

**MINUTES OF HARRISVILLE CITY
CITY COUNCIL MEETING
January 22, 2019
363 West Independence Blvd
Harrisville, UT 84404**

Present: Mayor Michelle Tait, Council Member Grover Wilhelmsen, Council Member Gary Robinson, Council Member Ruth Pearce, Council Member Clark Beecher, Council Member Steve Weiss.

Staff: Bill Morris, City Administrator, Jennie Knight, City Recorder, Bryan Fife, Recreation Director, Rick Hill, Bailiff.

Visitors: Arnold Tait, Lesha Spencer, Pat Burns, Kevin Shakespeare, Chris Cope.

7:00 P.M. CITY COUNCIL MEETING

1. Call to Order.

Mayor Tait called the meeting to order and welcomed all visitors.

2. Opening Ceremony.

Council Member Pearce led the pledge of allegiance and conducted the opening ceremony.

3. Consent Items.

- a. Approve the minutes of January 8, 2019 as presented.

MOTION: Council Member Weiss motioned to approve the minutes of January 8, 2019 as presented. Council Member Pearce seconded the motion. All Council Members voted aye. Motion passed.

4. Business Items.

a. Presentation of the FY2017-18 audit report.

Jeff Ambrose introduced the audit report for the FY2017-18 and briefly reviewed the report. He explained as independent auditors, this report gives a clean opinion. No audit adjustments were made. He said Lynn Fortie prepares the year to year comparisons. Statement of net position was reviewed which shows balance sheets with assets and liabilities. Governmental activities, which include the general fund and capital projects fund, were reviewed; a slight increase in total debt, due to the pension debt. This is not something that will be paid back as long as the city continues to exist. The city has no bonds or contracts payable, with no long term debt. Assets grew at a greater rate than liabilities.

The Statement of activities was reviewed, outlining the net cost to provide services to the community. Expenses are deducted from the revenue. Specific charges for building permits and business licenses do not cover the costs for providing services to the community. The balance sheet of governmental funds was reviewed along with the reconciliation of governmental activities.

Expenditures were up slightly although the overall total revenue increased. Operating transfer to capital projects fund was still a nice increase. Financial statements pertaining to enterprise funds were reviewed. All accounts were up with exception to the garbage; total funds were increased for the year. Operating statements for these funds were reviewed with revenues up and operating expenses down. There is a positive number this year. It is okay to generate net income in these funds that help address issues without incurring debt.

The cash flow statement was reviewed. There was a note which shows the capital outlay in equipment that took place. GASBY requirements were reviewed along with supplementary information which compares the actual expenditures with the budgeted amounts. Most variances were positive on the expenditure side. The pension contribution and schedule will grow. The last part of the report shows the requirements by the state auditor. The internal controls for financial reporting were clean with no weaknesses or non compliance issues. No changes were made to the scope of the project.

Council Member Robinson asked about a specific notation. Jeff Ambrose explained the report which includes the custodial risk on reporting bank balances. All of this is covered by federal insurance funds and the state treasurer invests this money with a short maturity time frame.

Mayor Tait thanked Jeff Ambrose for his presentation.

b. Discussion/possible action to adopt Ordinance 498; an Ordinance amending sections 11.20.250 amending regulations for recreational and utility vehicles; severability; and providing an effective date.

Bill Morris explained this amendment came about because of a lost case in court. The judge suggested eliminating the 5 day period. Bill Morris explained a resident who is present at the meeting is having an ongoing problem with her neighbors. She is asking for support with this legislation. Christine Cope explained the reason the judge issued the ruling was because she could not in fact testify the person living in the trailer for five consecutive days. If there had been a one day limit, she could testify to that.

Council Member Pearce pointed out language has been added that a permit can be obtained at no cost. Council Member Beecher asked for clarification and whether the permit allows family to stay. Bill Morris said he prefers people stay in RV parks but this would allow for permits to be issued up to five days.

Council Member Robinson said the camping limit on federal land is 14 days, without a violation. He does not feel we can control anything less than 14 days. He spoke with a resident where there is living and dumping of raw sewage. He feels that should be addressed under a separate ordinance. He said RV's have to pay a license fee and the city should not mandate this but address the drug issue. He feels the government is developing too many laws. He feels they should find a way to keep the drug issue out, without infringing on everyone else, who wants to have their family stay.

Mayor Tait said five days should be enough; this is amending the ordinance to prevent these issues. She feels the city should be proactive, not just wait until there are problems. Council Member Robinson said he has family stay overnight in his; he has an issue with setting precedence. Federal laws allow 14 days. Council Member Pearce said property is zoned for the parking of RV's but not for more than one dwelling, the

zoning does not allow for a second residence. The amendment allows for residents to notify the city they are using the RV as a second residence; addressing the sewage in a separate ordinance. Bill Morris said the sewage is included in regulations applicable to more than one zone.

Council Member Wilhelmsen asked for clarification on the five days limitation. Bill Morris explained in his experience family members stay without incident, drug dealers are the ones creating the problems. Council Member Wilhelmsen said there is no other way to target the drug issues. Bill Morris said he will not be prosecuting family members that stay in RV's. Council Member Wilhelmsen said he understands these laws should protect everyone in the neighborhood.

MOTION: Council Member Pearce motioned to adopt Ordinance 498; an Ordinance amending sections 11.20.250 amending regulations for recreational and utility vehicles; severability; and providing an effective date. Council Member Wilhelmsen seconded the motion. A Roll Call vote was taken.

Council Member Weiss	Yes
Council Member Beecher	Yes
Council Member Pearce	Yes
Council Member Robinson	No
Council Member Wilhelmsen	Yes

Motion passed 4-1.

c. Discussion/possible action to approve Ordinance 499; an Ordinance amending the General Plan to Medium Density residential and the Zoning Map to RE-1-10; severability; and providing an effective date.

Bill Morris pointed out the area that is being proposed for the zoning change. Pat Burns explained the current zoning is RE-15. He is asking for R-1-10. The zoning change allows three more lots than the RE-15 zone would allow. He explained lot #1 is not a residential building lot, it is already a commercial lot. Also lot #13 will be the retention basin. Mayor and Council gave discussion about making this area a dog park, not leaving a rock area.

Council Member Pearce asked if they are aware some of the land is in the flood area. Pat Burns confirmed they are aware. Bill Morris said the concept plan needed to be added to the ordinance. Any development should substantially conform to the concept plan included as exhibit "A". Pat Burns said not much will be changed, other than a change to include more open space.

Council Member Pearce asked about access to the property to the east. Pat Burns said there would be a temporary turn around. If the owner's of that property wanted to develop, they would have to put in a complete road. He explained there are several ways to address this to meet fire code requirements. Mayor Tait asked what will happen with the existing homes on Larsen Lane. Pat Burns said they will remain as existing homes in the development.

Bill Morris said the flood plain map will be addressed during the subdivision approval process. Council Member Pearce admitted her map is old. Council Member Robinson

asked if there is only one entrance to the development. Mayor Tait pointed out this is only preliminary. After further review, Bill Morris said the land in this development is affected by the 500 year flood plain map, so they should be fine if they create storm water drainage in the lowest area of the land. Council Member Robinson said he is not in favor of 10,000 square foot lots. Council Member Weiss pointed out most of the lots are larger and 700 North is already zoned R-1-10.

MOTION: Council Member Pearce motioned to adopt Ordinance 499; an Ordinance amending the General Plan to Medium Density residential and the Zoning Map to RE-1-10; severability; and providing an effective date, including the concept plan as Exhibit “A”. Council Member Weiss seconded the motion. A Roll Call vote was taken.

Council Member Beecher said he works for a door company that will be providing doors for this development. Bill Morris suggested he recuse himself from the vote.

Council Member Weiss	Yes
Council Member Beecher	Recused
Council Member Pearce	Yes
Council Member Robinson	No
Council Member Wilhelmsen	Yes

Motion passed 3-1.

d. Discussion/possible action to approve Harrisville Resolution 2019-01; a resolution entering an interlocal agreement between Harrisville and Weber County for Storm Water Management.

Bill Morris explained the state of Utah is administering this requirement instead of the EPA. There are six phases in the requirement; this is the second. Weber County is willing to handle three of the six. One of which is the community outreach where they hold a water fair at the fairgrounds, and TV commercials with other educational things. This has evolved into each city taking a turn as the director of the water coalition. What has happened over time, the institutional knowledge has been lost which each new chair. The county is proposing to hire someone to serve over the coalition. They will also help with water testing equipment so the city can have access borrowing equipment, not having to buy it; saving the city money. Cities will be required to pay into the system. Mayor Tait pointed out each city will be paying the same amount. Bill Morris reviewed the six areas that must be covered under federal regulations. This interlocal agreement with Weber County will allow for them to several portions with Harrisville staff addressing the others.

Council Member Pearce pointed out the county already has the equipment in place. Bill Morris explained the city hired Zack Loveland to cover storm water issues. Council Member Beecher asked if he is certified. Bill Morris confirmed he is storm water certified.

Council Member Robinson asked if cement companies are monitored. Bill Morris explained the SWPPP requirement with all subdivisions that contractors are required to file; which requires a dumping area during construction. Council Member Robinson asked if this covers residents who replace driveways. Bill Morris clarified the federal mandate only applies to developments over one acre. Council Member Wilhelmsen said they would have to be permitted through their business. Bill Morris said the city only enforces over one acre.

MOTION: Council Member Wilhelmsen motioned to approve Harrisville Resolution 2019-01; a resolution entering an interlocal agreement between Harrisville and Weber County for Storm Water Management. Council Member Pearce seconded the motion. A Roll Call vote was taken.

Council Member Weiss	Yes
Council Member Beecher	Yes
Council Member Pearce	Yes
Council Member Robinson	Yes
Council Member Wilhelmsen	Yes

Motion passed 5-0.

5. PUBLIC COMMENTS - (3 minute maximum)

Council Member Robinson asked if Council received a letter from Bryan Fife regarding the fence replacement. He said the city paid for black vinyl fencing for Richins and Anderson's properties. He asked Council to pay for black vinyl fencing for all the residents. He pointed out he cannot vote on this.

Bill Morris said he does not know the facts and circumstances of how that came about. If Council wants to open this discussion back up they can decide. Bryan Fife does not want to make the decision on this. Bill Morris asked if Council would like this on a future agenda. Council Member Wilhelmsen said he remembers this discussion. Bill Morris suggested resending the letter to all Council Members and putting this on the agenda for February 12.

6. MAYOR/COUNCIL FOLLOW-UP:

Council Member Robinson said his neighbor is wondering if there is a need to block off the parking at the end of Independence. He said neighbors are willing to watch the activity in that area. Bryan Fife pointed out neighbors were not watching when the restrooms were lit on fire, he happened to be passing by and catch that himself. Council Member Wilhelmsen asked if Bryan Fife would prefer more durable cabling. Bryan Fife explained he would like to start with materials that would cause limited damage if someone drove through them.

Council Member Robinson informed Council that Roy City updated their parking ordinance to allow for winter parking unless a storm is imminent. Council Members agreed the current ordinance is fine.

Council Member Weiss expressed his concern with u-turns being made at the north area of the median by GreenWood Charter School. Mayor Tait said the city hopes this can be addressed with 1100 North being constructed. Council Member Weiss expressed his concern with someone being killed before this is addressed.

Council Member Robinson said he plans to attend the ULCT conference in April.

7. CLOSED EXECUTIVE SESSION: Utah State Code §52-4-204 & §52-4-205(1)(a): The Council may consider a motion to enter into Closed Executive Session for the purpose of discussion of character, professional competence, or physical or mental health of individual(s).

MOTION: Council Member Wilhelmsen motioned to close the open meeting and enter a Closed Executive Session. Council Member Pearce seconded the motion. A Roll Call vote was taken.

Council Member Weiss	Yes
Council Member Beecher	Yes
Council Member Pearce	Yes
Council Member Robinson	Yes
Council Member Wilhelmsen	Yes

Motion passed 5-0.

Mayor and Council convened into a Closed Executive Session.

MOTION: Council Member Pearce motioned to close the Closed Executive Session and reopen the public meeting. Council Member Weiss seconded the motion. A Roll Call vote was taken.

Council Member Weiss	Yes
Council Member Beecher	Yes
Council Member Pearce	Yes
Council Member Robinson	Yes
Council Member Wilhelmsen	Yes

Motion passed 5-0.

8. Adjourn.

Mayor Tait declared the meeting adjourned at 8:25pm.

ATTEST:

MICHELLE TAIT
Mayor

JENNIE KNIGHT

City Recorder

Approved this 12th day of February, 2019