

MAPLETON CITY COUNCIL MEETING

July 17, 2012

PRESIDING AND CONDUCTING: Mayor Pro-tem Jim Lundberg

Mayor Wall- Excused

Council Members:

Ryan Farnworth
Scott Hansen
Jim Lundberg
Mike Nelson
Jonathan Reid arrived at 8:35 pm

Also Present:

Dave Allen- Finance Controller
Cory Branch- City Administrator
Camille Brown- City Recorder
Gary Calder- Engineering/Public Works Director
Chief Pettersson- Police Chief/Public Safety Director

Minutes Recorded by:

Camille Brown- City Recorder

CALL TO ORDER: Mayor- Pro tem Lundberg called the meeting to order at 7:00 pm Cl. Hansen gave the invocation and Cl. Farnworth led the meeting in the Pledge of Allegiance.

APPROVAL OF MINUTES:

1. Approval of City Council meeting minutes

Motion: Cl. Nelson moved to approve the minutes of the June 19, 2012 City Council meeting

Second: Cl. Farnworth seconded the motion.

Vote: Passed 4:0

OPEN FORUM:

Tracy Padgett and Kathy Jones addressed the council and stated that they met last month as an informal committee of the trails. They would like to see the city's Trails Committee reinstated. Cl. Nelson stated that is a difficulty when everyone wants a trail, but "not in their back yard". Mayor pro tem Lundberg stated that he would like to see volunteers used within the city. Ms. Padgett and Ms. Jones gave a history of the Trails Committee and what they have been involved in and proposed having the ordinance changed so that the Trails Committee is a sole committee. Mr. Branch explained that with an ordinance change there would be an approximate 3 month time period before this could be completed.

Kyle Lewis 643 West Monte Vista Dr. Mapleton- Mr. Lewis inquired about the high water table in his neighborhood and asked about the home owners that are pumping excess water into a pipe and where that water should be going. Mr. Calder stated that excess water should not be pumped into the roads, but should remain on the owner's property.

CEREMONIAL ITEM:

Chief Pettersson, Police Chief/Public Safety Director, recognized Marlo Evans with Mapleton Ambulance for her two years of service as the Ambulance Director. Also, Derald Olsen was recognized for his 13 years of service with Mapleton Ambulance. Ron Whiting will be moving and will be resigning as Fire Chief. Ron was thanked for his 18 years of service as well as serving as Fire Chief for the last 3 years.

ACTION ITEM:

2. Ambulance Director and Assistant Director

Chief Pettersson, Police Chief/Public Safety Director, reported that the Ambulance Director position is held for 2 years and Stephanie Olsen, the current Assistant Director would move up to the Director position. Nominations were held for the Assistant Director in an Ambulance Association meeting and it is being proposed that Josh Diamond serve as Assistant Director for the Ambulance Association.

Motion: Cl. Nelson moved to approve the resolution appointing Stephanie Olsen as the Ambulance Director and Josh Diamond as the Assistant Director.

Second: Cl. Farnworth seconded the motion.

Cl. Farnworth Aye

Cl. Hansen Aye

Cl. Lundberg Aye

Cl. Nelson Aye

Vote: Passed 4:0

Resolution No. 2012-18

PUBLIC HEARING:

3. 1045 West Maple Street and 98 South 975 West – rezone from the A-2 (Agricultural Residential) zone to the RA-1 (Residential Agricultural) zone. Applicant- David Herring

Cory Branch, City Administrator stated that this proposed rezone is to clean up the subject parcels that are currently in the A-2 zone. The existing house at 1045 West Maple will be located on the proposed Lot 1. Lot 1 will be considered a legal nonconforming lot.

Public hearing was opened at 7:50 pm no comments were made- public hearing was closed

Motion: Cl. Farnworth moved to approve the rezone from A-2 to RA-1 at 1045 West Maple Street and 98 South 975 West.

Second: Cl. Nelson seconded the motion.

Cl. Farnworth Aye

Cl. Hansen Aye

Cl. Lundberg Aye

Cl. Nelson Aye

Vote: Passed 4:0

Ordinance No. 2012-04

ACTION ITEM:

4. Purchase of a mechanical part necessary for the operation of the Crowd Canyon Well

Gary Calder, Engineering/Public Works Director reported that a part needs to be purchased for the Crowd Canyon Well and must be replaced immediately due to potential fire danger. This is an \$11,000 part with an additional \$2,000 for labor. The Public Works Department did obtain 4 quotes from contractors and the city will be able to purchase the part directly rather than by a 3rd party to save on taxes. Cl. Hansen asked if this was a special part or if a lower priced part could be substituted. Mr. Calder explained that this is a special part to make the well operational.

Motion: Cl. Hansen moved to approve the purchase of a 480V 200 HP Variable Torque for the Crowd Canyon Well in the amount of up to \$13,000.

Second: Cl. Nelson seconded the motion.

Cl. Farnworth Aye

Cl. Hansen Aye

Cl. Lundberg Aye

Cl. Nelson Aye

Vote: Passed 4:0

Resolution No. 2012-19

DISCUSSION ITEMS:

5. Collection of impact fees regarding whether or not they should be collected at time of final subdivision plat approval or at time of the issuance of the building permit.

Cory Branch, City Administrator addressed the council and inquired about the timing of impact fees rather to collect them at the time of building permit or plat recording. Prior to 2001 the fees were paid at the time of building permit, the policy was changed in 2001 to collect at the time of plat recording. The majority of cities collect the fees at the time of building permit. Mr. Branch received an email from the Utah County Relators association and they would support the impact fees to be collected at the time of building permit. Gary Calder stated that for the sewer and water fees he would suggest to keep these collected at the time of plat recording. A discussion was held on the pros and cons as to the appropriate time they feel the fee should be collected. This item will be brought back to a future meeting.

6. 250 West 2000 South -remaining development bond established for Hillcrest Subdivision

Cory Branch, City Administrator reported to the City Council that the Hillcrest subdivision was recorded in 2001 and Lot 17 was set aside as a private park area. This park was to be fully landscaped including improvements to be completed in 1 year. The HOA was supposed to be responsible for maintenance. There was a bond agreement in place to insure completion of the park.

An Agreement has been drafted with specific terms and conditions. It was agreed that the money must be transferred into the city’s account, with a timeframe of 5 years or until 8 houses have been built.

Jonathan Reid arrived at 8:35 pm

MAYOR, COUNCIL AND ADMINISTRATIVE REPORTS:

Gary Calder reported that the PI system is getting closer to completion and the CUP line across the canal was supposed to have pressure by this time, but has not. He further reported that several waterline replacements have been completed so that water leaks will be less likely to occur.

Mr. Calder also reported that the water tanks and wells are up to full capacity and water is still coming out of the springs. The data for the monitoring wells are being received and are checked monthly when meters are read. A storm water drain system is not being proposed at this time, the data is being collected to identify areas of high water tables. Also, 3 asphalt bids were received for the completion of Harvest Park and Geneva Rock was the low bid.

Chief Pettersson reported that a new Fire Chief will be chosen within the next week.

Cl. Hansen inquired when the Planning Director position would be posted and Mr. Branch stated that should be completed by Thursday of this week.

David Allen reported that he met with 2 individuals on the Board of Directors from Harvest Park and he was told that no one should be coming and speaking to the City Council on their behalf unless the HOA passes a resolution for someone to represent the HOA.

Motion: Cl. Nelson moved to adjourn the meeting

Second: Cl. Farnworth seconded the motion

Vote: Passed unanimously

Meeting adjourned 9:05 p.m.

APPROVED: August 7, 2012

Camille Brown, City Recorder