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MINUTES
KAMAS CITY COUNCIL MEETING
TUESDAY, JUNE 14, 2016

7:00 p.m.
Kamas City Hall,
170 N. Main
Kamas, UT 84036

10 Mayor Marchant opened the meeting welcoming those in attendance:

11 **COUNCIL MEMBERS:** Councilor Diane Atkinson, Kevan Todd, Rod Smith, Mike Crystal
12 and Monica Blazzard.

13 **STAFF:** City Planner, Jackie Blazzard; City Recorder, Kim Peacock; Public Works
14 Director, Gary Siddoway; Chief of Police, Brad Smith.

15 **OTHERS IN ATTENDANCE:** Scott Kettle, Rob McPherson, Boyd Mitchell, Jason Barto,
16 George Crismon, Orma Smith, Dixie Daniels.

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19 **OPENING CEREMONY, INVOCATION/READING/THOUGHT**

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21 Invocation/Reading/Thought by Councilor Monica Blazzard
22 Mayor Marchant led the public in the Pledge of Allegiance.

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24
25 **PUBLIC HEARING TO RECEIVE COMMENT FOR THE PROPOSED**
26 **VACATION OF STREET RIGHT-OF-WAY AT THE PORTION OF 400 NORTH**
27 **LYING BETWEEN BLOCKS 55 AND 58, APPROXIMATELY 400 NORTH**
28 **BETWEEN MAIN STREET AND 100 WEST.**

29
30 Jackie Blazzard read through her staff report which read Kamas City has received a
31 petition from Rod and Connie Smith to vacate “that portion of 400 North lying between
32 Blocks 55 and 58.” This is an unimproved platted road that lies between Main Street and
33 100 West. It was originally platted when the City was first laid out in May 1912. The
34 portion of the platted street that faces Main Street already has a home on it with water
35 and sewer connections.

36 The Smiths have received signatures from all adjacent neighbors as required by Section
37 17-27a-609.5.b of Utah State Code. The legislative body (the City Council) is required to
38 hold a public hearing to determine whether:

- 39 a. Good cause exists for the vacation; and
40 b. Neither the public interest nor any person will be materially injured by the vacation.

41
42 If the legislative body approves this vacation, an ordinance showing this vacation must be
43 recorded in the office of the county recorder.

44
45 Mayor Marchant opened the public hearing for comments.

1 Robert McPherson asked the Mayor to clarify. The road is on the City plat and there is a
2 home there now.

3 Jason Barto is close to an adjacent homeowner. Mr. Barto asked how many of the
4 adjacent property owners on the petition have the last name Smith or are related?
5 Councilor Smith stated his daughter is one adjacent property owner. Mr. Barto feels this
6 is beneficial to only a couple people, not the City. Mr. Barto feels the notice was a little
7 confusing as to where this is. Mr. Barto feels we are losing an access from Grassy Creek
8 to Main St.

9 Councilor Smith explained his intent is to rezone his property to residential. It is currently
10 Manufacturing.

11 Mr. Barto likes the idea of having more residential.

12 Councilor Atkinson clarified Councilor Smith wants residential, but the piece of property
13 next to him is Manufacturing.

14 Jackie Blazzard stated there is a developer moving forward with a Manufacturing
15 development on the property to the south.

16 Boyd Mitchell asked if the road is vacated how will there be access to these homes.
17 Mayor Marchant stated there will be one access off of Main Street and there will be 3
18 homes on the west side with access from 100 West.

19

20 No further comments. Mayor Marchant closed the public hearing.

21

22 Councilor Atkinson first thought this would be beneficial to have a road, but after
23 clarification she feels better about vacating this road.

24 Mayor Marchant explained if the City wanted to build a road the City would have to pay
25 Councilor Smith for the land.

26 Councilor Todd feels if there is a road there, with the Manufacturing the traffic will be
27 increased.

28 Councilor Blazzard asked if there are any fees associated with vacating roads. Jackie
29 Blazzard told her no.

30

31 **MOTION:** Councilor Mike Crystal moved to approve the vacation of street right-of-way
32 at the portion of 400 North lying between Blocks 55 and 58, approximately
33 400 North between Main Street and 100 West.
34 Councilor Kevan Todd seconded the motion.

35

36 Councilor Blazzard asked if Councilor Smith should vote since it's his property. Mayor
37 Marchant stated he can because he disclosed he has an interest in it. He has a right to
38 vote.

39 Mayor Marchant asked for a roll call vote:
40 Councilor Diane Atkinson – “aye”
41 Councilor Kevan Todd – “aye”
42 Councilor Rod Smith – “aye”
43 Councilor Mike Crystal – “aye”
44 Councilor Monica Blazzard – “aye”
45 The vote was unanimous. Motion passed.

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1 **100 SOUTH STREET DISCUSSION**

2
3 Gary Siddoway stated the residents on 100 South have a difference of opinion regarding
4 the landscaping plan for the planter strips.

5 George Crimson stated he has concerns about the lights being removed from the park.

6 Gary Siddoway explained he is planning on putting a street light on the corner and
7 putting lights in the pavilion to keep the park lit up. Mr. Crimson likes having more lights
8 in the park.

9 Mr. Crimson stated there is a solar street light you can buy to light up the street.

10 Mayor Marchant would like to get the lights in the park and then look in to getting a
11 street light if it is needed.

12 Dixie Daniels agrees with the lighting in the park. There have been many problems in the
13 park. Ms. Daniels is not happy with the landscaping plan going on in the planter strips on
14 the street. She does not like rocks and feels it needs to be greener. This will bring in
15 weeds. Ms. Daniels showed the council a few pictures of rock landscaping in town that
16 do not look good. Ms. Daniels also showed the council samples of artificial turf that she
17 would like to see put in the planter strips and passed out information from the company
18 who makes this product. The company would come speak to the council about their
19 product. Just having all rocks and asphalt doesn't fit her idea of living in Kamas. Wall to
20 wall hard surface isn't very attractive. Ms. Daniels feels there could be some trees or
21 shrubs planted.

22 Mayor Marchant stated the problem is watering these trees and shrubs. The City doesn't
23 have the manpower to water these all the time.

24 Ms. Daniels stated she helps by cleaning up the park and would be willing to help water
25 or rake. Ms. Daniels feels she didn't get much notification. Mayor Marchant stated the
26 City owns the street and Gary Siddoway notified the neighbors that the project was
27 moving forward.

28 Mayor Marchant explained we can't make a decision on the turf tonight. We would have
29 to talk about this and have our engineer research this. Mayor Marchant is concerned
30 about the salt in the winter ruining this.

31 Ms. Daniels feels there should be someone from the company come speak to the council
32 about their product. They would be able to have all the information. The company told
33 her this is affordable.

34 Mayor Marchant stated the reasons for doing this road is for the cost of maintenance and
35 to make the street look a little nicer. Mayor Marchant proposed we turn this over to our
36 engineer and public works to look in to some different products.

37 Councilor Todd agreed.

38 Councilor Smith would like to see something rather than rocks.

39 Councilor Todd stated the salt kills the shrubs and the trees, but is interested in the
40 artificial turf.

41 Jason Barto stated this is a great place to plant trees, but it needs to have a drip irrigation
42 system. Mr. Barto explained the drip irrigation system and how it works.

43 Ms. Daniels feels like she would volunteer to water the trees if they are planted. She also
44 doesn't like the idea of spraying the poisonous chemicals into air to kill the weeds. There
45 are more options available and feels the City should look in to them. She wants Kamas to
46 be as beautiful and green as we can make it.

1 Orma Smith stated she would be willing to let the City connect a drip line from their
2 water line. Ms. Daniels stated she too would be willing to let the City connect.
3 Councilor Todd stated we didn't send Gary Siddoway over to cause grief or discontent.
4 Gary truly cares about what goes on in Kamas City. The City just cannot afford to keep
5 paving the 80 ft. road. The City decided to take care of this road this year. Don't take it
6 out on Gary Siddoway, he has your best interest in mind. Mayor Marchant thanked
7 everyone for coming.
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10 **SUMMIT COUNTY SERVICES BUILDING UPDATE**

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12 Jackie Blazzard is having problems with the idea of having the new Summit County
13 building higher than our height restrictions. She feels having the building over 28' and
14 the wall right along the sidewalk is not attractive. They want to have a height of 28 1/2'.
15 Our current code does not have height restrictions for the public facilities zone.
16 They would also like to put a sidewalk between the City Hall and the new building to
17 access the park in the back.

18 Jackie Blazzard stated the reason for the parapet around the south end of the building is to
19 hide the mechanical on top of the building. It will be higher than our code allows.

20 Councilor Todd feels with a building this big it is hard to keep the height down.

21 Councilor Todd suggested possibly changing the height in the code for certain zones.

22 Jackie Blazzard is concerned with the height and distance of the building from the
23 sidewalk.

24 Councilor Smith is really concerned with the distance the building sits to the street. Why
25 they do not have setback.

26 Jackie Blazzard stated there is nothing in our code for building restrictions in the public
27 facilities zone.

28 Mayor Marchant stated the inter-local agreement allows us to review and comment on the
29 project.

30 Councilor Smith does not like them being right on the sidewalk.

31 Councilor Todd feels it is a good looking building and is needed in our City.

32 Councilor Blazzard does not want to see the utilities on top of the building so she is fine
33 with the additional height.

34 Councilor Atkinson does not want to see the utilities on top either.

35 Councilor Todd asked Jackie Blazzard if she would ask the Planning Commission if they
36 would consider changing General Commercial to a 30' height restriction to match the
37 Entry Corridor.

38 Councilor Smith doesn't have a problem going 28 1/2' if they weren't 2 feet off the
39 property line.

40 Mayor Marchant stated the consensus is the height is not a problem, it is the setback.

41 Jackie Blazzard will call tomorrow and let them know the council's feelings.
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1 **CITY COUNCIL TO ADOPT FINAL AMENDED BUDGET FOR THE FISCAL**
2 **YEAR 2015-16.**

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4 The council reviewed the amended budget.

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6 **MOTION:** Councilor Kevan Todd moved to approve the final amended budget for the
7 fiscal year 2015-2016 with the addition of the \$2,000 water misc. revenue
8 Councilor Mike Crystal seconded the motion.
9 The vote was unanimous. Councilors Diane Atkinson, Kevan Todd, Rod
10 Smith, Mike Crystal, and Monica Blazzard voted aye. Motion passed.

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13 **CITY COUNCIL TO SET AND APPROVE THE 2016 TAX RATE**

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15 Kim Peacock explained to the council the certified tax rate set by the County Auditor is
16 .001748 for revenue of \$222,941.

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18 **MOTION:** Councilor Kevan Todd moved to approve the tax rate of 0.001748 for a
19 budget revenue of \$222,941 for the 2016 tax year.
20 Councilor Diane Atkinson seconded the motion.
21 The vote was unanimous. Councilors Diane Atkinson, Kevan Todd, Rod
22 Smith, Mike Crystal, and Monica Blazzard voted aye. Motion passed.

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25 **CITY COUNCIL TO ADOPT THE PROPOSED TENTATIVE BUDGET FOR**
26 **THE FISCAL YEAR 2016-17 AS FINAL BY RESOLUTION NO. 2016-02.**

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28 The council reviewed the proposed tentative budget.

29
30 **MOTION:** Councilor Mike Crystal moved to approve final budget for the 2016-17 fiscal
31 year by Resolution No. 2016-02.
32 Councilor Kevan Todd seconded the motion.
33 Mayor Marchant asked for a roll call vote:
34 Councilor Diane Atkinson – “aye”
35 Councilor Kevan Todd – “aye”
36 Councilor Rod Smith – “aye”
37 Councilor Mike Crystal – “aye”
38 Councilor Monica Blazzard – “aye”
39 The vote was unanimous. Motion passed.

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42 **DEPARTMENT REPORTS**

43
44 **OTHER**

45 Jackie Blazzard reported the rezone for Rod Smith’s property will be moving forward.
46

1 The City will need to address the use of storage containers in the City.

2
3 The Planning Commission will discuss the building height in general commercial zone to
4 match the entry corridor.

5
6 Jackie Blazzard is wondering if we should decrease the proximity of the neighbors
7 noticed for certain public hearings. Right now it covers almost two city blocks. Maybe it
8 should be changed to one city block.

9
10 Jackie Blazzard and the council discussed the status of the Sweatfield residence.

11 12 **PUBLIC WORKS**

13 Gary Siddoway reported 100 South will be asphalted tomorrow.

14
15 They have been working on the new arena panels.

16
17 Jeff Peterson is going to start on the landscaping for the pavilion this week.

18
19 Councilor Todd asked Gary Siddoway if we have water results back. Councilor Crystal
20 reported the County took samples and they have been sent to the lab.

21
22 Councilor Blazzard asked if we could remove the dead trees in the park. Gary Siddoway
23 reported they just bud late. They are not dead.

24 25 **POLICE**

26 Chief Smith reported on the police activity over the past couple weeks.

27
28 Chief Smith reported after the arrest made last week for the homeless lady she is already
29 out and back in town.

30
31 Chief Smith has been contacted by a resident in Kamas City who is having problems with
32 rodents. They have asked permission to use a firearm with in the city limit to take care of
33 the problem. The City has always followed State Code which does not allow this. Chief
34 Smith doesn't like the idea of allow the use of firearms, but feels a pellet gun would be
35 fine. The City can adopt an ordinance to allow whatever restrictions we would like. Chief
36 Smith would like to keep following the State code. After some discussion the council
37 would like to leave it as is.

38 39 40 **APPROVAL OF THE MAY 24, 2016 CITY COUNCIL MEETING MINUTES**

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42 **MOTION:** Councilor Diane Atkinson moved to approve the City Council meeting
43 minutes dated May 24, 2016.

44 Councilor Kevan Todd seconded the motion.

45 The vote was unanimous. Councilors Diane, Atkinson, Kevan Todd, Rod
46 Smith, Mike Crystal, and Monica Blazzard voted aye. Motion passed.

1 **APPROVAL OF THE INVOICE REGISTER DATED JUNE 9, 2016**

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3 **MOTION:** Councilor Monica Blazzard moved to approve the invoice register dated June
4 9, 2016.

5 Councilor Mike Crystal seconded the motion.

6 The vote was unanimous. Councilors Diane Atkinson, Kevan Todd, Rod
7 Smith, Mike Crystal, and Monica Blazzard voted aye. Motion passed.

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10 Councilor Blazzard reported the Yard of the Month nomination is now on our website.
11 We will pick our first two winners the first meeting in July.

12
13 Councilor Blazzard also had someone report there is someone living in trailers behind a
14 home off of View Lane.

15
16 Councilor Todd reported on his mosquito abatement meeting. The Director asked if he
17 could park up to 4 abatement trucks in the City. Gary Siddoway stated there's room at the
18 shop.

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21 **ADJOURN**

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23 **MOTION:** Councilor Kevan Todd moved to adjourn at 9:15 p.m.

24 The vote was unanimous. Councilors Diane Atkinson, Kevan Todd, Rod
25 Smith, Mike Crystal, and Monica Blazzard voted aye. Motion passed.

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28 *The content of the minutes is not intended, nor are they submitted, as a verbatim*
29 *transcription of the meeting. These minutes are a brief overview of what occurred at*
30 *the meeting.*

31
32 Approved on the 12th day of July 2016.

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37 _____
38 Lewis P. Marchant
Mayor

37 _____
38 Kim Peacock
City Recorder