

**MINUTES OF THE REGULAR MEETING OF THE  
CITY COUNCIL OF PLEASANT VIEW CITY, UTAH**

**March 27, 2018**

The public meeting was held in the city office at 520 West Elberta Dr. in Pleasant View, Utah, commencing at 6:02 P.M.

**MAYOR:** Leonard Call

**COUNCIL MEMBERS:** Jerry Burns  
David Chugg  
Steve Gibson  
Boyd Hansen  
Sara Urry

**STAFF:** Laurie Hellstrom Bill Cobabe  
Tyson Jackson

**VISITORS:** Dana Shuler Bruce Parker  
Kent Francis Kerry Humphreys  
Mike Humphreys Casey Whiteley  
Blake Bostian Cherie Crezee  
S. Champbell Loni Wilde  
Jake LaRue Merrill Harris  
Margaret Thinnes Mitch Thinnes  
Sonnie Thompson

**Pledge of Allegiance:** Jerry Burns

**Opening Prayer, Reading or Expression of Thought:** Jerry Burns

**Declaration of Conflicts of Interest:**

Mayor Call: item #11 is my sister-in-law's family. I will not discuss it.

**Comments/Questions for the Mayor & Council for items not on the agenda.**

Casey Whiteley: I am in support of lowering the speed limit on 1000 W. Kids cross 1000 W during the major part of the traffic. It's by a church and there are no turn lanes. There is an additional school coming.

**Consent:**

Motion was made by CM Gibson to approve the consent items (minutes of March 13, 2018 as corrected). 2<sup>nd</sup> by CM Burns. Voting aye: CM Chugg, CM Burns, CM Gibson, CM Hansen, & CM Urry. 5-0

**1. Presentation and request for funding assistance for the Ogden's YCC (Your Community Connection.) (Presenter: Julee Smith, YCC Executive Director)**

No presentation.

**2. Discussion and possible action to adopt an Adequacy Determination / Adequacy Recommendation for the proposed development application in relation to the anticipated impact on the Minimum service Capacity of the City's Public**

**Facilities. Development located at approximately 600 W and 2700 N; parcel numbers 17-061-0001, 17-060-0006, and 17-060-0043. (Presenters: Bill Cobabe and Dana Shuler with Jones & Associates)**

Bill Cobabe: it is self-explanatory. They are looking for an Adequate Facilities Recommendation. I received a traffic impact study today. It has not been reviewed but we will review it.

Motion was made by CM Urry to adopt an Adequacy Determination / Adequacy Recommendation for the proposed development application in relation to the anticipated impact on the Minimum service Capacity of the City's Public Facilities. Development located at approximately 600 W and 2700 N; parcel numbers 17-061-0001, 17-060-0006, and 17-060-0043 with the conditions listed in the memorandum (dated March 22, 2018). 2<sup>nd</sup> by CM Burns. Voting aye: CM Chugg, CM Burns, CM Gibson, CM Hansen, & CM Urry. 5-0

**3. Discussion and possible action to consider approval of a Preliminary Plat for Fox Meadow Phase 5 Subdivision, dividing an approximately 10 acre parcel into 38 residential lots, two commercial lots, and tow common area parcels. Property is located at approximately 600 W and 2700 N; parcel numbers 17-061-0001, 17-060-0006, and 17-060-0043. (Presenters: Bill Cobabe and Dana Shuler with Jones & Associates)**

Bill Cobabe: a power point presentation was given. Mayor Call: what about fencing? Bruce Parker: chain-link fence. No plans to change fence. This is subject to a development agreement. Parcels A & B are buffers. CM Hansen: what about the road and HOA? Bruce Parker: 825 W is a public road and to the east private. CM Burns: what about the triangular parcel? Bruce Parker: we have had communications. It would be ongoing work to acquire it.

Motion was made by CM Gibson to approve a Preliminary Plat for Fox Meadow Phase 5 Subdivision, dividing an approximately 10 acre parcel into 38 residential lots, two commercial lots, and tow common area parcels. Property is located at approximately 600 W and 2700 N; parcel numbers 17-061-0001, 17-060-0006, and 17-060-0043. 2<sup>nd</sup> by CM Chugg.

Discussion: did Ryon buy off on the 23' road? Bill Cobabe: yes.

Voting aye: CM Chugg, CM Burns, CM Gibson, CM Hansen, & CM Urry. 5-0

**4. Discussion and possible action to consider an Interlocal Agreement by and between Pleasant View City and South Weber city for the Lease of a GPS Unit. (Presenter: Dana Shuler with Jones & Associates)**

Dana Shuler: with the SWPPP plan this will help with models and information. South Weber City is not using the unit fulltime. CM Hansen: it needs to be added to our insurance.

Motion was made by CM Burns to approve the Interlocal Agreement for the GPS Unit lease as stated and to cover it if we break it. 2<sup>nd</sup> by CM Gibson. Voting aye: CM Chugg, CM Burns, CM Gibson, CM Hansen, & CM Urry. 5-0

**5. Discussion and possible action on Change Order #2 for the 2017 Reservoir Rehabilitation and Metering Manhole Project, with contractor J.R. Burton**

**contractors in the amount of \$3,345.00. (Presenter: Dana Shuler with Jones & Associates and Tyson Jackson)**

Motion was made by CM Gibson to approve Change Order #2 for the 2017 Reservoir Rehabilitation and Metering Manhole Project, with contractor J.R. Burton contractors in the amount of \$3,345.00 as long as it is in the budget. 2<sup>nd</sup> by CM Chugg. Voting aye: CM Chugg, CM Burns, CM Gibson, CM Hansen, & CM Urry. 5-0

**6. Discussion and possible action on Change Order #1 for the Multi-Sports Complex Irrigation and Field Surface Project, with contractor Ormond Construction in the amount of \$50,503.52. (Presenter: Dana Shuler with Jones & Associates)**

Bill Cobabe: this is a request that was not in the original scope. Landscaping was not included. Council discussed sod verses hydro-seeding, pushing back the restroom and constructing them the same way as the Shady Lane's restroom, grubbing, tree volunteers, orchard grass problem, getting other bidders, etc.

Motion was made by CM Gibson to approve items 103, 104, and 105 on the cost breakdown on the change order and save \$20K contingent upon the plans and use them for shopping and pricing bids. 2<sup>nd</sup> by CM Hansen. Voting aye: CM Chugg, CM Burns, CM Gibson, CM Hansen, & CM Urry. 5-0

**7. Discussion and possible action to consider changing the speed limit on 1000 W. (Presenter: Mayor Call)**

Mayor Call: if we change the speed limit up or down 5 mph we need a study. Do you want to have a traffic study? There are interested people here. The road has changed. There was nothing to the East; there is a need to cross the street, etc. CM Urry: there doesn't have to be a study for a crosswalk. CM Chugg: I have heard reasons to lessen the speed or keep the speed but are there any statics to warrant either way? Bill Cobabe: that would be what the traffic study says. CM Hansen: it has been 30 mph forever. Lowering the speed will not take care of issues without enforcements. CM Urry: crosswalks would improve the safety. CM Gibson: we will have to address that with the new school. I think it should be 35 mph. I don't want to spend the extra money. Bill Cobabe: per state code we would need a study. Casey Whiteley: if the speed limit is 40, people are going 45. I would be happy with 35 mph.

Motion was made by CM Burns to pursue a traffic study and give us information to make a safer street and because of the environment changes on 1000 W. 2<sup>nd</sup> by CM Urry. Voting aye: CM Chugg, CM Burns, CM Gibson, CM Hansen, & CM Urry. 5-0

**8. Discussion and possible action to consider changing the speed limit on 600 W. (Presenter: Mayor Call)**

Mayor Call: this is the same thing. Do we want to do a traffic study? Sonne Thompson: why change the speed? It has been a good thing for a long time for the cattle, soccer moms, homes, and gravel trucks. Why reinvent the wheel? Mayor Call: why consider – why is this road 30 mph when 1000 W is 40 mph? I said bring it back to the council. Me and Bill Cobabe then met with Joan Thompson and talked. I was tempted to pull this off the agenda but I thought the council could listen and let it play out.

Motion was made by CM Hansen to leave 600 W alone because there were some agreements and it is not worth a traffic study. 2<sup>nd</sup> by CM Burns.

Discussion. CM Gibson: we fenced the park. It should be 35 mph. Cherie Crezee: many nights it is hard to get onto 600 W from 2825 N. There are more cars on 600 W. I am concerned about increasing the speed. I want it to stay the same. Lonie Wilde: the trucks are not the problem. The road has limited width for school buses to turn.

Voting aye: CM Chugg, CM Burns, CM Hansen, & CM Urry. Voting nay: CM Gibson. Motion passed. 4-1

#### **9. Discussion and possible action to consider an appointment to the Planning Commission. (Presenter: Mayor Call).**

Kent Francis introduced himself to the city council.

Motion was made by CM Burns to appoint Kent Francis to the Planning Commission as an alternate. 2<sup>nd</sup> by CM Hansen. Voting aye: CM Chugg, CM Burns, CM Gibson, CM Hansen, & CM Urry. 5-0

#### **10. Discussion and possible action on the city's Green Waste Voucher Program for 2018.**

Motion was made by CM Gibson to go forward with the Green Waste Voucher Program. 2<sup>nd</sup> by CM Chugg. Voting aye: CM Chugg, CM Burns, CM Gibson, CM Hansen, & CM Urry. 5-0

#### **11. Discussion and possible actin to grant final acceptance and end the guarantee period for Christensen Estates Subdivision. (Presenter: Bill Cobabe)**

Bill Cobabe: Jill Hunt is going through old files. We are clearing this one off our books. See the recommendation letter.

Motion was made by CM Chugg to grant final acceptance to Christensen Estates Subdivision and end the guarantee period. 2<sup>nd</sup> by CM Hansen. Voting aye: CM Chugg, CM Burns, CM Gibson, CM Hansen, & CM Urry. 5-0

#### **12. Closed Meeting**

Motion was made by CM Gibson to go into a closed meeting to discuss pending litigation. 2<sup>nd</sup> by CM Urry. Voting aye: CM Chugg, CM Burns, CM Gibson, CM Hansen, & CM Urry. 5-0

Minutes of the closed meeting are protected records and are filed separately.

Motion was made by CM Hansen to end the closed meeting. 2<sup>nd</sup> by CM Chugg. Voting aye: CM Chugg, CM Burns, CM Gibson, CM Hansen, & CM Urry. 5-0

#### **Other Business:**

Bill Cobabe: let me know who wants to go the ULCT conference. The decant basin came in for more than we want to spend. The location at the Multi-Sport Park is difficult due to the topography and we don't want it next to a park because of the stink. We could pay a tipping fee to another entity. We do this about 10 times a year. There is a Founder's Day meeting on March 29<sup>th</sup>.

CM Hansen: the canal company ruined the school's property. The shareholders are losing water. We are being taken advantage of. What about projects that we are sitting

on such as the Chatelain's on 2550 N, the sidewalk project? Bill Cobabe: it is now a UDOT project.

Mayor Call: there is an YCC luncheon on May 29<sup>th</sup>.

**Adjournment: 8:31 PM**