
Minutes of the **Regular Meeting** of the **Riverdale City Council** held Tuesday, **July 17, 2007** at 7:00 p.m. at the Riverdale Civic Center, 4600 South Weber River Drive.

Members Present: Bruce Burrows, Mayor
 David Gibby, Councilor
 Stacey Haws, Councilor
 Gary Griffiths, Councilor
 Shelly Jenkins, Councilor
 Doug Peterson, Councilor

Others Present: Larry Hansen, Chief Administrative Officer; Steve Brooks, City Attorney; Lynn Moulding, Public Works Director; Randy Daily, Community Development Director; Dave Hansen, Police Chief; Doug Illum, Fire Chief; Marilyn Hansen, City Recorder; other city staff and approximately 32 citizens.

A. Welcome & Roll Call

Mayor Burrows called the meeting to order and welcomed all those present.

B. Pledge of Allegiance

Larry Hansen offered the Pledge of Allegiance. Mayor Burrows read a quote from Thomas Payne.

C. Moment of Silence

Mayor Burrow's quote was followed by a Moment of Silence.

D. Open Communications

None

E. Presentations and Reports

1. Mayor's Report

Mayor Burrows thanked everyone who was involved in making this year's Old Glory Days such a success. He reported that a local scout troop recently did a project to enhance the fire safety in a Riverdale neighborhood.

2. Administrator's Report

a. Department Information

Larry Hansen discussed the report. Councilor Haws inquired as to why the lunch attendance at the Senior Center was down 10% from this month last year. Mr. Hansen replied that he didn't know, but would see if there was any reason it was down as the other months the attendance has been up. Councilor Jenkins asked if the Code Enforcement report could be brought up to date as there are items that have been on the report with no action for quite some time.

b. Employee Recognition

Larry Hansen recognized the following employees whose anniversary date falls in the month of July.

Employee	Length of Service	Department
Connie Daily	24 years	Police
Randy Koger	17 years	Fire
Trent Bills	12 years	Police
Karen McIntosh	12 years	Police
Tony Perfetto	10 years	Police
Kevin Fuller	9 years	Police
Trent Thompson	9 years	Police
Mickie Layton	8 years	Senior Center
Brandon Peterson	5 years	Police
Lynn Wright	4 years	Police
Doug Illum	3 years	Fire
Michelle Heward	2 years	Judge

c. Staffing Authorization Plan

Mr. Hansen discussed the report and noted that the city is still operating under authorization.

4. Recorder's Report (*Review status of Council requested follow-up items*)
None

F. Consent Items

1. **Approval of meeting minutes from:**
June 5, 2007 Closed Executive Session
June 19, 2007 Council Work Session
June 19, 2007 Regular City Council

2. **Set the Truth in Taxation Hearing for August 14, 2007 at the Riverdale Senior Center at 7:00 p.m.**

Larry Hansen reported that the City has been working with Weber County to coordinate this meeting as they are the clearing house for the date and time in order to ensure that any tax payer can attend in case there is more than one hearing scheduled for that same date and time. He stated that Weber County has cleared this date and time and that this meeting will also be a special City Council meeting.

Motion: Councilor Gibby moved to approve consent items including setting a Truth in Taxation hearing for August 14, 2007. Councilor Peterson seconded the motion.

Call the Question

The motion passed unanimously.

G. Action Items

1. **Consideration of approval of the purchase of two trucks for the Police Department in the amount of \$46,852.50**

Police Chief, Dave Hansen, reported that these two pickup trucks were budgeted, but that there will be an overage of \$498 for each truck because they sought out a hybrid engine which will be better on gas and provide for a higher resale value. He noted that the overage will come out of the Motor Pool fund. He explained that these two trucks will be driven by the detectives and that the trucks will make it easier for them to bring back seized property.

Motion: Councilor Gibby moved to approve the purchase of two trucks by the Police Department. Councilor Peterson seconded the motion.

Call the Question

Roll Call Vote: Councilor Peterson, Yes; Councilor Griffiths, Yes; Councilor Gibby, Yes; Councilor Haws, Yes; Councilor Jenkins, Yes. The motion passed unanimously.

2. Consideration of approval of the purchase of a brush truck for the Fire Department in an amount not to exceed \$65,000.

Fire Chief, Doug Illum stated that he purchased a truck and bed for \$31,000 as it was the only cab and chassis he could locate in the state and that the other equipment for the truck will be purchased soon. He reported that the truck should be finished and in service within the next 30 days and hopes that the entire price for the finished brush truck will be under \$60,000.

Motion: Councilor Gibby moved to approve the purchase of this truck, not to exceed \$65,000. Councilor Griffiths seconded the motion.

Call the Question

Roll Call Vote: Councilor Griffiths, Yes; Councilor Gibby, Yes; Councilor Haws, Yes; Councilor Jenkins, Yes; Councilor Peterson, Yes. The motion passed unanimously.

3. Consideration of final payment request in the amount of \$165,324.86 and balancing change order for 2006 and 2007 Roadway Improvement Project to Advanced Paving.

Lynn Moulding reported that this is the final pay request for the three projects for last fiscal year. Councilor Haws asked if the balancing change order was because items were cut out of the bid. Mr. Moulding replied that they had some additions and deletions, but the balancing change order was for the decreases and the change orders are in the pay request.

Motion: Councilor Gibby moved to approve payment of \$165,324.86 to Advanced Paving for final payment of these street projects. Councilor Peterson seconded the motion.

Call the Question

Roll Call Vote: Councilor Gibby, Yes; Councilor Haws, Yes; Councilor Jenkins, Yes; Councilor Peterson, Yes; Councilor Griffiths, Yes. The motion passed unanimously.

4. Consideration of site plan amendment for park resident storage units at 5648 S. 1150 W. Riverview Mobile Home Park.

Randy Daily stated that this amendment was brought before the Planning Commission to allow 10 x 10 sheds for the Riverview Mobile Home Park. He explained that Fire Chief Illum gave his approval and the Planning Commission also gave a favorable recommendation. Mayor Burrows explained that these storage units are for residents use only and not for rent by the public.

Motion: Councilor Gibby moved to approve the construction of storage units in the Riverview Mobile Home Park for resident use only. Councilor Peterson seconded the motion.

Call the Question

The motion passed unanimously.

5. Consideration of Ordinance 687 amending Title 10, Chapter 11 manufacturing Zones.

Randy Daily reported that the Planning Commission held a public hearing on this Ordinance and recommended to deny the amendment allowing for an M-0.5 zone. Councilor Jenkins stated that she would like to look at outlining setbacks, buffering and landscaping for storage units depending on what zoning they touch. She questioned if an M-0.5 zone needs to be created or can these uses be added to a current manufacturing zone such as M-1 or M-2. Mr. Daily suggested looking at a set of standards for a specific zone rather than standards for M-1 or M-2 zones. Councilor Jenkins suggested sending this ordinance back to the Planning Commission to have them look for possible fits of the added uses within the M-1 and M-2 zones. Mr. Daily explained that if they don't want to create a new zoning designation they could amend the M-1 and M-2 zones, taking into consideration adjacent uses, setbacks, landscape ratios, parking and lighting requirements as well as fencing and screening requirements. Councilor Haws reported that he thinks that three uses that were included in the ordinance, aren't really compatible in a manufacturing zone and that two of the uses fit better into other zones. He asked if they want to create a zone for one use or could this use be added to an existing manufacturing zone. Mr. Daily reported that the professional office use and the assisted care facility are allowed in other zones, but that the use for personal storage units with a dwelling for security purposes, is not specifically mentioned in any zone. Councilor Gibby stated that the issue is, do we want to allow personal storage units anywhere in Riverdale and if we don't have a zone to allow that, do we want to create one. He stated that they need to decide if the ordinance is sufficient enough to act on it tonight. Mr. Daily stated that the ordinance is written, as far as the standards, with different requirements. If those standards are changed in the M-1 and M-2 zones as far as buffering, burming, landscaping, lighting, and lot coverage with buildings, then he is more than willing to propose some changes for the Planning Commission to review and discuss. He explained that if it is necessary to create a new zone to regulate a specific use with these standards, he is more than willing to do that as well. Councilor Haws stated that he feels they need to look at the manufacturing zone in totality along with the uses and bring in setbacks and buffering that would be appropriate for all uses.

Councilor Jenkins inquired what should happen to the next agenda item that also refers to the M-0.5 zone, if the ordinance is sent back to the Planning Commission. Steve Brooks replied that if the ordinance is sent back to the Planning Commission for consideration, it is natural that the next item be tabled, unless they chose to deny it at this point. Councilor Haws inquired if they send the ordinance back to the Planning Commission to adjust some of the things they have identified, would the rezone have to start over. Mr. Brooks replied that they may have to go through the entire process again, if they are substantial changes. Councilor Haws stated that if the zone that they are considering tabling came back to them so different, it would be incumbent on them to deny that zone and have them start over; but if came back sufficiently close to what it currently was, they could take it off the table and act on it. Mr. Daily replied that if the ordinance changed so dramatically, it is probably in the best interest to bring it back through the public process to understand the entire picture. Councilor Jenkins suggested looking at other jurisdiction's ordinances to see how they handle similar situations.

Motion: Councilor Haws moved to remand the Ordinance for M-0.5 back to the Planning Commission with the recommendations that have been discussed tonight and that they consider those in determining whether a zone of M-0.5 is appropriate or whether it should be incorporated in some other method and that they also look at the Manufacturing zones in totality and all other development zones that need to be looked at to make sure that the zones produce proper developments that the City would be pleased to have. Councilor Peterson seconded the motion.

Mayor Burrows stated that he would ask for a priority, as the motion asked for all developmental zones to be looked at because there is a time sensitive issue involved.

Call the Question

Roll Call Vote: Councilor Haws, Yes; Councilor Jenkins, Yes; Councilor Peterson, Yes; Councilor Griffiths, Yes; Councilor Gibby, No. The motion passed with four in favor and one opposed.

6. Consideration of Ordinance 688, rezone of approximately 3.12 acres of land located at 3490 South Parker Drive from M-2 to M-0.5.

Motion: Councilor Peterson moved to table Ordinance 688. Councilor Haws seconded the motion.

Call the Question

The motion passed unanimously.

H. Discretionary Items

Councilor Haws reported that he heard that the Governor requested that all fireworks be banned in the state of Utah for this season because of fire dangers and suggested that cities take appropriate measures. He stated that he know that we banned fireworks in specific areas and asked if there were any incidences on the 4th of July regarding illegal fireworks. Fire Chief Illum reported that as far as he knows no one was apprehended, but there were incidents in the City. Police Chief Hansen reported that some officers did seize some illegal fireworks. Chief Illum stated that to his knowledge no citations were issued. Mayor Burrows reported that he feels that they should issue citations in this fire year. Police Chief Hansen reported that they run into problems determining who actually lit the fireworks and so the officers just take them away.

I. Adjournment

With no further business to come before the Council at this time, Councilor Gibby moved to adjourn the meeting. Councilor Jenkins seconded the motion. The motion passed unanimously. The meeting adjourned at approximately 8:22 p.m.

Attest:

Approved: August 7, 2007

Marilyn Hansen, City Recorder

Bruce Burrows, Mayor