

Minutes of the **Work Session** of the **Riverdale City Council & RDA** Tuesday, June 18, 2019 at 5:30 p.m., at the Civic Center in the Administrative Offices, 4600 S Weber River Dr., Riverdale City, Weber County, Utah.

Present:

City Council:	Norm Searle, Mayor Braden Mitchell, Councilmember Brent Ellis, Councilmember Alan Arnold, Councilmember Cody Hansen, Councilmember Bart Stevens, Councilmember
City Employees:	Rodger Worthen, City Administrator Steve Brooks, City Attorney Cody Cardon, Business Administrator Chief Jared Sholly, Riverdale Fire Chief
Visitor:	Shalee Evans

The Work Session meeting began at 5:30 p.m. Mayor Searle welcomed the Council Members. Councilor Mitchell arrived at 5:37 p.m., at this point all council members were in attendance.

Public Comment:

Mayor Searle noted no citizens provided comment in the work meeting. He mentioned that he met with the Shady Brook HOA president briefly during the previous week. The HOA may be present in tonight's meeting to discuss ongoing storm water concerns within their HOA subdivision. Attorney Brooks advised council of not engaging in private property discussions.

Presentations and Reports:

It was noted the full reports will be given during the regular meeting. Mayor Searle asked if the council members had any questions regarding the City administration report. There were no questions offered. Mayor Searle noted the volume and severity of the Police Department calls. The Mayor noted the number of calls and indicated the Police Department is very busy. He further described a call the Police department resolved at the Home Depot business in Riverdale involving four males with weapons. Mayor Searle described the challenging calls the Police Department undertakes.

Consent Items:

Mayor Searle reviewed with the council the two consent items for the City Council regular meeting. There were no questions discussed.

Action Items:

Mayor Searle invited discussion regarding the first action item, consideration of City Ordinance 909 a rezone request for property at 691 W. 4400 S. from R-2 to R-5 zoning, City Administrator Worthen summarized the executive summary and invited questions. Councilor Ellis questioned the number of dwelling units in the project that would be proposed and cross-use vehicle travel arrangements with Stoney Brook. Mr. Worthen did not have the number of units being proposed. Mr. Worthen indicated the questions being discussed are site plan related and will be brought forth later-on at a future time to the Planning Commission and to the City Council. Councilor Stevens questioned when and if the owner would combine all of the parcels into one parcel. Councilor Mitchell asked about the building height of the project in the future. It was suggested to discuss the offered questions with applicant Mr. Phelps during the regular meeting.

Mayor Searle invited discussion regarding the second action item, consideration of a commercial site plan for the south east corner property on 300 west Riverdale road requested by DRH Company. City Administrator Worthen described the submitted site plan summary and documents. Councilor Ellis questioned how the developer will address the grade separation between John Paras furniture and the new commercial retail pad site. Councilor Ellis also questioned the vehicle access from the new site onto 300 West Street. Administrator Worthen described the movement of the traffic today with fuel station versus the new building.

Mayor Searle invited comment on third action item, public hearing and consideration of City ordinance 910 which are amendments to the Riverdale City Code: Human Resources Manual on wages and salaries. Administrator Worthen described the wages and benefits schedule for the City Council, City Justice Court Judge, and City employees. No further discussion on this item was noted. There was a brief discussion of a need to amend the existing Justice Court Judge salary at a later date since the Judge position is currently vacated. It was noted that the City is searching now for a new Judge.

Mayor Searle invited discussion regarding the fourth action item on the agenda; public hearing and consideration of Resolution 2019-13, proposed amendments to the Riverdale City Budget for fiscal year 2018-2019. Mr. Cardon summarized the executive summary and welcomed questions.

Mayor Searle invited discussion regarding the fifth action item, consideration of Resolution 2019-14, adoption of the

Certified Tax Rate for fiscal year 2019-2020, as established by Weber County. Finance Director Cardon described the current property tax rate and the new forthcoming rate of 0.000972. Councilor Ellis questioned if the City received any money from the BDO development in Ogden City that would be part of the City's property tax collection. Mr. Cardon indicated that BDO development was Ogden City only and not Riverdale City. There were no further questions regarding this item.

Mayor Searle invited discussion regarding the sixth action item, public hearing and consideration of Resolution 2019-15, adoption of the Final Riverdale City Budget for fiscal year 2019-2020. Mr. Cardon described several changes to the tentative budget that are now part of the proposed final budget. There were no questions regarding this item.

Mayor Searle invited discussion regarding the seventh action item, consideration of Resolution 2019-16 adopting an Interlocal Agreement between Riverdale City and South Ogden City for enhanced Fire and EMS services. Chief Sholly described the agreement has no changes from the previous Council meeting presentation on June 4th. In response, Councilor Arnold asked about a change to the South Ogden FTE and how South Ogden would be rehiring for the deputy Fire Chief Position and if this would impact the overall FTE. Chief Sholly responded the position description would be changed to Fire Battalion Training officer but the FTE retained; the cost would be held within the South Ogden City budget. There was no further discussion.

Mayor Searle invited discussion regarding the final action item, Resolution 2019-17 adopting an amendment to the Riverdale City Personnel Policies and Procedures Handbook. City Attorney Brooks described the change to City Personnel Policy regarding use of City equipment by employees. Councilor Ellis recommended training on the new procedures and policy. No further questions were offered.

Discretionary:

There was a brief discussion by Mr. Worthen regarding ideas to consider purchase of land in conjunction with Davis and Weber Canal Company. Council members indicated the idea is something to investigate further. Councilor Stevens noted concerns from Hill Air Force Base plum monitoring program and other issues with the impacts upon the Davis and Weber Canal Company. Mayor Searle noted the history of the property and past land use issues with current property owner and previous sub-development of the land.

RDA AGENDA Items

Consent Items:

Mayor Searle invited discussion regarding the consent item, consideration to approve the RDA meeting minutes of the Board Meetings held on April 16, 2019 and June 4, 2019. There were no comments regarding this item.

Action Items:

Mayor Searle invited discussion regarding the first RDA action item, public hearing and consideration of Resolution R2019-02, adoption of the final RDA budget for fiscal year 2019-2020. Mr. Worthen briefly outlined one change from the tentative budget to the proposed final RDA budget. This change was an addition of funds to the projects line item in the Riverdale Road RDA budget. These funds would be used to assist possible infrastructure needs if the property in the plan area develops. There was no discussion regarding this item.

Discretionary Items:

There were no RDA discretionary items.

Adjournment:

Having no further business to discuss the Council adjourned at 6:07 p.m. to convene into their Regular City Council Meeting.