



**CLINTON CITY COUNCIL MINUTES
CITY HALL
2267 North 1500 W Clinton UT 84015**

**MAYOR
L. Mitch Adams**

CITY COUNCIL MEMBERS

***Anna Stanton
Karen Peterson
Mike Petersen
Barbara Patterson
TJ Mitchell***

Date of Meeting	July 12, 2016	Call to Order	7:00 p.m.
Staff Present	City Manager Dennis Cluff, Community Development Director Will Wright, Public Works Director Mike Child, Recreation Director Bruce Logan, Ty Swenson, Police Chief Bill Chilson, Lt. Shawn Stoker, Cody Butcher, Monica DeCarlo, Terri Jenson, Steve Hubbard and Lisa Titensor recorded the minutes.		
Citizens Present	Mark Staples, Cathleen Wright, Bruce Wilson, Tammy Hubbard, Rob Elggren, Linda Hogge, Jerry Hogge, Andy Hale		
Pledge of Allegiance	Councilmember Anna Stanton		
Prayer or Thought	Councilmember M. Petersen		
Roll Call & Attendance	Present were: Councilmember Anna Stanton, Councilmember Karen Peterson, Councilmember Mike Petersen, Councilmember Barbara Patterson, Councilmember TJ Mitchell, and Mayor Mitch Adams		
A. EMPLOYEE OF THE MONTH FOR JUNE 2016 – OFFICER CODY BUTCHER			
Petitioner	Dennis Cluff, Bill Chilson		
Discussion	<p>Chief Chilson reported Officer Butcher brings experience to Clinton PD from Sunset PD, DCSO, and Clinton Fire. He has accepted the position of Dare Officer within the Department.</p> <p>Officer Butcher demonstrates an excellent work ethic, and exemplary professionalism with the public in handling calls for service and completing other duties. The Dare Officer position is responsible for several areas associated with public relations. This role is of vital importance to the success and progression of law enforcement within our community. Officer Butcher has demonstrated commitment to this role, ordinance enforcement, and investigations. He is doing a great job.</p> <p>Mayor Adams said he appreciates Cody and the entire Police Department. He appreciates their willingness to serve. He respects and recognizes their authority and encouraged them to protect themselves during patrol to return home safely to their families. He presented Officer Butcher with a gift basket donated from Texas Roadhouse of Riverdale in recognition.</p> <p>Officer Butcher stated that he enjoys working for Clinton City.</p>		
B. DEPARTMENT HEAD OF THE SECOND QUARTER OF 2016 – COMMUNITY DEVELOPMENT DIRECTOR WILL WRIGHT			
Petitioner	Dennis Cluff		
Discussion	<p>Mr. Cluff identified that Will Wright has been the Community Development Director since August of 2015. Since then there has been a variety of issues and problems which have emerged which has given him a fast start along the learning curve for his new position. He has made great strides in getting “up to speed” on issues that have, continue to and will impact the City.</p> <p>Will has an easy going demeanor in working with people and has been successful in</p>		

	<p>working out some rather difficult negotiations and agreements. He gets along well with other employees and is well liked. Mr. Cluff said he appreciates that Mr. Wright is willing to take managerial advice and quickly pursue the direction that has been given. Will is a great person and a positive new asset to the City staff and deserves recognition as the Dept Head of the 2nd Quarter of 2016.</p> <p>Mr. Wright said he appreciates the staff and enjoys working for Clinton City.</p> <p>Mayor Adams said he appreciates the great job Will does for the City. He presented him with an award and gift card in recognition.</p>									
<p>C. EMPLOYEE SERVICE AWARDS FOR THE SECOND QUARTER OF 2016</p>										
<p>Petitioner</p>	<p>Dennis Cluff</p>									
<p>Discussion</p>	<p>Mr. Cluff stated that for the second quarter of 2016, three employees have earned their 15 year service awards, their time, effort and attitude is greatly appreciated.</p> <table border="0" data-bbox="479 640 974 735"> <tr> <td>Treasurer's</td> <td>Steve Hubbard</td> <td>15 years</td> </tr> <tr> <td>Public Works</td> <td>Terri Jenson</td> <td>15 Years</td> </tr> <tr> <td>Recreation</td> <td>Ty Swenson</td> <td>15 years</td> </tr> </table> <p>Mayor Adams stated the employees are Clinton City's best asset and presented each employee with an award and check in recognition.</p>	Treasurer's	Steve Hubbard	15 years	Public Works	Terri Jenson	15 Years	Recreation	Ty Swenson	15 years
Treasurer's	Steve Hubbard	15 years								
Public Works	Terri Jenson	15 Years								
Recreation	Ty Swenson	15 years								
<p>D. 7:15 PM PUBLIC HEARING - RESOLUTION 09-16, FINAL PLAT APPROVAL FOR PHASE 1 OF TOWN POINT SUBDIVISION</p>										
<p>Petitioner</p>	<p>Will Wright</p>									
<p>Discussion</p>	<p>Mr. Wright reviewed the following information included in the staff report:</p> <ul style="list-style-type: none"> ▪ The property was zoned on March 8, 2016 to Patio Home (PH) zone. ▪ The preliminary plat was approved by the CC on April 19, 2016 showing a subdivision of a little more than 17.5 acres with 69 lots to be built in five phases (modified now to four phases). ▪ Phase 1 indicates 19 lots for residential use. The frontage on 1800 North has one residential lot designated as 1R, restricting it from direct access onto 1800 North. ▪ The 19 lots in Phase 1 average over 6,800 square exceeding that requirement of 6,300 sq. ft. and average just over 64 feet of frontage, thereby meeting the 64 foot frontage requirement with a minimum requirement of 57 feet. The 6 corner lots also exceed the average square footage size requirement and exceed the minimum 61 foot width as well as the average 64 foot frontage requirement. ▪ There is an existing culinary water main extending from 1800 N to the 2050 Storm Channel and then crossing to the north. This pipe will need to be replaced by routing through the subdivision and reconnecting to the crossing at the channel. This replacement can be done as the subdivision develops. The pipe will need to be disconnected at the main in 1800 N to meet standards of the PW department. <p>Since 1800 North is a State highway, UDOT approvals for design standards are required along this street. The HOA will take care of any landscaping in the park strip along 1800 North.</p> <p>Reviewed in a public hearing the 5th day of July 2016, by the Clinton City Planning Commission and recommended for approval through a motion passed by a majority of the members of the Commission based upon the following findings and conditions.</p> <ol style="list-style-type: none"> 1 Comply with UDOT requirements for improvements on 1800 North and file a copy of the UDOT permit with the City. 2 Plat shall not be recorded until a Subdivider's Agreement and Subdivider's Escrow Agreement have been completed and executed to insure the completion of the development. 3 All comments related to the plat and engineering shall be corrected before the final plat is presented for signatures. 4 It is the developer/contractor's responsibility to comply with all Clinton City Standards, Ordinances, Staff, Engineer and requirements established during the 									

	<p>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.</p> <p>5 Prior to Conditional Acceptance and Final Acceptance by the City, the Subdivider shall clear any construction debris from lots within the subdivision, except lots with buildings under construction, and level vacant lots within the subdivision in such a way that weed control, via mowing with a brush hog or similar item, is possible and all vacant lots will be mowed for weed control.</p> <p>6 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.</p> <p>7 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.</p> <p>8 Preconstruction meeting shall not be scheduled until all required changes have been made to the Preliminary Plat and Final Plat and Engineering have been made and the required number of copies have been provided to the City and indicated approved by the City.</p> <p>9 An existing culinary water main extending from 1800 N to the 2050 Storm Channel and then crossing to the north will need to be replaced by routing through the subdivision and reconnecting to the crossing at the main in 1800 N to meet standards of the Public Works Department in Phase 2 or future phases of this development as agreed to by the City.</p> <p>10 The Planning Commission transferred from phase 1 to phase 3 the requirement of the Preliminary Plat that improvements be installed in connection with the remainder parcel and along 1800 N, concluding that this is a minor amendment to the Preliminary Plat.</p> <ul style="list-style-type: none"> • The roadway is now 90 degrees as required by UDOT; • The remainder parcel has been moved to the third phase; • The streetlights along 1800 N will conform with those along the Business District <p><u>Public Works</u></p> <ul style="list-style-type: none"> • Submittal Date: 5-20-2016 • Hydrant foot valves on mainline connection • all Manholes 5' at direction change • address SD at 1800N 2275W intersection • on 1800N-use a business style street light • 1800N W connection, put valve on property line of the development • All lots to drain from rear of the property to the sidewalk • All traffic and address signs installed by the contractor to MUTCD standard, and call out on drawing • SWPPP to be submitted and approved before a pre construction meeting can be scheduled • 1800N hard surface in park strip • 1800N side lots to have fence w mow strip • 1800n extend sidewalk to tie in to existing to the east • Sht3 show irrigation line and condition of the materials • Consider extending SD to the west instead of crossing 1800N • Show valve locations • Submit SD calculations, min pipe size 15" • SS on stub street below min. allowable slope • Design a more consistent grade on SS
--	---

	<ul style="list-style-type: none"> • Call out plan for the existing waterline • Use 6' park strip • Submit a geo tech report <p>Mr. Wright confirmed there will be a Home Owner Association.</p> <p>Mayor Adams asked if the conditions are spelled out in the ordinance.</p> <p>Mr. Wright responded that a lot of the conditions are included in the ordinance and the developer will be required to submit the HOA CC&R's.</p> <p>Bruce Nilson stated they have hired a professional company to manage this development. They will have the same CC&R's as the Country Cove Subdivision.</p> <p>Mayor Adams opened the public hearing at 7:23 p.m.; with no public comment he closed the public hearing at 7:24 p.m.</p> <p>Mark Staples, Development Manager with Nilson Homes stated Nilson Homes has been in discussion with UDOT. They have agreed to extend the sidewalk, curb and gutter east to five feet of the existing home with the rest of the improvements to be installed with phase 3. The side will be five foot and feather into the existing four foot sidewalk. They did not want the park strip as hard surface and they would like it maintained.</p> <p>They gave permission to cut into 1800 N for the stormdrain and a secondary line with an open trench with compliance of their standard requirements.</p> <p>The existing irrigation box that turns water to the north will stay intact until construction of phase 3 to allow for continued irrigation of the remainder of the farm. Once the project is built out, the box will be taken care of.</p>
CONCLUSION	<p>Councilmember Mitchell moved to adopt Resolution 09-16 approving the Final Plat for Phase 1 of the Town Point Subdivision located at approximately 2275 West 1800 North on the north side of 1800 North. Councilmember M. Petersen seconded the motion. Voting by roll call is as follows: Councilmember Patterson, aye; Councilmember Stanton, aye; Councilmember K. Peterson, aye; Councilmember Mitchell, aye; Councilmember M. Petersen, aye.</p>
E. CARNIVAL CONTRACT RENEWAL	
Petitioner	<p>Dennis Cluff, Bruce Logan</p>
Discussion	<p>Recreation Director Bruce Logan explained the Carnival Contract for Heritage Days is up for renewal. This is a 2-year contract for fiscal years 2017 and 2018. Heritage Days is a long time tradition filled with enrichment, community pride, and fun filled times with scores of volunteers and local businesses that sponsor many of the events. All the spinning rides, lights and games from the Carnival add to the celebration. The Carnival is an attraction for both youth and families.</p> <p>The Carnival is managed and operated by Midway West staff; no City employees or City funds are used to run the Carnival. The City receives a percentage of the Carnival ticket sales. Over the years this averages over \$9,500.00 a year. These proceeds help to off-set the other costs of Heritage Days. The local vendors and the local businesses also profit from the Carnival attraction which brings visitors to the City.</p> <p>The Council discussed the issue of the carnival and identified there are both positives and negatives but that overall it is a benefit to the community during Heritage Days.</p>
CONCLUSION	<p>Councilmember Patterson moved to renewing the contract with Midway West Amusement Inc. for a 2-year period for 2017 and 2018. Councilmember K. Peterson seconded the motion. Councilmembers K. Peterson, Patterson, Mitchell, M. Petersen and Stanton all voted in favor.</p>

F. STORM WATER MANAGEMENT PLAN 2016	
Petitioner	Dennis Cluff, Mike Child, Dave Williams
Discussion	<p>Dave Williams reported that the State of Utah issues Storm Water permits every 5 years. A new storm water permit was issued in March 2016 that must be complied with. Clinton City has had a Storm Water Management Plan (SWMP) since 2004 which describes how we will comply with the permit. The SWMP was updated in 2011 and now has updated this SWMP again to comply with the new rules.</p> <p>Clinton City has an excellent storm drain program. As the SWMP was updated staff reformatted the entire plan to address each section and how Clinton will comply. Staff reevaluated what we are doing, what is needed, what is working and what is not and developed a plan with meaningful goals to comply with the permit and the goal to keep the water clean. Some of the goals will be met or at least assisted through Clinton's membership in the County Storm Water Coalition.</p> <p>Some of the highlights of the new requirements are:</p> <ol style="list-style-type: none"> 1- Emphasis on public education to be active not passive and multiple topics to all audiences annually. 2- Must have a nutrient removal program. <ol style="list-style-type: none"> a. Identifying problem areas and sources b. Targeted public education program. 3- Low Impact Development (LID) program <ol style="list-style-type: none"> a. Standard details b. LID selection process c. Require sites to manage rainfall on-site, and prevent the off-site discharge of the precipitation from all rainfall events less than or equal to the 90th percentile rainfall event (first 6"). 4- Updating storm water ordinance 5- Post phone number at construction sites for environmental concerns 6- Track illicit discharges and enforcement actions <p>The Council discussed the Plan and expressed their appreciation for the hard work staff put into this plan and the great job they do in managing the storm water.</p>
CONCLUSION	Councilmember K. Petersen moved to adopt the updated Storm Water Management Plan 2016 and thank staff for their exceptional work. Councilmember Stanton seconded the motion. Voting by roll call is as follows: Councilmembers K. Peterson, aye; Councilmember Patterson, aye; Councilmember Mitchell, aye; Councilmember M. Petersen, aye and Councilmember Stanton, aye.
G. BID AWARD FOR STREET CONSTRUCTION PROJECT	
Petitioner	Dennis Cluff, Bruce Logan
Discussion	<p>Mr. Child explained as previously discussed, Public Works has gone out to bid for the first phase of Street Construction projects for FY 16-17 which are 950 N (1000 W to 1235 W & intervening cul-de-sacs) and 1225 W (1850 N to 2050 N). The bids were opened this morning and the low bidder was Black Forest Construction Company out of West Jordan UT. Two other cities that have used their services have been contacted and were favourable to the quality of their work, although they are a newer company. However, staff would like to look further into the pavement mix design to compare it to the other bidders to make sure it is equivalent in addition to finding references for their street work. If these items are found unfavourable, a special meeting of the City Council will need to be called to award the bid to the next lowest bidder identifying findings why the low bidder was disqualified.</p>
CONCLUSION	Councilmember M. Petersen moved to award to the low bidder Black Forest Paving contingent upon an acceptable review of the asphalt mix design and prior experience. Councilmember Patterson seconded the motion. Councilmembers K. Peterson, Patterson, Mitchell, M. Petersen and Stanton all voted in favor.
Approval of	Councilmember K. Peterson moved to approve the minutes of the June 28, 2016

Minutes	City Council Meeting. Councilmember Stanton seconded the motion. Councilmember’s K. Peterson, Patterson, M. Petersen, Stanton and Mitchell all voted in favor.
Accounts Payable	Councilmember Stanton moved to pay the bills. Councilmember Patterson seconded the motion. Councilmembers K. Peterson, Patterson, Stanton, Mitchell and M. Petersen voted in favor.
Planning Commission Report	Mr. Wright reported on the July 5, 2016 Planning Commission meeting as identified in the minutes. He explained the Planning Commission is continuing with their review of the Subdivision Ordinance, they will be bringing forth chapter 5 prior to the rest of the ordinance for approval based on a recommendation from Public Works Director Mike Child and Engineer Bryce Wilcox for expedited approval.
City Manager	<ul style="list-style-type: none"> Heritage Days Activities will be held on Friday and Saturday July 15 and 16 with the Carnival running July 13 – 16; Pioneer Day is a Sunday this year, the City will be closed on Monday in observance.
Mayor Adams	<ul style="list-style-type: none"> Had a meeting with Weber Basin Water, they anticipate raising rates \$.30 per month for seven years for each household for infrastructure repairs.
Councilmember Patterson	<ul style="list-style-type: none"> The new playground panels are installed; The Parks Board will meet on Wednesday, July 19 at 7 p.m. The quilt show will be held in a tent, some participants are not in favor; The golf tournament will have some nice prizes donated by the golf shop at Schneider’s Bluff Golf Course.
Councilmember K. Peterson	<ul style="list-style-type: none"> The Parade starts at 9 a.m. The Arts Board has lots of activities going on, thanks to all the volunteers; Suggested the scholarship recipients come before the City Council to receive their award.
Councilmember M. Petersen	<ul style="list-style-type: none"> 1300 N 2000 W – windows boarded up, asked staff to follow up.
Councilmember Stanton	<ul style="list-style-type: none"> Expressed appreciation to all the staff and volunteers involved with Heritage Days; The Youth Council are looking forward to participating;
Councilmember Mitchell	<ul style="list-style-type: none"> Addressed a letter by a citizen over concerns of the number of rentals in town; would like code enforcement to be diligent.
Public Works Director Mike Child	<p>Regarding the action item to research cemetery information, the newest information is that some cities only allow non-residents to purchase a lot at the time of need.</p> <p>Some information has been provided for columbariums. The Council asked Mr. Child to have his cemetery superintendant research the cost and options.</p> <p>The concrete for the current streets projects was not part of the bid, the estimated cost is \$30,000.00 however, this is a small project and not many companies are interested in submitting a bid. One company has shown interest and a special meeting may be necessary to award the bid.</p>
Bryce Wilcox	<p>The Clinton City portion of the 3000 W project is open; the West Point portion has had some delays. The round-a-bout concrete was compromised and a section had to be repoured.</p> <p>The Clinton City portion on 1300 N west of 3000 W has been paved; the water line going east of 3000 W is nearly complete. Concrete will be poured the end of July. The project is going very well and the contractor is doing a good job although it is slow moving.</p> <p>The surface on 3000 W will be done in mid august. The street lights are installed.</p>
ADJOURNMENT	Councilmember Stanton moved to adjourn. Councilmember Patterson seconded the motion. Councilmembers K. Peterson, M. Petersen, Patterson, Mitchell and Stanton voted in favor of the motion. The meeting adjourned at 9:02 p.m.
<u>ACTION ITEMS</u>	<ul style="list-style-type: none"> Consolidated Fee Schedule

