

Date: November 12, 2020  
Time: 6:30 p.m.  
Place: Willard City Hall, 80 W 50 S, Willard, UT 84340  
Attendance: Mayor Kenneth Braegger, Council members Josh Braegger, John Seamons, Brad Robb, Kaleb Kunzler, and Fred Ward; City Manager Chris Davis City Recorder Teri Fellenz, City Planner Bryce Wheelwright, City Attorney Colt Mund

Excused:

Others: (see attached for others)

**1. Call to Order**

- a. Invocation
- b. Pledge of Allegiance

**2. Open Comment Period** (Individuals have three minutes for open comments. If required, items may be referred to department heads for resolution. Items requiring action by the City Council will be placed on the agenda for a future meeting.)

Travis Mote 455 S 200 W – Expressed concern after hearing word of the Lemon Property being developed into ¼ acre lots. He stated his concern is especially for the traffic. He explained there are currently 2 roads in the area and one of them is dirt. He stated when 600 South is completed the traffic will be at capacity with Doug Young’s development. He gave some figures regarding the amount of traffic generated which equated about 2,000 vehicle trips per day on 200 South. He expressed concern for the safety of children especially because there are no sidewalks. Travis said he understands the community and feels they should do away with Planned Developments. Travis stated he knows the community is growing and would like to see the zoning followed with regular lots. He feels that with the Planned Developments the developers have done a bait and switch. He feels the ordinance should be thrown out. He also expressed concern for the construction truck traffic traveling down 200 W especially with the increased amount due to the current development.

Jake Muin 349 S 200 W – Stated he had the same concern for the roadways, the construction SWWP and the laws that go with it. He expressed concern for the sewer, water and electrical extensions and asked where it was coming from. He also cited tax implications, new roadways and knows the traffic will become more and more. He also expressed concern for the impacts to fire and police and the school district. He asked if it truly is a benefit to Willard and asked that they take it into consideration.

Melissa Heil – 132 W 300 S – Stated she has the same questions on electrical and access considering the issues with the fallout from the big windstorm. She stated she loves this community and has 5 children. She stated the developments are making it hard to do what

they like and cited the chip seal on 200 West causing issues with bicycles. She asked they consider the existing citizens when making the decisions. She also expressed concern for the bus stops on 200 South and feels with more traffic she will not be able to let her kids walk home by themselves.

### 3. Business

- a. Nancy Greene – Brigham City Senior Center – Update on services –Meals on Wheels – Needs including volunteers. Nancy Greene, Director of the Brigham City Senior Center, stated she had sent a letter to the community leaders explaining what they have done for the protection of the seniors they serve during the COVID-19 crisis. He stated they serve meals to 12 individuals in Willard and have 6 Volunteers from Willard who deliver meals and 1 who works in the kitchen. She explained the facility is closed except for the meals delivered. She reported the affect COVID-19 has had on their budget and the CARES Act funding that has helped. She asked they consider the Council consider a donation when looking at the budget. She also stated they do need volunteers and have had to cap the number for delivery, which has never happened before. She explained the volunteers generally do not enter the homes unless the person is home bound.

Nancy reported the Senior Center is offering some Zoom Classes and is uncertain when they will be able to reopen. She said the social isolation is bad for the senior population and the Center volunteers are instrumental in delivering nutritional meals and are encouragement to them. She stated she is grateful to be able to serve and encouraged others to become involved. Mayor Braegger thanked her for her service.

- b. Presentation by Box Elder County Mayor’s Association for the Willard City Police Department. Mayor Fridel of Tremonton City and Gina Marble representing the Box Elder County Mayor’s Association presented a shadow box to Police Chief Fielding and the Police Department in appreciation for their service.
- c. Review and possible approval of a Release and Repayment Agreement from Dominion Energy. City Manager Chris Davis presented the attached agreement and stated he and City Attorney Colt Mund have reviewed it. The city engineer has also reviewed and feels the \$174,726.20 amount is more than adequate to complete the paving of 300 East after the water line for the upper pressure zone is run to service the upper portion of the Granite Ridge Subdivision and for future growth. A brief discussion was held.

***Council member Ward made a motion to approve the agreement and accept the \$174,726.20 for pavement of 300 East. The motion was seconded by Council member Kunzler and the motion carried.***

***Council member Braegger – yes  
Council member Robb – yes  
Council member Kunzler - yes***

***Council member Seamons- yes  
Council member Ward – yes***

- d. Mark Mackley – Request for a Willard/Perry Interlocal agreement and sewer service extension to service a proposed development on the Willard/Perry border.

City Manager Chris Davis explained Mark Mackley owns .38 acres in Willard City and a much larger piece in Perry City which he would like to develop. He stated Perry City does not have the infrastructure near this development and he is asking Willard City to provide sewer service. Dr. Mackley was in attendance and provided a list he developed of potential financial benefit to Willard City and noted his plan has been reduced from 52 units down to 44. A discussion was held on where the current line from Perry City ends and if the possibility exists to extend the line. Mayor Braegger stated he has spoken with the Perry City Manager and they do not have plans to extend it, in the near future. Council member Kunzler asked if it would affect the Willard/Perry Agreement. Mayor Braegger stated Willard currently owns 34% and uses 13%. He feels even with the approved subdivision and the proposed annexations they will not exceed the 34%. Additional discussions were held on fees and City Manager Chris Davis noted the property he is requesting service for is not in the area covered by the Impact Fee analysis and would require a new Capital Facilities plan. Council members requested Dr. Mackley explore additional options with Perry City and explained that proceeding with the consideration of the request would require considerable engineering for which Dr. Mackley would be charged.

Additional options were suggested by the Council members and City Manager Chris Davis stated he would prepare a list of questions and suggestions and get them to Dr. Mackley so he could address them.

***Council member Braegger made a motion to table the request, seconded by Council member Seamons. The motion carried.***

***Council member Braegger – yes  
Council member Robb – yes  
Council member Kunzler - yes***

***Council member Seamons- yes  
Council member Ward – yes***

- e. Planning Commission
  - 1) Review of a rezone request for Matt Francom parcel 02-046-0086, 432 N Main from R1/2 to CN and set for public hearing December 10, 2020. The attached rezone request was presented to the City Council for review and to set for public hearing.

***Council member Seamons made a motion to set a public hearing for December 10 for the rezone request for Matt Francom parcel 02-046-0086, 432 N Main from R1/2 to CN. The motion was seconded by Council member Ward. The motion passed.***

**Council member Braegger – yes      Council member Seamons- yes**  
**Council member Robb – yes          Council member Ward – yes**  
**Council member Kunzler - yes**

- f. Review and approval of CARES Act funding expenses for 2019-20 for Public Safety.

City Manager Chris Davis explained Willard City has received approximately \$155,000 in CARES Act funding and one of the allowed uses for the funding is Public Safety wages and benefits. The \$62,232.19 of the wages and benefits shown on the attached sheet is from the 2019-20 Fiscal year and is now being presented to the Council for approval.

**Council member Kunzler made a motion to approve the expenditure of CARES Act funding for the 2019-20 fiscal year in the amount of \$62,232.19 for Public Safety wages and benefits. The motion was seconded by Council member Seamons and the motion carried.**

**Council member Braegger – yes      Council member Seamons- yes**  
**Council member Robb – yes          Council member Ward – yes**  
**Council member Kunzler - yes**

- g. Approval of Minutes- The minutes of the October 22, 2020, meeting were individually reviewed.

**Council member Seamons made a motion to approve the minutes as written, seconded by Council member Kunzler. The motion carried with the following vote:**

**Council member Braegger – abstained      Council member Seamons- yes**  
**Council member Robb – yes                  Council member Ward – abstained**  
**Council member Kunzler - yes**

- h. Financial - The vouchers and warrants were presented to the Council for approval. The reports were individually reviewed.
  - 1) Warrants
  - 2) Vouchers
  - 3) Reports

#### **4. Department Reports**

- a. Maintenance Department
  - 1) Request for approval of \$815 for sander controller with Semi-Service- The request for approval of \$815 for a new sander controller for the previously approved sander was presented. The new sander was not compatible with the existing controller. A brief discussion was held.

**Council member Robb made a motion to approve 815 for the new controller. The motion was seconded by Council member Ward and the motion carried.**

**Council member Braegger – yes      Council member Seamons- yes  
Council member Robb – yes      Council member Ward – yes  
Council member Kunzler - yes**

- b. Police Department – Chief Fielding presented the attached bid from CHAOS for equipment for the new vehicle and requested approval. He explained the equipment needs to be ordered and then will be installed. A discussion was held on the amount of the equipment and it was noted the items were priced from State Contract bids.

**Council member Robb made a motion to approve \$8,105.06 to CHAOS for the purchase of the equipment, seconded by Council member Kunzler. The motion carried.**

**Council member Braegger – yes      Council member Seamons- yes  
Council member Robb – yes      Council member Ward – yes  
Council member Kunzler - yes**

Chief Fielding then reported the department has an AR-15 which is a Class-3 weapon and can only be owned by certain individuals. He is speaking with a qualified gun dealer about the possibility of exchanging 1 gun for 2 of another type.

Council member Seamons then asked how many calls they have had to the Willard Peak Campground. He stated since September he is only aware of a fire call for a medical and a VIN Inspection.

- c. Fire Department
  - 1) Request for approval of \$3600 for the purchase of 4 – 800 MHz radios and \$888 for the renewal of DEA license. Chief Mund explained an invoice in the amount of \$888 for a license through the DEA for Dr. Markeson for medical oversight of the controlled medications for the department. He also requested approval of \$3600 for the purchase of 4 new 800 MHz radios. He stated the radios are used and are in good condition. The radios are to aid in communication with other departments on mutual aid calls.

**Council member Seamons made a motion to approve \$888 for the license renewal and \$3600 for the purchase of the radios. The motion was seconded by Council member Ward and the motion carried.**

**Council member Braegger – yes      Council member Seamons- yes  
Council member Robb – yes      Council member Ward – yes  
Council member Kunzler - yes**

City Manager Chris Davis reported the fire truck they have been looking at from Weber County has been placed on a Gov Deals. They will be watching the bids and place a bid on the truck.

Fire Chief Mund reported the department assisted on 2 structure fires in Brigham City.

**5. Council members**

- a. Brad Robb – Council member Robb offered to help with the soffit and fascia on the Nature Park bathrooms and asked about the plumber. Bryce Wheelwright reported the plumber has been notified they will come as they are able.
- b. Josh Braegger – Council member Braegger thanked Council member Robb for helping with the roof.
- c. Fred Ward – Council member Ward stated he has some extra soffit material if they are interested in using it.
- d. John Seamons – Council member Seamons asked about the status of hiring for the retiring employees. City Manager Chris Davis explained they received 12 applications for the City Recorder position and 2 for the Treasurers position. The interviews for the City Recorder have been set for the upcoming week. Council member Seamons also asked if there was any more information on Utopia and requested a copy of the presentation and any additional information
- e. Kaleb Kunzler

**6. Mayor's General Correspondence and Information** – City Manager Chris Davis reported some of Granite Ridge has been sold to a new developer who is interested in larger lots.

A brief discussion was held on providing hams for employees in lieu of the annual Christmas party, canceled due to COVID.

**7. Adjourn-***A motion was made by Council member Seamons to adjourn the meeting. The motion was seconded by Council member Braegger and the vote was unanimous. The meeting adjourned at 7:57 p.m.*

Minutes were read individually and approved on December 10, 2020.