

Minutes of the regular City Council meeting held November 14, 1984 at 7:00 p.m. in the City Hall of Bountiful, Utah.

Present: Mayor:	Dean S. Stahle
Council Members:	C. Harold Shafter, Phyllis C. Southwick, and Richard G. Sharp
City Manager:	Tom Hardy
City Attorney:	Layne B. Forbes
City Engineer:	Jack P. Balling
Planning Director:	Jon Reed Boothe
City Recorder:	Arden F. Jenson
City Treasurer:	Ira H. Todd
Rec. Secretary:	Beverly B. Hyde

Excused: Councilmen: Jerry K. Lawrence and J. Dean Hill

Mayor Stahle welcomed those in attendance, particularly the large number of Boy Scouts, and led the pledge of allegiance to the flag, after which the invocation was offered by Arden Jenson.

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: Deseret News, Davis County Clipper, and Salt Lake Tribune.

Minutes of the regular meeting of the City Council held November 7, 1984 were presented and unanimously approved as written on a motion made by Councilwoman Southwick and seconded by Councilman Shafter.

**EXPENDITURES APPROVED FOR ONE-DAY PERIOD
OCTOBER 31, 1984, AND FOR THE SUMMARY FOR
THE MONTH OF OCTOBER, 1984**

Mr. Jenson presented the Expenditure and Expense Report for the day of October 31, 1984 in the amount of \$76,095.59 and also a Summary of October, 1984 Expenditures and Expenses in the amount of \$1,871,723.75. He explained that the summary includes payroll. Unanimous approval was given to both reports on a motion made by Councilman Sharp and seconded by Councilwoman Southwick.

**LOW BID OF MURDOCK CHEVROLET CO. ACCEPTED
ON STATION WAGON FOR RECREATION DEPARTMENT**

Bids for a Recreation Department vehicle were presented by Mr. Hardy. He explained that bids were first solicited for a van but they were in excess of the budgeted amount so bids were then solicited for a station wagon with automatic transmission. He reported that three bids were submitted, the low being in the amount of \$9,199.95 from Murdock Chevrolet Co. and he recommended this bid be accepted. Councilwoman Southwick made a motion to approve the bid from Murdock Chevrolet Co. for a station wagon. The motion was seconded by Councilman Shafter and voting was unanimous in the affirmative.

MRS. LAURAL VAN ORMAN ASKS FOR COMPENSATION WITH REGARD TO HER PROPERTY USED BY CITY FOR CREEK ALIGNMENT AND IS INFORMED WORK WILL COMMENCE NOVEMBER 26, 1984

Laural Van Orman of 1290 East 600 South reviewed what had transpired since last April when she first came before the City Council to ask for compensation on her property that was used by the City when the creek was aligned. She reported she had been promised time and time again by City officials and staff that this work would be completed. She then asked why, after 7 months, that nothing had been done. Mr. Hardy stated he had talked with Mr. Duncan, Street Department Superintendent, today and he has scheduled the work to commence on Monday, November 26th and anticipates it will take 3 to 4 days to complete. Mr. Hardy reported that the two major items to be completed are riprapping with rock, to prevent further erosion and placing some backfill and gravel to allow extension of a driveway to her rear yard. He also informed Mrs. Van Orman that Mr. Duncan would be up to talk with her before this work commences to be sure that it is consistent with her desires. Mrs. Van Orman was assured the work would proceed as scheduled.

FUNDS IN AMOUNT OF \$3,000 APPROVED FOR BOUNTIFUL TO PARTICIPATE IN UTAH WINTER GAMES FEASIBILITY STUDY

Mayor Stahle asked if the City Council members had read the letter from Mayor Ted Wilson regarding the Utah Winter Games Feasibility Study for the 1996 Olympics. He explained that they are trying to get private groups and public groups to share half and half in the cost, and he felt the breakdown according to size of city, etc. was good. Mayor Stahle recommended that Bountiful be involved and participate in the study at a cost of \$3,000. Councilman Shafter made a motion that Bountiful appropriate funds in the amount of \$3,000 to participate in the Utah Winter Games Feasibility Study. The motion was seconded by Councilwoman Southwick and approved unanimously. Mayor Stahle mentioned that the check should be submitted by the 15th of November.

ATLAS EQUIPMENT CO. AWARDED BID FOR SANDER FOR STREET DEPARTMENT TRUCK

Mr. Balling reported that bids had been submitted for a new sander for the Street Department truck. He stated there were two bids submitted and the low bid in the amount of \$5,935.00 from Atlas Equipment Company meets the specifications, and he recommended this be accepted. He mentioned that this is a budgeted item. Councilwoman Southwick made a motion to approve the low bid of Atlas Equipment Company in the amount of \$5,935.00. The motion was seconded by Councilman Shafter and carried unanimously.

CITY COUNCIL APPROVES \$4,000 COST FOR NECESSARY WORK IN DETERMINING CAUSE OF SETTLEMENT AND SLIPPAGE IN AREA OF 1500 EAST AND 1500 SOUTH

Mr. Balling referred to the problems which have been occurring at the location of 1500 East and 1500 South and stated that the State Geologist, Bruce Kaliser, has been working with the City in an effort to determine the cause of settlement and slippage in this locality. He reported that 50 questionnaires had been mailed to residents in the area and 25 have been returned, and he read the first paragraph of the questionnaire. He then told what methods are being used to analyze the conditions of the soil and determine the cause of this hazard, one of which is to dig a large trench in the residential area in order to investigate the geological conditions of the soil and to arrive at a solution to this problem. He mentioned that Mr. Kaliser has requested the services of Bill Gordon from Dames & Moore to assist him in his analysis, and the consulting fees for these services are \$1,000. In addition, the total cost for digging, backfilling and compacting the trench and for the analysis and soils test is \$3,000. Therefore, Mr. Balling asked that the City Council approve these costs so this work may proceed. The question arose as to the safety of persons in the area during the time the trench is open and Mr. Balling explained that the questionnaires, in addition to the information requested, also informed the residents to keep out of the vicinity during the 24-hour period the trench was to be open. Some safety precautions were suggested, after which unanimous approval was given to grant the \$4,000 cost for digging, backfilling, and consulting fees for this project on a motion made by Councilwoman Southwick and seconded by Councilman Sharp.

EXECUTIVE SESSION SCHEDULED

Councilman Sharp made a motion that an executive session be held immediately following this meeting to discuss pending litigation. Councilman Shafter seconded the motion and voting was unanimous in the affirmative.

PRELIMINARY APPROVAL GRANTED OMNI MARKETING OFFICE BUILDING AT 1203 SOUTH 425 WEST

Mr. Boothe presented plans for the Omni Marketing office building at 1203 South 425 West. He said this business will market cassette tapes and computer software and the building has two stories with a full basement. He reported that the Planning Commission recommended preliminary approval subject to the following conditions: (1) posting a 2% landscape and sidewalk bond; (2) storm detention plans to be approved by the City Engineer; (3) payment of all required fees; (4) concrete curb to be constructed around perimeter of all asphalt parking areas and driveways; (5) plan approval of Power Department for easements; (6) property approval by Fire Department to insure compliance with Uniform Fire Code; and (8) plans to meet requirements of Uniform Building Code. The plans were briefly discussed, after which a motion was made by Councilman Sharp to

approve the preliminary concept subject to the stated conditions. The motion was seconded by Councilwoman Southwick and carried unanimously.

**PROSWOOD, INC. MULTI-FAMILY PROJECT AT
900 NORTH 200 WEST GIVEN PRELIMINARY APPROVAL**

Plans for the multi-family project of Prowswood, Inc. at 900 North 200 West were presented by Mr. Boothe. He pointed out on a site plan the exact location of this proposed development and told what surrounds the property. He mentioned that the density is 10.3 units per acre (zoning allows 13.3), and there will be duplexes, triplexes and fourplexes. Mr. Boothe reported that the Planning Commission recommended preliminary approval subject to the following conditions: (1) storm detention plans approved by the City Engineer; (2) payment of all required fees; (3) easements for underground power, sanitary sewer, culinary water and storm water to be provided; (4) 325 West Street to terminate in standard cul-de-sac by developer (5) crash gate to be moved to east side of above--mentioned cul-de-sac; (6) sharp curves and corners to be straightened out as indicated on site plan; (7) 18 feet required between street curb line and front of garages; (8) posting of a 2% bond to guarantee above and all on- and off-site improvements. He further explained that the dead end of 325 West Street terminates in a cul-de-sac and that there will be a crash gate provided for an emergency access to the development and that the cost will be borne by Prowswood, Inc. The activity center for the development was questioned by the Mayor, as he felt it should not be located where it will affect the surrounding residences. Councilman Shafter commented favorably on the density, after which Councilman Sharp made a motion to grant preliminary approval to this multi-family project of Prowswood, Inc. subject to the conditions as stated by Mr. Boothe. The motion was seconded by Councilman Shafter and approved unanimously.

The meeting adjourned at 7:53 p.m. and it was mentioned there would be no City Council meeting next week.

Dean S. Stahle

MAYOR

Arden F. Jensen
CITY RECORDER

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