asked for an explanation of Christmas decorations being purchased in February.</p> <p><i>Mr. Child responded the decorations were purchased at a discount; they will be staggered with the wreaths.</i></p>
<p>Planning Commission Report</p>	<p>Mr. Vinzant reported on the March 3, 2015 Clinton City Planning Commission Meeting as recorded in the minutes.</p>
<p>City Manager</p>	<ul style="list-style-type: none"> • The Parks Board will meet March 25 at 7 p.m. • He will be attending the Utah League Conference April 6 – 10 in St. George. • April 15 is lunch with the local elementary schools at Voyage Academy • April 18 is Spring Clean Up from 8 am to 1 pm at Public Works.
<p>Mayor</p>	<ul style="list-style-type: none"> • Judge Sandberg is retiring. The vacancy will be filled through a nominating panel. Clinton City can pick two committee members for this panel; it cannot be someone who wants to run for the seat or an elected official. He proposed putting Dennis on the nominating committee as well as asking Jacob Briggs to also serve on that committee. • He asked that the City advertise the open Judge seat in the Newsletter.
<p>Councilmember Patterson</p>	<ul style="list-style-type: none"> • Excused

<p>Councilmember K. Peterson</p>	<ul style="list-style-type: none"> • Asked the Council to please contact the State Representatives and Legislators to voice support for Transportation Funding bills. Time is very limited and the bills are stalled. • Asked staff to provide the City Council a copy of the DRAFT PC Minutes prior to the City Council meeting.
<p>Councilmember M. Petersen</p>	<ul style="list-style-type: none"> • Excused
<p>Councilmember Stanton</p>	<ul style="list-style-type: none"> • The North Davis Sewer District’s re-aligning projects are continuing . They have invited the City Council for a tour. • The Youth Council will be attending the Youth Council Leadership Conference in Logan March12-14.
<p>Councilmember Mitchell</p>	<ul style="list-style-type: none"> • Has had some concerned citizens ask why there is large equipment being driven on the walking trail. <p>Mr. Child said it is against the in house policy to drive on the trail and he will check into it.</p> <ul style="list-style-type: none"> • Asked what the time schedule is on the1600 W construction project. <p>Mr. Child replied that paving will most likely take place in June. The project has been awarded to Staker Parsons. Information has been sent out to near by residents. The City hired the Langdon PR group to handle communications.</p>
<p>ADJOURNMENT</p>	<p>Councilmember Stanton moved to adjourn. Councilmember Mitchell seconded the motion. All those present voted in favor. The meeting adjourned at 7:41 p.m.</p>