

**MAPLETON CITY COUNCIL MEETING**

**March 5, 2013**

**PRESIDING AND CONDUCTING:** Mayor Brian Wall

**Council Members:** Ryan Farnworth  
Scott Hansen  
Jim Lundberg  
Mike Nelson  
Jonathan Reid

**Also Present:** Cory Branch- City Administrator  
Camille Brown- City Recorder  
Gary Calder- City Engineer/Public Works Director  
Sean Conroy- Community Development Director  
Dean Pettersson- Police Chief

**Minutes Recorded by:** Camille Brown- City Recorder

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**CALL TO ORDER:** Mayor Wall called the meeting to order at 7:00 pm Jackson Calder gave the invocation and Joslyn Haynie led the pledge of allegiance. There were scout troops in attendance working on their citizenship in the community merit badge.

**APPROVAL OF MINUTES:**

**1. Approval of City Council meeting minutes**

**Motion:** Cl. Lundberg moved to approve the minutes of the February 5, 2013 City Council meeting.

**Second:** Cl. Nelson seconded the motion.

**Vote:** Passed 5:0

**OPEN FORUM:** No comments were made.

**ACTION ITEMS:**

**2. Consideration of a resolution appointing the 2013-14 Mapleton Youth Council and Advisors and to receive the Oath of Office.**

Camille Brown, City Recorder, reported that each year a new youth council is presented to the council for appointment. The advisors will continue with having an executive board and they have selected 25 total Youth Council members. The Youth Council helps out the community in many different areas such as the 24<sup>th</sup> of July and Christmas Tree lighting in the Park. Camille Brown administered the Oath of Office to the Youth Council members and Advisors.

**Motion:** Cl. Nelson moved to approve Ashley Cox, Mayor; Emily Rogers, Mayor Pro-tem; Megan Larsen, Secretary/Recorder; Hannah Cook, Joslyn Haynie, Keaton Nielson, Mary Rose McQueen, and Rebekkah Hart as Council Women; Ben Bladh; Aleta Faust, Dallin Miller, Janelle Porter, Joseph Wirthlin, Leticia Griffin, Cassie Knapp, Christy Wilkinson, Courtney Brown, Ellyse Winward, Grant Jenkins, Jackson Calder, Jake Sundet, Jennifer Baker, Jessica McCllean, Nick Schuring, Sabrina Warren, Scott Griffin, Hannah Bateman, Heather Asay, Sam Moore and Talia April Call be appointed as Youth City Council and Allyson Haynie, Julee Bateman, Jolene McQueen, Janette Cook and Lori Jenkins as Advisors.

**Second:** Cl. Reid seconded the motion.

Cl. Farnworth           Aye  
Cl. Hansen             Aye  
Cl. Lundberg          Aye  
Cl. Nelson             Aye  
Cl. Reid                Aye  
Vote:                   Passed 5:0  
Resolution No. 2013-05

**DISCUSSION ITEM:**

**3. Allied Waste/Republic Services requests an opportunity to answer any questions the Mayor and Council may have regarding the current waste program within Mapleton City.**

Craig Davis and Kendyl Bell from Allied Waste/Republic Title reviewed with the council the services that are provided through Allied Waste, the city's garbage collector. Cl. Hansen asked about recycling for the city, Ms. Bell stated that Allied Waste/Republic Services does have recycling where the city can opt in or out for this service.

**PUBLIC HEARING ITEM:**

**4. Consideration of Final Plat approval for the Breckenridge Estates Subdivision consisting of nine (9) lots located in the Residential and Agricultural (RA-1) zone (1030 W 1600 S).**

Sean Conroy, Community Development Director, reviewed the staff report and stated that there will be a significant amount of fill brought in to this site, thus the homes will have walk-out basements.

Brad Mackay, with Ivory Homes, stated that there are a number of homes throughout Mapleton that have this same kind of esthetics and that have walk out basements. He further stated that there was a geo tech report, and there are no infiltration problems.

Cl. Lundberg questioned when test sites are dug. Gary Calder stated that this is done primarily at the end of summer and beginning of fall, but the city does not dictate a time when this is done. Mr. Calder stated that the monitoring wells that were dug by RB&G Engineering are near this area and there is a year's worth of data obtained thus far.

Cl. Farnworth stated that he is concerned with ground water. This area has always been high with ground water and he lives in the area and has to pump most months of the year. A different developer was going to develop this land and he was led to believe that he was having to do more work with the water issues than Ivory Homes is having to do. He further stated that having this much fill brought in will change the architecture of the home and that they will be very tall to the surrounding neighbors.

LEI Engineering was in attendance with the developer and stated that the ditch is more pond than it is ditch. The developer did meet with residents to the east and it was explained to them that the ditch would be piped.

Public Hearing opened at 8:00 pm

**John Jackson, 1600 South**, stated that his concern is who do they turn to if they do end up with water problems after the development is done and what if the fill does impact the water level.

Mr. Jackson also asked how the city plans to handle any surface water.

**Ron Jensen- 1320 South 800 West**- Mr. Jensen stated that he grew up in this area and there have always been ground water problems. The ditch is full all summer long. Ground water is the problem and the bigger the line the more water there will be.

Mr. Mackay stated that Ivory Homes would be willing to leave the ditch open if the residents don't want to have it piped.

Cl. Hansen inquired from the developer if it will be no worse than what they already have.

Public hearing closed at 8:35 pm

Gary Calder stated that the monitoring wells have helped out immensely.

**Motion:** Cl. Hansen moved to approve final plat for Breckenridge Estates Subdivision consisting of nine (9) lots located in the Residential Agricultural (RA-1) zone (1030 W 1600 S), that all outstanding issues raised by DRC are taken care of prior to plat recording, and that the applicant clean the existing ditch to the north if requested by the property owner.

**Motion fails for lack of second.**

**Motion:** Cl. Farnworth moved to continue to the next council meeting so that more information can be gathered and reviewed to determine the amount of inlets and what water is going to be put in the ditch.

**Second:** Cl. Reid seconded the motion.

Cl. Farnworth           Aye

Cl. Hansen               Aye

Cl. Lundberg           Nay

Cl. Nelson                   Aye  
Cl. Reid                    Aye  
Vote:                        Passed 4:1

**ACTION ITEM:**

**5. Consideration of a resolution requesting an RFP for Public Defender services.**

Cory Branch, City Administrator, discussed the staff report and stated that the city recently received a letter from their current Public Defender requesting that the city approve an additional \$50.00 in order for the Public Defender to bring a clerk to assist in managing the existing case load.

**Motion:**           Cl. Nelson moved to approve the request for an RFP for Public Defender services.

**Second:**          Cl. Farnworth seconded the motion.

Cl. Farnworth           Aye  
Cl. Hansen             Aye  
Cl. Lundberg           Aye  
Cl. Nelson              Aye  
Cl. Reid                Aye  
Vote:                    Passed 5:0

**Resolution No. 2013-06**

**PUBLIC HEARING ITEM:**

**6. Consideration of an ordinance amending the Mapleton City Code (MCC) to dissolve the Board of Adjustment (BOA), to transfer of the Board's responsibilities to the Planning Commission and City Council, and to revise the appeals process (amending MCC chapters 2.08.015, 2.14.130, 2.16.050, 2.54.010, 12.08.030, 16.02.010, 16.03.050, 16.04, 16.05.020, 18.08.100, 18.08.194, 18.12.065, 18.20.100, 18.20.110, 18.24.030, 18.32.050, 18.84.270, 18.84.300, 18.84.360, and 18.84.460).**

Sean Conroy, Community Development Director, reviewed the staff report and stated that this is an item to dissolve the Board of Adjustments and to transfer the Board's responsibilities to the Planning Commission and City Council and revise the appeals process. The proposed ordinance eliminates all code references to the Board of Adjustments and transfers the majority of their responsibilities to the Planning Commission.

The public hearing was opened at 9:40 pm and no comments were made.

**Motion:**           Cl. Reid moved to approve Mapleton City Code (MCC) to dissolve the Board of Adjustment (BOA), to transfer the Board's responsibilities to the Planning Commission and City Council, and to revise the appeals process (amending MCC chapters 2.08.015, 2.14.130, 2.16.050, 2.54.010, 12.08.030, 16.02.010, 16.03.050, 16.04, 16.05.020, 18.08.100, 18.08.194, 18.12.065, 18.20.100, 18.20.110, 18.24.030, 18.32.050, 18.84.270, 18.84.300, 18.84.360, and 18.84.460).

**Second:** Cl. Nelson seconded the motion.  
Cl. Farnworth Aye  
Cl. Hansen Aye  
Cl. Lundberg Aye  
Cl. Nelson Aye  
Cl. Reid Aye  
Vote: Passed 5:0  
Ordinance No. 2013-04

**MAYOR AND CITY COUNCIL ADMINISTRATIVE REPORTS:**

**Chief Pettersson** stated that his office has sent out over 275 letters to home owners that were not in compliance with their dog license. The rabies clinic will be held on March 16<sup>th</sup> from 10:00 am to noon.

**Cl. Reid** inquired about a flyer that came in the mail titled Mapleton Fair Care. Mayor Wall stated that a meeting will be held in the building on March 6<sup>th</sup>. Mapleton City has posted on their website the regulations about Residential Facilities for People with Disabilities and council was encouraged to refer to the website.

**Cl. Hansen** reported that Cory Branch had discussed with him that there will be changes in the library staffing.

**Cory Branch** reported that the city has received hundreds of pinwheels for Child Abuse Prevention Month which goes through the month of April.

**Motion:** Cl. Lundberg moved to adjourn the meeting  
**Second:** Cl. Farnworth seconded the motion  
**Vote:** Passed unanimously

**Motion:** Cl. Farnworth moved to close the regular meeting and open a closed meeting pursuant to U.C.A. §52-4-205 for the discussion of pending or reasonably imminent litigation pursuant to Section 52-4-205(1) of the Utah Code, Annotated.  
**Second:** Cl. Reid seconded the motion

Meeting adjourned 11:00 p.m.

**APPROVED: March 16, 2013**

Camille Brown, City Recorder