
MINUTES OF THE REGULAR MEETING OF THE SPRINGVILLE CITY COUNCIL HELD ON TUESDAY, DECEMBER 17, 2019, AT 7:00 P.M. AT THE CIVIC CENTER, 110 SOUTH MAIN STREET, SPRINGVILLE, UTAH.

Mayor Richard J. Child presided. In addition to Mayor Child, the following were present: Councilmember Christopher Creer, Councilmember Craig Jensen, Councilmember Jason Miller, Councilmember Brett Nelson, Councilmember Michael Snelson, City Administrator Troy Fitzgerald, Assistant City Administrator/City Attorney John Penrod, and City Recorder Kim Crane.

Also, present were: Public Safety Director Craig Martinez, Building and Grounds Director Bradley Neel, Recreation Director Corey Merideth, Community Development Director Josh Yost, Public Works Director Brad Stapley, Library Director Dan Mickelson, Golf Pro Craig Norman, Assistant Golf Pro Joel Grose, and Museum Director Rita Wright. Excused from the meeting Assistant City Administrator/Finance Director Bruce Riddle

CALL TO ORDER

Mayor Child welcomed everyone and called the meeting to order at 7:00 p.m.

INVOCATION AND PLEDGE

Councilmember Miller offered the invocation, and Councilmember Nelson led the Pledge of Allegiance.

APPROVAL OF THE MEETING'S AGENDA

COUNCILMEMBER NELSON MOVED TO APPROVE THE MEETING'S AGENDA AS WRITTEN. COUNCILMEMBER JENSEN SECONDED THE MOTION, AND ALL PRESENT VOTED AYE.

MAYOR'S COMMENTS

Mayor Child welcomed the Council, staff and audience. He asked for any scouts or students on assignment to please stand and be recognized.

CEREMONIAL

1. Presentation of the Mayor's Awards - Shannon Acor, Shannon Acor, Prevention Coordinator/Youth Court Director

Prevention Coordinator Acor and Councilmember Creer presented this month's Mayor's Awards to; Mapleton Junior High student Brynley Levin, Springville High School student Monte Taylor, Mapleton Junior High student Spencer Keeler, Mapleton Junior High Student Yuki Inouye, Merit Prep Academy student Anissa Edman, and Mapleton Junior High student Lydia Templeman.

2. Recognition of Camille Hafen for her service to the Library Board - Dan Mickelson, Library Director

Director Mickelson recognized Camille Hafen and presented her with a plaque for her service and involvement on the Springville City Library Board over the past four years.

3. Presentation to outgoing Council Members Chris Creer, Jason Miller and Brett Nelson

Mayor Child expressed appreciation to the outgoing Councilmembers; Chris Creer, Jason Miller and Brett Nelson.

Administrator Fitzgerald gave a presentation and highlighted the many accomplishments and changes throughout the City over the last eight years. Many projects were completed; the 400 south water well recently came online and is one of the City's largest wells. The Bartholomew Park and Pond was completed. The completion of the Creer Youth Camp up Hobbie Creek Canyon was named after longtime resident Doc Creer a previous Mayor and Councilmember who is also the grandfather of Councilmember Chris Creer. The Recreation Field House and the club house at Hobbie Creek Golf Course was remodeled. Some difficult decisions were made, one involving Springville no longer participating in the Airport. The Clyde Recreation Center opened, plus many accolades were received; Readers Digest named Springville as one of the nicest places in Utah and one of the fifty nicest places in the U.S.; Wallet Hub listed Springville as one of the best places to start a business; Best of Utah Valley, Best of State and many others. Administrator Fitzgerald thanked them for their service and making Springville a better place.

PUBLIC COMMENT

Mayor Child introduced the Public Comment section of the agenda. He asked if there were any requests.

Clark King, resident; thanked the outgoing councilmembers for their service and presented each Councilmember with one of his drawings

Logan Millsap, resident; commented on the impact fee presentation, he objected that congestion can be out-built. It will fill up again, when will we say our roadways are big enough. He wants his children to live in a great city like Springville. By providing and encouraging other modes of transportation.

Administrator Fitzgerald provided more information regarding the buildout size of the community and the Active Transportation Plan as part of the General Plan. There has been debate about smaller road cross sections, as Springville has one of the smallest road cross sections in the county and the state. He expressed appreciation for Mr. Millsaps comments, staff and council will continue to discuss options in the near future.

CONSENT AGENDA

4. Approval of minutes for the Work/Sessions held on November 11 and December 03, 2019
5. Approval of a Resolution adopting the 2020 Annual Meeting Schedule - Kim Crane, City Recorder
6. Approval of a Public Roadway Easement purchase from Rocky Mountain Power at a roadway crossing approximately 250 North 1200 West, Springville, Utah - Brad Stapley, Public Works Director
7. Consideration of an Interlocal Cooperation Agreement with Utah County for funding a portion of the 1200 West corridor - Brad Stapley, Public Works Director

COUNCILMEMBER JENSEN MOVED TO APPROVE THE CONSENT AGENDA AS WRITTEN AND CONTINUE ITEM #6 WITHOUT DATE AND APPROVE **RESOLUTION #2019-42** ADOPTING THE ANNUAL MEETING SCHEDULE.

COUNCILMEMBER SNELSON SECONDED THE MOTION. THE VOTE IS RECORDED AS FOLLOWS:

COUNCILMEMBER CREER	AYE
COUNCILMEMBER JENSEN	AYE
COUNCILMEMBER MILLER	AYE
COUNCILMEMBER NELSON	AYE

REGULAR AGENDA

8. Consideration of a Grindstone Subdivision Access Road Agreement - Troy Fitzgerald, City Administrator

Administrator Fitzgerald reported during 1960, Utah County approved the Grindstone Planned Dwelling Group development in the mouth of Grindstone Canyon. The entrance to the development is next to the Hobble Creek Golf Course maintenance sheds, in 1960, the golf course did not exist.

When the development was approved, the developer indicated that the area would include “a right of way across an area of land for purposes of a roadway from the existing county road to the boundary line of the planned Dwelling Group Area.” Further, the developer promised to “maintain the roads.”

In the late 1960s, Springville City was in the process of building the Hobble Creek Golf Course. On September 12, 1968, Springville City received a warranty deed for some property of the Grindstone Planned Dwelling Group developers, for the purpose of expanding the golf course and building the club house.

On the same day, a document entitled Covenant to Provide Right of Way and Access Road was recorded. This Covenant was signed by Mayor F. Calvin Packard and the wording of this covenant has become the crux of the discussions between the parties relating to maintenance of the roadway through the golf course.

The Grindstone Subdivision Access Road Agreement is a joint attempt by the parties to resolve the concerns related to maintenance of the road. The recommended maintenance and fees for the road is part of the agreement.

COUNCILMEMBER NELSON MOVED TO APPROVE THE GRINDSTONE SUBDISVION ACCESS ROAD AGREEMENT.

COUNCILMEMBER CREER SECONDED THE MOTION. ALL THOSE PRESENT VOTED AYE.

9. Consideration of a Resolution and Development Agreement with Suburban Land Reserve (SLR) - John Penrod, Assistant City Administrator/City Attorney

Attorney Penrod asked to cancel the item because there was no agreement at this time.

10. Consideration of the Springville City Audit Report - Bruce Riddle, Assistant City Administrator/Finance Director

Administrator Fitzgerald introduced Rob Wood with Hansen, Bradshaw, Malmrose & Erickson PC (HBME).

Mr. Wood reported on the City FY 2019 Auditors Report conducted by HBME, the audit resulted in no findings of internal control deficiencies or of non-compliance with State requirements.

Fitzgerald asked about the actuals on net transfers. Mr. Wood explained how the reporting was calculated.

Fitzgerald reported all income from the City business units after expenses, made money this year, that includes, water, sewer, electric, storm water, solid waste and golf course.

Councilmember Snelson asked for recommendations on what could be done better. Mr. Wood provided a letter with 18 adjustments, regarding journal entries. Councilmember Snelson asked how Springville looks compared to other similar cities. Mr. Wood stated they do other cities similar to Springville, and recommendations are done verbally, if no compliance a formal written letter is provided.

COUNCILMEMBER MILLER MOVED TO APPROVE (1) ACCEPTING THE SPRINGVILLE CITY FY-2019 INDEPENDENT AUDITOR'S REPORT AS PRESENTED; (2) AUTHORIZE THE CITY RECORDER TO ADVERTISE AND MAKE AVAILABLE FOR PUBLIC INSPECTION THE INDEPENDENT AUDITOR'S REPORT; AND (3) AUTHORIZE THE FINANCE DIRECTOR TO SUBMIT THE INDEPENDENT AUDITOR'S REPORT TO THE STATE AUDITOR AS REQUIRED BY LAW.

COUNCILMEMBER NELSON SECONDED THE MOTION, AND ALL PRESENT VOTED AYE.

11. Consideration of granting the Jackson Group Springville Land Company, LLC an extension of time for sidewalk improvements to be installed on Lot 4 of the Spring Pointe Retail Center Subdivision, Plat G - John Penrod, Assistant City Administrator/City Attorney

Attorney Penrod reported around July 25, 2018, the Spring Pointe Retail Center Subdivision, Plat G was recorded, giving the developer one-year to install the required subdivision improvements. The developer provided a cash improvement completion assurance to assure the installation of the subdivision improvements. As of August 2019, all of the improvements except for sidewalk improvements on Lot 4 of the Subdivision were completed.

The original developer sold the property to Jackson Group Springville Land Company LLC, which is an affiliated land holding company of Jackson Group Peterbilt ("Jackson Group"). As part of the transaction between the original developer and Jackson Group, Jackson Group is required to install the remaining sidewalk improvements.

Councilmember Snelson asked if there was any disadvantage. Penrod replied with a cash bond there is no disadvantage.

Councilmember Jensen asked if it went before the Planning Commission. Penrod replied, yes it did.

COUNCILMEMBER SNELSON MOVED TO APPROVE GRANTING THE DEVELOPER AN EXTENSION OF TIME TO JUNE 1, 2020, TO INSTALL THE SIDEWALK AND ANY OTHER OUTSTANDING IMPROVEMENTS ON LOT 4 OF THE SPRING POINTE RETAIL CENTER SUBDIVISION, PLAT G CONDITIONED ON THE DEVELOPER PROVIDING AN IMPROVEMENT COMPLETION ASSURANCE APPROVED BY THE CITY ADMINISTRATOR OR HIS DESIGNEE.

COUNCILMEMBER JENSEN SECONDED THE MOTION, AND ALL PRESENT VOTED AYE.

12. Consideration of an Ordinance to amend Title 7, Chapter 3, Beer and Liquor Sales - John Penrod, Assistant City Administrator/City Attorney

Penrod, reported over the years, Utah has amended its Alcoholic Beverage Control Act in a number of different ways. Springville's current Beer and Liquor Sales Ordinance is still in line with State law but is outdated with respect to definitions and other changes made to the Utah Code. The proposed ordinance was to update Springville City's ordinance.

COUNCILMEMBER JENSEN MOVED TO APPROVE **ORDINANCE #25-2019** AMENDING SPRINGVILLE'S BEER AND LIQUOR SALES ORDINANCE TO COME IN LINE WITH AMENDMENTS TO UTAH'S ALCOHOLIC BEVERAGE CONTROL ACT.

COUNCILMEMBER SNELSON SECONDED THE MOTION. THE VOTE IS RECORDED AS FOLLOWS:

COUNCILMEMBER CREER	AYE
COUNCILMEMBER JENSEN	AYE
COUNCILMEMBER MILLER	AYE
COUNCILMEMBER NELSON	AYE

13. Consideration of approving construction of a Dog Park - Bradley Neel, Building and Grounds Director

Director Neel reported a few months ago, the City Council directed staff to determine the best location and cost for building a dog park. Since the City Council directed staff to start the process, the Grounds Division has reviewed possible locations and costs for constructing a dog park. The Parks and Recreation Board reviewed the proposal and voted unanimously in favor. Several locations were considered and Kelvin Grove Park at 1500 South 1400 West was determined to be the best location. Because of park utilization and parking, near residential and trail system.

Director Neel provided information on the budget requirements for fencing the dog park. Council suggested providing information to the community.

COUNCILMEMBER CREER MOVED TO APPROVE THE BUILDINGS AND GROUNDS DEPARTMENT CONSTRUCTING A DOG PARK IN THE KELVIN GROVE PARK USING \$47,798.00 OF FY-2020 CARRY FORWARD FUNDS.

COUNCILMEMBER MILLER SECONDED THE MOTION, AND ALL PRESENT VOTED AYE.

14. Consideration of a Resolution and amendment to the Fee Schedule regarding Golf Fees - Craig Norman, Golf Pro

Hobble Creek Golf Pro, Craig Norman reported the cost of doing business as a golf course has been increasing and being fiscally responsible has been a priority. The golf course rates to play on a daily basis have not increased since 2015 and revenue does not reflect an increase that correlates to the economic costs of doing business.

The golf course needs a new irrigation system to replace the current system that has served the course for over 50 years on the back nine and 23 years on the front nine. Fee increases will not cover the costs of replacing these worn and daily used systems, they will help offset the rising costs of maintenance and labor while helping to increase revenue.

He explained a new option was to rent the course for a day. They have seen interest from outside parties wanting to rent the course for a day. Corporate passes have been recommended.

Norman asked for a response from the Council regarding Corporate events. Previous councils have requested only one a month. Council suggested increasing a few and see how it goes.

COUNCILMEMBER CREER MOVED TO APPROVE **RESOLUTION #2019-43** AMENDING THE FEE STRUCTURE TO REFLECT NEW RATE FOR THE 2020 GOLF SEASON.

COUNCILMEMBER JENSEN SECONDED THE MOTION. THE VOTE IS RECORDED AS FOLLOWS:

COUNCILMEMBER CREER	AYE
COUNCILMEMBER JENSEN	AYE
COUNCILMEMBER MILLER	AYE
COUNCILMEMBER NELSON	AYE
COUNCILMEMBER SNELSON	AYE

RESOLUTION #2019-43 APPROVED

MAYOR, COUNCIL REPORTS

Mayor Child asked if there were any comments. There were none.

15. CLOSED SESSION

The Springville City Council may temporarily recess the regular meeting and convene in a closed session to discuss the character, professional competence, or physical or mental health of an individual, pending or reasonably imminent litigation, and the purchase, exchange, or lease of real property, as provided by Utah Code Annotated Section 52-4-205.

There was none.

ADJOURNMENT

COUNCILMEMBER CREER MOVED TO ADJOURN THE CITY COUNCIL MEETING AT 8:49 P.M. COUNCILMEMBER JENSEN SECONDED THE MOTION, AND ALL PRESENT VOTED AYE.

This document constitutes the official minutes for the Springville City Council Regular meeting held on Tuesday, December 17, 2019. I, Kim Crane, do hereby certify that I am the duly appointed, qualified, and acting City Recorder for Springville City, of Utah County, State of Utah. I do hereby certify that the foregoing minutes represent a true and accurate, and complete record of this meeting held on Tuesday, December 17, 2019.



Kim Crane, CMC
City Recorder