

MINUTES OF A REGULAR CITY COUNCIL MEETING HELD MARCH 19, 2015 AT THE CIVIC CENTER, 83 WEST MAIN, HYRUM, UTAH.

**CONVENED:** 6:30 p.m.

**CONDUCTING:** Mayor Stephanie Miller

**ROLL CALL:** Councilmembers Scot M. Allgood, Jared L. Clawson, Martin Felix, Paul C. James, and Aaron Woolstenhulme were present.

**CALL TO ORDER:** There being five members present and five members representing a quorum, Mayor Miller called the meeting to order.

**OTHERS PRESENT:** City Administrator Ron Salvesen, and five citizens. City Recorder Stephanie Fricke recorded the minutes.

**WELCOME:** Mayor Miller welcomed everyone in attendance.

**PLEDGE OF ALLEGIANCE:** City Administrator Ron Salvesen led the governing body and the citizens in the Pledge of Allegiance.

**INVOCATION:** Mayor Miller

**APPROVAL OF MINUTES:**

The minutes of March 5, 2015 were approved as written.

**ACTION** Councilmember Allgood made a motion to approve the minutes of a regular City Council Meeting on March 5, 2015 as written. Councilmember Clawson seconded the motion and Councilmembers Allgood, Clawson, Felix, James, and Woolstenhulme voted aye. The motion passed.

**AGENDA ADOPTION:** A copy of the notice and agenda for this meeting was faxed to The Herald Journal, mailed to each member of the governing body, and posted at the Civic Center more than forty-eight hours before meeting time.

**ACTION** Councilmember Allgood made a motion to approve the agenda for March 5, 2015 as published. Councilmember Woolstenhulme seconded the motion and Councilmembers Allgood, Clawson, Felix, and Woolstenhulme voted aye. The motion passed.

#### AGENDA

8. PUBLIC COMMENT
9. PUBLIC HEARING:
  - A. To receive public comment in response to a petition

filed by William Rupp (JBS Swift Company) proposing the annexation of 7.88 acres more or less of real property, located between approximately 390 North and 430 North between 230 West and 100 West (7.88 acres).

10. SCHEDULED DELEGATIONS:

- A. Mark Cram, Siemens Industry Inc. - To present the results of Hyrum City's Energy Audit.
- B. Child Family Support Center - To request approval of a Proclamation declaring April 2015 as Child Abuse Prevention Month.
- C. Mollyanne Hopkins - To request approval of a Home Occupation Business License at 259 South 500 East for wellness classes.
- D. Trent Cragun, Mt. Sterling Farms - To request approval of a revision to the final plat for Phase I of Mt. Sterling Farms Planned Unit Development located at 50 North 675 West.

11. INTRODUCTION AND APPROVAL OF A RESOLUTION:

- A. Resolution 15-06 - A resolution amending the Design Standards and Construction Specifications for Public Works Construction in Hyrum City.
- B. Resolution 15-07 - A resolution setting pressurized irrigations water rates.

12. OTHER BUSINESS:

- A. Discussion on JBS Swift Annexation Agreement.
- B. Mayor and City Council reports.

13. ADJOURNMENT

**PUBLIC COMMENT:**

Mayor Miller said if a citizen has a question or would like to make a comment to please keep it under three minutes.

No public comment was given.

**PUBLIC HEARING:**

**TO RECEIVE PUBLIC COMMENT IN RESPONSE TO A PETITION FILED BY WILLIAM RUPP (JBS SWIFT COMPANY) PROPOSING THE ANNEXATION OF 7.88 ACRES MORE OR LESS OF REAL PROPERTY, LOCATED BETWEEN APPROXIMATELY 390 NORTH AND 430 NORTH BETWEEN 230 WEST AND 100 WEST (7.88 ACRES).**

Mayor Miller said this property is located south of the railroad tracks. It includes the truck terminal and part of the plant property. The details of the annexation will need to be worked out in an annexation agreement.

**ACTION**

**Councilmember James made a motion to open the public**

hearing at 6:33 p.m. to receive public comment regarding a petition filed by William Rupp (JBS Swift Company) proposing the annexation of 7.88 acres more or less of real property, located between approximately 390 North and 430 North between 230 West and 100 West. Councilmember Clawson seconded the motion and Councilmembers Allgood, Clawson, Felix, James, and Woolstenhulme voted aye. The motion passed.

There being no public comment, Mayor Miller called for a motion to close the public hearing.

**ACTION**

Councilmember James made a motion to close the public hearing at 6:34 p.m. Councilmember Allgood seconded the motion and Councilmembers Allgood, Clawson, Felix, James, and Woolstenhulme voted aye. The motion passed.

***SCHEDULED DELEGATIONS:*****MARK CRAM, SIEMENS INDUSTRY INC. - TO PRESENT THE RESULTS OF HYRUM CITY'S ENERGY AUDIT.**

Mark Cram with Siemens Industry said over the past few months he conducted an energy audit on Hyrum City's buildings. This study was conducted at no cost to Hyrum City. The Hyrum City Library is the least energy efficient building the City owns. The wastewater treatment plant uses the most energy but is also the most energy efficient building the City owns. Hyrum City could contract with Siemens Industry to retrofit lighting, heating and air conditioning, etc. so its buildings were more energy efficient immediately. Hyrum City would then pay Siemen Industry back over the next 15 years with the money it saves from its lower energy costs. First Siemens would conduct a cost saving analysis to confirm the projected cost savings before any work takes place. Then Siemens would hire a General Contractor to do the work. Currently, Siemens is working with Salt Lake City, Syracuse, Farmington, and Washington City. If Hyrum City decides to contract with Siemens Industry then the City could obtain a copy of the energy audit.

Mayor Miller thanked Mark Cram for conducting the energy audit and said the City will think about the results and the information he presented at tonight's meeting.

**CHILD FAMILY SUPPORT CENTER - TO REQUEST APPROVAL OF A PROCLAMATION DECLARING APRIL 2015 AS CHILD ABUSE PREVENTION MONTH.**

Diane Bahl said she is a Boardmember of the Child Family Support

Center. She presented a Proclamation declaring April 2015 as Child Abuse Prevention Month. The Child Family Support Center is also holding several events in April to provide community awareness of child abuse. The Child Family Support Center is a private, non profit organization that was established in 1982. The Child Family Support Center serves families and children in both Cache and Rich Counties and is administered by a Board of Directors made up of local citizens willing to donate their time and talents. Services provided by the center include a 24 hour crisis nursery; 24 hour crisis hotline; parenting classes; therapy for victims of abuse; children's classes for anger management, social skills, etc; and a child abuse shelter.

Mayor Miller read the Proclamation declaring April 2015 as Child Abuse Prevention Month.

**ACTION** Councilmember James made a motion to approve a Proclamation recognizing April 2015 as Child Abuse Prevention Awareness Month. Councilmember Allgood seconded the motion and Councilmembers Allgood, Clawson, Felix, James, and Woolstenhulme voted aye.

**MOLLYANNE HOPKINS - TO REQUEST APPROVAL OF A HOME OCCUPATION BUSINESS LICENSE AT 259 SOUTH 500 EAST FOR WELLNESS CLASSES.**

Mollyanne Hopkins was not in attendance.

**ACTION** Councilmember James made a motion to approve a Home Occupation Business License for Mollyanne Hopkins at 259 South 500 East to conduct wellness classes in her home. Councilmember Felix seconded the motion and Councilmembers Allgood, Clawson, Felix, James, and Woolstenhulme voted aye.

**TRENT CRAGUN, MT. STERLING FARMS - TO REQUEST APPROVAL OF A REVISION TO THE FINAL PLAT FOR PHASE I OF MT. STERLING FARMS PLANNED UNIT DEVELOPMENT LOCATED AT 50 NORTH 675 WEST.**

Trent Cragun with Mt. Sterling Farms said the City Council approved the final Plat for Phase I of Mt. Sterling Farms with various setbacks, however, after further review he has determined that the development would look better if all houses were at the same setback. However, in order to do that the final plat had to be revised and needs City Council approval. The proposed front and rear setbacks are 10' with a side setback of 3'.

**ACTION** Councilmember Felix made a motion to approve the revised final plat for Mt. Sterlings Farms Phase I

with the following condition that all corner lots have 10' setback on two sides. Councilmember Allgood seconded the motion and Councilmembers Allgood, Clawson, Felix, James, and Woolstenhulme voted aye.

**INTRODUCTION AND APPROVAL OF RESOLUTIONS:**

**RESOLUTION 15-06 - A RESOLUTION AMENDING THE DESIGN STANDARDS AND CONSTRUCTION SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION IN HYRUM CITY.**

City Administrator Ron Salvesen said Hyrum City is one of the few cities that does not allow a 60' right-of-way on secondary streets. Hyrum City currently requires a 68' right of way with 37' of asphalt regardless of that type of road. Most cities allow a 60' right of way with 30' or 31' of asphalt on secondary roads. He spoke with City Engineer Craig Neeley about reducing the road width and Craig Neeley agreed that a 60' right of way was sufficient for a secondary street. This would lower the developers cost but also Hyrum City's cost to maintain the road in the future.

**ACTION**

Councilmember Allgood made a motion to approve Resolution 15-06 amending the design standards and construction specification for public works construction in Hyrum City. Councilmember Felix seconded the motion and Councilmembers Allgood, Clawson, Felix, James, and Woolstenhulme voted aye.

**RESOLUTION 15-07 - A RESOLUTION SETTING PRESSURIZED IRRIGATION WATER RATES.**

Mayor Miller said on March 5, 2015 the City Council discussed raising irrigation water rates. This resolution represents the 10 to 14.5 percent increase as discussed. The increased rates will go into effect May 1, 2015.

**ACTION**

Councilmember Clawson made a motion to approve Resolution 15-07 setting pressurized irrigation water rates. Councilmember Allgood seconded the motion and Councilmembers Allgood, Clawson, Felix, James, and Woolstenhulme voted aye.

**OTHER BUSINESS:**

**DISCUSSION ON JBS SWIFT ANNEXATION AGREEMENT.**

Mayor Miller said the City needs to prepare an annexation agreement for JBS Swift. The annexation agreement will set

requirements and expectations for the annexation of ground. JBS Swift will be required to give Hyrum City three acre feet of water per acre of ground being annexed. Hyrum City has extra water that JBS can buy from the City for \$3,500 per acre foot of water. The noise and odor will also need to be addressed in the agreement along with future utility improvements.

**MAYOR AND CITY COUNCIL REPORTS.**

Councilmember Woolstenhulme said he has sent out applications for this year's 4<sup>th</sup> of July Parade.

Councilmember Felix said the Youth Council will help fill the plastic eggs with candy for the City's Easter Egg Hunt. The Youth Council and Firemen will help fill the eggs and with the Easter egg hunt April 4 at 7:00 a.m.

Councilmember James said softball registration is almost finished.

Councilmember Allgood said he is looking for recommendations for Citizen of the Year and Grand Marshall of the Parade.

Councilmember Clawson said the Hyrum City Princess Pageant is this Friday Night at 7:00 p.m.

Mayor Miller said she met with the Hyrum Saddle Club and discussed Hyrum City's Star Spangled Celebration and the Rodeo. The Saddle Club presented its financial records to her and it is not making a lot of money off of the Rodeo, in fact some years it is lucky to break even. She agreed to continue to allow the Saddle Club to use the Rodeo Grounds at no cost for the Rodeo and the city will give a \$300 donation towards advertisement on the Hyrum City's July 4<sup>th</sup> Celebration posters.

City Administrator Ron Salvesen said he is working with the property owners on 800 East Highway 165 and 101 to plant trees and install irrigation water in the planter strip. This will help beautify the community.

**ADJOURNMENT:**

**ACTION**

**There being no further business before the City Council, the Council Meeting adjourned at 8:25 p.m.**

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Stephanie Miller

Mayor

ATTEST:

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Stephanie Fricke  
City Recorder

Approved: April 16, 2015 ==  
As written