



## WEST HAVEN CITY COUNCIL MEETING MINUTES

June 3, 2020 6:00 P.M.  
City Council Chambers  
4150 South 3900 West, West Haven, UT 84401

|          |                 |               |
|----------|-----------------|---------------|
| Present: | Sharon A. Bolos | Mayor         |
|          | Rob Vanderwood  | Councilmember |
|          | Randy Hunter    | Councilmember |
|          | Carrie Call     | Councilmember |
|          | Kim Dixon       | Councilmember |
|          | Nina Morse      | Councilmember |

|                |                |               |
|----------------|----------------|---------------|
| Staff Present: | Emily Green    | City Recorder |
|                | Steve Anderson | City Planner  |
|                | Ken Bradshaw   | City Attorney |

### 4:00 Council Workshop

*Mayor Bolos brought the meeting to order.*

*Mayor Bolos asked if any council members would volunteer for the audit committee.*

*Councilmembers Morse, Hunter, and Dixon volunteered.*

*The recently passed no parking ordinance on 4000 S was discussed in detail.*

***Councilmember Vanderwood arrived at 4:41 PM.***

*Matt Dixon and Council members went over the strategic plan for the city.*

*Councilmember Call asked if there is a problem with planning recommendations on site plan or subdivisions if it can be sent back.*

*Ken Bradshaw explained that under LUDMA they have a right to continue on the process, but it doesn't mean if there is a material problem that it can't be addressed.*

*Councilmember Dixon asked if they are held to the requirements of the ordinance.*

*Ken Bradshaw explained that have to meet to requirements of the ordinance.*

### 1. **MEETING BROUGHT TO ORDER:**

**The Council** at their regularly scheduled meeting held in the City Council Chambers.

**Mayor Bolos** brought the Meeting to order at 6:00 pm. and welcomed those in attendance.

### 2. **OPENING CEREMONIES**

**A. Lead by** Councilmember Morse

**B. Lead by** Councilmember Vanderwood

### 3. **PUBLIC PRESENTATION**

*David Smith stated that with the primary elections there have been a lot of campaign signs up in the park strip that are obstructing the view of traffic.*

4. **ACTION ON PLANNING COMMISSION MEETING RECOMMENDATION(S)**  
**A. PRELIMINARY SITE PLAN APPROVAL-FRONTLINE CONCRETE PUMPING-1997 S 1550 W-ROPER BUILDINGS**

*Councilmember Vanderwood asked if there is a road giving them access.*

*Steve Anderson said there is just a private access for the business.*

*Councilmember Vanderwood expressed concern about this business being near a subdivision.*

*Steve Anderson explained that this is a pre-existing non-conforming use because this business was here before the city incorporated.*

*Councilmember Vanderwood asked what zone it is in.*

*Brett Johnston stated that when they purchased the property it was in the M-2 zone.*

*Mayor Bolos asked if some of the existing buildings will be removed.*

*Mr. Johnston confirmed they will and stated that these buildings were built before they purchased the property.*

**Councilmember Hunter made a motion** to give preliminary site plan approval with the caveat that the grandfathered zoning for this property is confirmed. **Councilmember Dixon seconded** the motion. Councilmember Hunter, aye; Councilmember Call, aye; Councilmember Dixon, aye; Councilmember Morse, aye; Councilmember Vanderwood, aye; **Vote was unanimous.**

**B. PRELIMINARY SUBDIVISION APPROVAL-GENETTI FARMS SUBDIVISION #4-APPROX. 3689 S 3500 W-ROBERT FISHER**

*Councilmember Vanderwood expressed concern that it is not allowed to subdivide in a recorded subdivision per our subdivision ordinance.*

*Steve Anderson explained that it is not allowed without the approval of planning commission and city council.*

*Councilmember expressed concern about this property not following the R-2.5 zone requirements.*

*Councilmember Morse expressed concern that this lot does not meet the 16,000 square foot minimum for this R-2.5 zone.*

*Ken Bradshaw explained that this was approved under the previous R-2.5 ordinance and must be held to those requirements.*

**Councilmember Hunter made a motion** to give preliminary subdivision approval. **Councilmember Dixon seconded** the motion. Councilmember Hunter, aye; Councilmember Call, aye; Councilmember Dixon, aye; Councilmember Morse, nay; Councilmember Vanderwood, nay; **Motion passes 3:2.**

**C. ACTION ON ORDINANCE 23-2020-STORAGE CONTAINERS**

*Councilmember Hunter expressed concern about the impact of passing this.*

*Councilmember Vanderwood stated suggested taking out section 1D.*

*Councilmember Call asked if the building permit referenced is for the remodel.*

*Darin Deem confirmed it is.*

*Councilmember Hunter suggested possibly limiting in P.U.D.'s and the R-4 zone.*

**Councilmember Vanderwood made a motion to table.** **Councilmember Hunter seconded** the motion. Councilmember Hunter, aye; Councilmember Call, aye; Councilmember Dixon, aye; Councilmember Morse, aye; Councilmember Vanderwood, aye; **Vote was unanimous.**

5. **DISCUSSION-2020 MITIGATION PLAN**

*Councilmember Dixon presented the mitigation plan and stated that this is the first step in the grant process. She asked for input on any areas that might have been missed.*

6. **ACTION ON CONSENT AGENDA**

|                         |              |                       |
|-------------------------|--------------|-----------------------|
| A. CITY COUNCIL MINUTES | MEETING HELD | May 20, 2020          |
| B. GARDNER ENGINEERING  | \$34,762.25  | Inv. #0420120-0420126 |
| C. SUNRISE ENGINEERING  | \$13,572.00  | Inv. #0110091         |
| D. UTAH JAZZ            | \$11,913.00  | Inv. #JJ205-IN        |

**Councilmember Hunter moved to** approve the Consent Agenda with the correct minutes of May 20, 2020. **Councilmember Morse seconded** the motion. **Roll Call:** Councilmember Call, aye; Councilmember Morse, aye; Councilmember Dixon, aye; Councilmember Hunter, aye; Councilmember Vanderwood, aye; **Vote was unanimous.**

7. **ADJOURNMENT**

**Councilmember Vanderwood moved** to adjourn at 7:25 P.M. **Councilmember Morse seconded** the motion. Councilmember Call, aye; Councilmember Vanderwood, aye; Councilmember Morse, aye; Councilmember Dixon, aye; Councilmember Hunter, aye; **Vote was unanimous.**

*Emily Green*  
City Recorder

Date Approved: 6/17/20