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**Minutes of the
Bountiful City Council Meeting
City Council Chambers
April 12, 2011 - 7:12 p.m.**

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Present:	Mayor:	Joe L. Johnson
	Council Members:	Beth Holbrook, John Marc Knight, Fred Moss, Scott Myers and Thomas Tolman
	City Attorney:	Russell Mahan
	City Engineer:	Paul Rowland
	City Recorder:	Kim J. Coleman
	Department Heads:	Gary Blowers, Streets/Sanitation Tom Ross, Police Jerry Wilson, Parks
	Recording Secretary	Nancy Lawrence
Excused:	City Manager:	Tom Hardy
	Planning/RDA Director:	Aric Jensen

Official Notice of this meeting had been given by posting a written notice of same and an Agenda at the City Hall and providing copies to the following newspapers of general circulation: Davis County Clipper, Deseret News, and Salt Lake Tribune and on the Utah Public Notice Website.

Mayor Johnson called the meeting to order at 7:12 p.m., following a meeting of the Redevelopment Agency, and welcomed those in attendance. Boy Scout Taylor Shaw, Troop 634, led the pledge of allegiance to the flag. Councilman Moss offered the prayer/thought.

APPROVAL OF MINUTES

Minutes of the regular City Council meeting held March 22, 2011 were presented and Councilman Myers motioned for approval. Councilwoman Holbrook seconded the motion and Councilpersons Holbrook, Knight, Moss, Myers and Tolman voted "aye".

EXPENDITURES AND EXPENSES APPROVED

Mayor Johnson presented the Report of Expenditures and Expenses Greater than \$1,000 for the following periods, with totals as noted: March 10-16, 2011 (\$2,873,859.22); March 17-23, 2011 (\$220,576.12); and March 24-30, 2011 (\$1,219,416.22). The staff responded to questions, following which Councilman Moss made a motion to approve the reports as presented. Councilwoman Holbrook seconded the motion and voting was unanimous. Councilpersons Holbrook, Knight, Moss, Myers and Tolman voted "aye".

YOUTH COUNCIL REPORT

Councilman Knight reported that the Youth Council will be hosting the annual Bunny Hop on April 23rd at the 400 North Park from 10:00 a.m. to 1:00 p.m.

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2 **PRESENTATION BY CHIEF RAMPTON – SOUTH**
3 **DAVIS METRO FIRE AGENCY**

4 Chief Jim Rampton narrated a PowerPoint which gave a summary of the activities and
5 operation of the South Davis Metro Fire Agency for the past year. He reviewed the five major
6 fires (where assistance was received from other agencies), the largest being the Colonial Lumber
7 fire in Centerville. In each of the events, he praised the firefighters for the excellent job that they
8 did. Other fire calls included a residential arson, vehicle fires, mountain grass fires and Life
9 Flight assistance. The Metro Fire agency is composed of six municipalities and the
10 unincorporated area of South Davis County. The consolidation took place in 2005.

11
12 There are five stations, with the newest being located in Foxboro in North Salt Lake. The
13 Mayor praised Chief Rampton for his insight in developing this station (No. 85) on the west side
14 of the valley where the population has grown so rapidly. The location of the train tracks is
15 another concern which a station on the west side alleviates. The presentation included
16 information regarding Metro Agency vehicles and equipment, strategic planning as it relates to
17 staffing, agreements with other agencies, the health and wellness plan for employees, and call
18 volume.

19
20 Mayor Johnson explained that Chief Rampton has established an excellent working
21 relationship with the City Managers of each City and has done a superior job in managing the
22 budget. He expressed appreciation for the opportunity of working with him and thanked him for
23 his presentation.

24
25 **COUNCIL APPROVES RECOMMENDATION FOR**
26 **DAVIS COUNTY TO PROVIDE CONTRACTUAL ELECTION SERVICES**

27 Mr. Coleman reviewed costs and logistics associated with providing election services
28 every two years for both Primary and General elections. He reviewed the four alternative
29 systems which can be used for voting (totally paper, paper and electronic combination, paper and
30 extended electronic combination, and totally electronic). He noted that the totally electronic
31 system would be conducted by Davis County. He said that the most recent election with a
32 Primary (2009) cost the City just over \$43,000, including reimbursed School District costs of
33 \$6,800 (net - \$36,200). The County has estimated they can administer a Primary election for
34 under \$19,000 and the November General election for a little over \$19,000, for a total of
35 approximately \$38,000.

36
37 The use of Vote Centers used in a totally electronic system (e.g. the South Davis
38 Recreation Center), instead of numerous polling locations, helped to reduce costs. It is the staff
39 recommendation to contract with the Davis County Clerk/Auditors office for the administration
40 of our 2011 election at a cost not to exceed \$38,000. It was noted that there will need to be
41 thorough advertising and education prior to the election so that the public will understand the
42 process. Following discussion regarding the election service alternatives, and based on staff
43 recommendation, Councilwoman Holbrook made a motion to accept the staff recommendation
44 and approve contracting with Davis County for election services. Councilman Moss seconded
45 the motion and voting was unanimous. Councilpersons Holbrook, Knight, Moss, Myers and
46 Tolman voted “aye”.

1
2 **CONSIDERATION OF TRAFFIC SAFETY COMMITTEE ITEMS**

3 Mr. Rowland presented the highlights of the 2010 Traffic Volume and Traffic Accident
4 Report, noting that accidents were down twenty percent (20%) from the previous year. He
5 clarified that this report deals with “reportable accidents”, defined as involving less than \$1,000
6 damage. The report states that Bountiful has no intersections which are considered unsafe. Fifth
7 West (500 West) Street between 400 North and 500 South has had a significant increase in traffic
8 and conflict points since Costco has been open.
9

10 The Committee also reviewed a request to place STOP signs on Lewis Park Drive as it
11 crosses North Canyon Road. Following a study by staff, it is apparent that the intersection
12 warrants a Stop sign and it is staff recommendation to place the STOP signs on Lewis Park
13 Drive, stopping that traffic. Based on the Traffic Safety Committee recommendation,
14 Councilman Tolman made a motion to approve the installation of the STOP signs as presented.
15 Councilman Moss seconded the motion which carried unanimously. Councilpersons Holbrook,
16 Knight, Moss, Myers and Tolman voted “aye”.
17

18 Mr. Rowland then gave an update of work which will be done by UDOT on I-15 and the
19 effect on 500 South and the on- and off-ramps. This work is scheduled for 2015.
20

21 Councilman Moss also noted that the 500 West on-ramp going north, will also be
22 widened (by UDOT) to four lanes and this work is scheduled to be done this summer.
23

24 **UPGRADE OF STOKER SCHOOL HVAC SYSTEM APPROVED**

25 Mr. Rowland reported that it was necessary to upgrade the HVAC system at Stoker
26 School (which building was constructed approximately 100 years ago). Bids were requested and
27 it is the recommendation of staff to go with a heat pump based system which is designed to
28 efficiently heat or cool the building; or, as is the case with this building which has windows and
29 sun exposure, to heat some areas while cooling others. The low bid (for a Mitsubishi system)
30 that is recommended comes from Ponds Plumbing/Heating/AC in the amount of \$573,259.00.
31 Councilman Tolman made a motion to approve the bid from Ponds Plumbing, as presented.
32 Councilman Myers seconded the motion and voting was unanimous. Councilpersons Holbrook,
33 Knight, Moss, Myers and Tolman voted “aye”.
34

35 **PRELIMINARY AND FINAL SUBDIVISION PLAT APPROVED**
36 **FOR McARTHUR PARK PUD**

37 Mr. Rowland presented the request of Todd McCormick for preliminary and final P.U.D.
38 subdivision plat approval for a professional office development on the northeast corner of 500
39 South and 100 East. He reported that this request was considered by the Planning Commission
40 and comes to the City Council with a positive recommendation, subject to the following
41 conditions:
42

- 43 1. Provide a preliminary title report.
- 44 2. Make all redline corrections.
- 45 3. Pay plat recording and checking fees, and post any improvements bonds.
46

1 Councilwoman Holbrook made a motion to grant preliminary and final subdivision
2 approval to this request, as presented. Councilman Myers seconded the motion and voting was
3 unanimous. Councilpersons Holbrook, Knight, Moss, Myers and Tolman voted “aye”.

4
5 **PRELIMINARY AND FINAL SITE PLAN APPROVED;**
6 **100 SOUTH MAIN STREET (Mixed Use Development)**

7 Mr. Rowland reviewed that Brian Knowlton (in attendance) has requested preliminary
8 and final site plan approval for a mixed residential/commercial development at approximately
9 100 South Main Street. This request has been reviewed by the Planning Commission and comes
10 to the Council with a positive recommendation, subject to the following conditions:

- 11 1. Make all redline corrections prior to issuance of a building permit.
- 12 2. Provide a final landscape plan to the satisfaction of staff, prior to final building
13 inspection.
- 14 3. Construct the shared parking shown in Phase II if the actual demand for parking
15 exceeds the parking provided in Phase I.

16
17 Councilman Moss expressed concern about the status of the parking. He noted that the
18 proposal being presented for approval requires only 63 onsite stalls, with 15 stalls on Main
19 Street. However, a parking study by Wilding Engineering states that the actual number of stalls
20 required falls somewhere in the range of 70-78. The matter that brings question to what should
21 be required is the fact that the development is mixed use and the exact ratio of residential vs.
22 commercial parking used is flexible. Mr. Rowland pointed out that inasmuch as the development
23 is mixed use, there is a provision for flexibility; and the Planning Commission further provided
24 that Phase II make up any difference that might be needed. Following discussion,
25 Councilwoman Holbrook made a motion to grant preliminary and final site plan approval, as
26 recommended by the Planning Commission. Councilman Tolman seconded the motion and
27 voting was unanimous. Councilpersons Holbrook, Knight, Moss, Myers and Tolman voted
28 “aye”.

29
30 **FINAL SITE PLAN APPROVED FOR HUNTINGTON**
31 **APARTMENTS; 1995 SO. MAIN AND 1990 SO. 200 WEST**

32 Mr. Rowland presented the request of Nathan Pugsley for final approval of the
33 Huntington Apartments and Townhomes multi-family site plan located at approximately 1995
34 South Main Street and 1990 South 200 West. He said that the Planning Commission has
35 reviewed this request and it comes to the Council with a positive recommendation from staff and
36 the Planning Commission, subject to the following conditions:

- 37 1. Make all redline corrections – as set forth in this report and on the relined plans:
 - 38 a. The applicant needs to prepare and record an easement covering the main water
39 lines, sewer lines, and storm drain lines. This can be done as part of the
40 permitting process, but the general location and width need to be shown on the
41 site plan.
 - 42 b. The sewer main needs to be located in the driveway along with the other
43 utilities, as originally shown on the preliminary plans.
 - 44 c. The grading behind the townhomes needs to be adjusted relative to the
45 foundation heights to assure positive drainage and minimum wood/earth
46 separation.

