

MAPLETON CITY COUNCIL MEETING

January 7, 2014

PRESIDING AND CONDUCTING: Mayor Brain Wall

Council Members:
Ryan Farnworth – Excused at 9:30 pm
Scott Hansen
Jim Lundberg- Arrived at 7:22 pm
Mike Nelson
Jonathan Reid

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

Minutes Recorded by: Camille Brown- City Recorder

CALL TO ORDER: Mayor Wall called the meeting to order at 7:00 p.m. Cl. Reid gave the invocation and Cl. Nelson led the pledge of allegiance.

PUBLIC FORUM:

Andrew Curran, manager of the Holiday Oil Convenient Store, stated that he is not here on behalf of his company, but on his own accord. He inquired if the Mapleton City Code could be amended where it states that alcohol cannot be sold on Sunday. He has had several customers request that this be amended to allow for Sunday alcohol sells. Cory Branch, City Administrator stated that this topic was discussed about a year and half ago and the Council was not ready to change the ordinance at that time. The Mayor stated that staff will initiate a discussion on this topic.

The Agenda items were not heard in the same order as shown below:

CEREMONIAL ITEM:

- 1. Swearing in of Newly Elected Officials**

Camille Brown, City Recorder, administered the Oath of Office to the newly elected officials. Brian Wall, Mayor, Ryan Farnworth and Jim Lundberg, City Council members

APPROVAL OF MINUTES:

2. Approval of City Council meeting minutes- December 3, 2013

Motion: Cl. Farnworth moved to approve the minutes of the December 3, 2013 City Council meeting to include that lines 67-68 be stricken from the minutes.

Second: Cl. Hansen seconded the motion.

Vote: Passed 4:0

DISCUSSION ITEMS:

3. Consideration to discuss Mapleton City Street Network and Maintenance of the infrastructure.

Gary Calder, City Engineer/Public Works Director reviewed the staff report for those in attendance. He introduced Nick Jones with LTAP who gave a presentation on the street network and maintenance for Mapleton City roads. There are 57.2 miles of local streets within Mapleton City. It is more cost effective for roads to be preserved rather than reconstructed. There are several different options to preserve your road surfaces and each of the city roads should be evaluated yearly.

The research that was conducted can be used as an effective tool in keeping your roads in optimum shape.

Mayor Wall suggested that either Mayor John Curtis or Deputy Mayor Corey Norman of Provo City come and talk to the council about the type of funding that Provo City has in place for the maintenance of their roads.

4. Consideration to enter into an agreement with Parlant Technology a community relationship management service designed to easily reach out to an entire community by phone, email, texting, facebook, twitter and other communication mediums as it relates to emergencies, past-due reminders, city-wide sponsored events, etc.

Cory Branch, City Administrator, reviewed the staff report for those in attendance. Currently Mapleton City utilizes City Watch Emergency Notifications, but it has not been as productive to our community as we would like it to be.

Cory explained to the council that when staff met with Parlant Technology, it was understood that this system could reach out to all of the community in many different ways, rather it be for recreation, a lost child, to notifications about elections, etc.

It was agreed to have Parlant Technology come to the next City Council meeting and give the council a guided tour of the program.

ACTION ITEMS:

5. Consideration of Final Plat approval of the Diamond Back Plat “A” subdivision consisting of 11 lots located generally at 541 W 600 S. This plat will replace a previously approved plat that consisted of three lots.

Sean Conroy, Community Development Director, reviewed the staff report for those in attendance. The applicant has not recorded the plat and is now proposing to develop the entire 8 acre parcel. Planning Commission approved the subdivision on December 12, 2013.

The new January DRC minutes were discussed and should replace the October minutes.

Sean stated that Cory Anderson is planning on running a covert under the road that would discharge into the ditch on 800 South.

Cory Anderson stated that the irrigation company does not want to maintain the ditch.

He has talked to the irrigation company and they do not want to allow discharge water into their system.

Cory further stated that he is supposed to submit 6 TDRs to the city and would ask the city if they would allow him to submit 4 TDRs if the installation of a pipe as part of his development.

Richard Davis, adjacent resident, stated that last summer the farmers would flood irrigate thus a backhoe was needed to dig another trench or they would have flooded again like had happened two years ago. He does know for a fact, that the surface ditch was full of water and by digging the trench there was relief immediately in his basement because the water was diverted away.

Motion: Cl. Lundberg moved to approve Final Plat approval of the Diamond Back Plat “A” subdivision consisting of 11 lots located generally at 541 W 600 S. This plat will replace a previously approved plat that consisted of three lots. Applicant must meet the conditions of the January DRC minutes with amendments to no. 5 for the submittal of 4 TDRs with the additional condition to install the necessary pipe connecting the Robert Perry property to 800 South.

Second: Cl. Nelson seconded the motion

Cl. Lundberg Aye

Cl. Farnworth Aye

Cl. Reid Aye

Cl. Nelson Aye

Cl. Hansen Aye

Vote: 5:0

Resolution No. 2014-01

6. Mapleton City requests approval of a resolution assigning responsibilities to the City Council members and appointment of Mayor Pro-tem.

Mayor Wall explained to the City Council that the Mayor Pro-tem position will be discussed at the next meeting.

Motion: Cl. Hansen moved to continue this item to the second meeting in January.

Second: Cl. Reid seconded the motion

Cl. Reid Aye

Cl. Nelson Aye

Cl. Hansen Aye

Cl. Farnworth Aye

Vote: 4:0

Resolution No. 2014-02

7. Consideration to approve the renewal of the Interlocal Cooperation Agreement by and between Mapleton City and Utah County regarding the joint undertaking to provide library and bookmobile services to the residents of Mapleton.

Cory Branch, City Administrator, reviewed the staff report for those in attendance. The term of this proposed Agreement is from July 1, 2013 to June 30, 2014. The city must pay the county \$1,000 by March 1, 2014 for this service.

Cl. Hansen inquired if the proposed term could be longer than 1 year.

Cory stated that the county likes the contract to renew once a year.

Motion: Cl. Reid moved to approve the renewal of the Interlocal Agreement by and between Mapleton City and Utah County regarding the joint undertaking to provide library and bookmobile services to the residents of Mapleton.

Second: Cl. Farnworth seconded the motion

Cl. Nelson Aye

Cl. Hansen Aye

Cl. Farnworth Aye

Cl. Reid Aye

Vote: 4:0

8. To consider a resolution authorizing the Public Works Director to award a contract to the lowest bidder for 2014 Westwood Tank Modifications and Painting of the Westwood Well.

Gary Calder, City Engineer, reviewed the staff report for those in attendance. He explained the work that was going to be done and how it would enhance the quality of the well. The funds will come from the surplus that was put into capital facilities during the 2013/14 budget cycle.

Motion: Cl. Farnworth moved to approve the resolution authorizing the Public Works Director to award a contract to the lowest bidder for the 2014 Westwood Tank Modifications and Painting of the Westwood Well.

Second: Cl. Nelson seconded the motion

Cl. Hansen Aye
Cl. Lundberg Aye
Cl. Farnworth Aye
Cl. Reid Aye
Cl. Nelson Aye
Vote: 5:0
Resolution No. 2014-03

PUBLIC HEARING ITEMS:

9. Consideration of an ordinance amending Mapleton City Code (MCC) Sections 18.84.310 and 18.84.320 related to wireless telecommunication facilities and amateur (ham) communication radios respectively. Chapter 18.08 would also be amended to include definitions related to the amended sections.

Sean Conroy, Community Development Director, reviewed the staff report for those in attendance. Most cities regulate wireless telecommunication facilities and amateur communications/ham radios. Mapleton City currently does not have any rules that regulate either use. In October 2013 the City Council reviewed a draft ordinance that outlined standards and requirements for the establishment of telecommunications facilities and amateur radio facilities within the City. The proposed ordinance is designed to balance the interest of the telecommunications industry and its customer in order to provide competitive and effective systems within the city.

Public Hearing was opened at 9:15 pm

Lori Sheranian, stated that Verizon wireless came to them with regards to the proposed cell tower on their property valuing at \$225,000. The biggest appeal to them is the road serving as fire protection, not the money.

The public hearing was closed.

Motion: Cl. Hansen moved to amend the Mapleton City Code (MCC) Sections 18.84.310 and 18.84.320 related to wireless telecommunication facilities and amateur (ham) communication radios respectively. Chapter 18.08 would also be amended to include definitions related to the amended sections with the elimination of wireless telecommunications facilities within the A2 zone.

Second: Cl. Lundberg seconded the motion

Cl. Reid Aye
Cl. Nelson Aye
Cl. Hansen Aye
Cl. Lundberg Aye
Vote: 4:0

Ordinance No. 2014-01

10. Consideration of an Ordinance amending various sections of the Mapleton City Code (MCC) including 18.30.080 (grading in the CE-1 Zone), 18.20.060 (nonconforming lots), and 18.26.020, 18.28.050, 18.30.020, 18.32.050, 18.36.060, 18.44.050, 18.48.050, 18.52.050, 18.54.020, 18.56.060 18.58.050 and 18.82.050 (accessory buildings).

Sean Conroy, Community Development Director, reviewed the staff report for those in attendance. The proposed amendments deal with the CE-1 grading permits, nonconforming lots, and accessory buildings.

Public hearing was opened, at 7:20 pm, no comments were made.

Motion: Cl. Nelson moved to amend Mapleton City Code (MCC) Sections 18.30.080 (grading in the CE-1 Zone), 18.20.060 (nonconforming lots), and 18.26.020, 18.28.050, 18.30.020, 18.32.050, 18.36.060, 18.44.050, 18.48.050, 18.52.050, 18.54.020, 18.56.060 18.58.050 and 18.82.050 (accessory buildings).

Second: Cl. Farnworth seconded the motion

Cl. Reid Aye

Cl. Nelson Aye

Cl. Hansen Aye

Cl. Farnworth Aye

Vote: 4:0

Ordinance No. 2014-02

MAYOR, COUNCIL AND ADMINISTRATIVE REPORTS

Cory Branch reported that the SUMWA meeting will be held on January 16th in our building at 6:00 pm. A light dinner will be served and everyone is encouraged to attend.

Mayor Wall reported that the Mayor Pro-tem position should be voted on by the City Council. He recommends this be a 6 month rotating position.

Chief Petterson stated that the officers have done a lot of DUI shifts during the holidays and he is happy to report that Mapleton did not arrest anyone for a DUI. He also stated that on February 3rd the Police Chiefs will meet at the legislature to discuss upcoming legislation.

Gary Calder reported that the Public Works Department used half of the salt during the first storm in December. Also, he has been working with EBCO regarding the new lines that will be constructed this year. Gary is anxious to begin work on the Westwood well and thanked the council for their approval.

Sean Conroy reported that Mapleton City had 136 building permits issued during 2013.

Motion: Cl. Nelson moved to close the regular meeting and open a closed meeting pursuant to U.C.A. §52-4-205 for the discuss the purchase, exchange or lease of real property pursuant to Section 52-4-205(1) of the Utah Code, Annotated.

Second: Cl. Lundberg seconded the motion

Vote: Passed Unanimously

Meeting adjourned at 10:45 pm

APPROVED: January 21, 2014

Camille Brown, City Recorder