
Minutes
Washington City Council
Electronic Special Meeting
December 22, 2020

Present: Mayor Kenneth Neilson, Council Members Roger Bundy, Craig Coats, Kurt Ivie, Kress Staheli, Doug Ward, IS Director Steve Whittekiend, City Recorder Danice Bulloch, Deputy Recorder Tara Pentz, City Manager Jeremy Redd, City Attorney Michael Day, Fire Chief Matt Evans, City Attorney Jeff Starkey, Public Works Director Mike Shaw, Audience: AJ Pepper, Jim Raines

Meeting commenced at 6:00 PM

1. APPROVAL OF AGENDA

Council Member Coats made a motion to approve the agenda. Council Member Staheli seconded the motion; which passed unanimously.

2. DEVELOPMENT AGREEMENTS

- a. Continuation of a consideration to approve a Development Agreement for the Long Valley Trails, a PCD development located 3000 East 1600 S. Long Valley Road. Applicant: Brennan Family Holdings, LLC**

City Attorney Michael Day reviewed the Long Valley Trails PCD Development Agreement.

AJ Pepper is the representative for the Long Valley Trails PCD. He is comfortable with the changes, which have been made to the development.

Council Member Roger Bundy asked about the drainage clause.

Mr. Jim Raines explained the developer will be responsible for the post development flows. However, they will not be responsible for what UDOT contributes to the drainage. They would be responsible for their own drainage.

Council Member Coats clarified they asked for a minimum 4 acre park. This stipulates a community park.

Council Member Staheli noted they noted there shall be a park, and a central park is noted.

Mr. Raines stated the minimum park size is in the PCD plan.

Council Member Coats stated Council asked for the 4 acre park language to be included in the Development Agreement.

Mr. Raines stated the development agreement is part of the PCD plan. He reviewed the PCD plan language, which includes a minimum 4 acre park.

Mr. Pepper noted the PCD Plan is an exhibit to the Development Agreement.

Council Member Ivie asked about the arbitration clause.

Mr. Day stated the original document they started with had a mandatory arbitration clause. As they reviewed the document, they could see the value of mediation. This is a long term development agreement, and mediation allows for the groups to come up with a solution for any potential disputes. The changes allows for arbitration, and provides for the procedure. There is no mandatory obligation to arbitrate with the changes, which have been made. He then explained the overall legal process.

Council Member Bundy made a motion to approve a Development Agreement for the Long Valley Trails, a PCD development located 3000 East 1600 S. Long Valley Road. Council Member Staheli seconded the motion; which passed with the following roll call vote:

<i>Council Member Bundy</i>	<i>Aye</i>
<i>Council Member Coats</i>	<i>Aye</i>
<i>Council Member Ivie</i>	<i>Aye</i>
<i>Council Member Staheli</i>	<i>Aye</i>
<i>Council Member Ward</i>	<i>Aye</i>

3. CLOSED SESSION

a. Discuss the character or professional competence of an individual.

Council Member Staheli made a motion to move into closed session to discuss the character or professional competence of an individual. Council Member Coats seconded the motion; which passed with the following roll call vote:

<i>Council Member Bundy</i>	<i>Aye</i>
<i>Council Member Coats</i>	<i>Aye</i>
<i>Council Member Ivie</i>	<i>Aye</i>
<i>Council Member Staheli</i>	<i>Aye</i>
<i>Council Member Ward</i>	<i>Aye</i>

Council motion to move into closed session at 6:28 P.M.

Closed session commenced at 6:33 P.M.

Council adjourned the Closed Session and returned to the Regular Meeting at 7:48 P.M.

4. ADJOURNMENT

Council Member Bundy made a motion to adjourn the meeting. Council Member Coats seconded the motion; which passed unanimously.

Meeting adjourned at 7:48 P.M.

Passed and approved on the 13th day of January, 2021.

Attest by:

Danice B. Bulloch

Danice B. Bulloch, MMC
City Recorder



Washington City

Kenneth F. Neilson
Kenneth F. Neilson, Mayor

