
Minutes of the **Regular Meeting** of the **Riverdale City Council** held Tuesday, **September 16, 2008** at 6:08 p.m. at the Riverdale Civic Center, 4600 South Weber River Drive.

Members Present: Bruce Burrows, Mayor
 Doug Peterson, Councilor
 Shelly Jenkins, Councilor
 Gary Griffiths, Councilor
 Don Hunt, Councilor

Excused: David Gibby, Councilor

Others Present: Larry Hansen, Chief Administrative Officer; Steve Brooks, City Attorney; Randy Daily, Community Development Director; Lynn Moulding, Public Works Director; Jeanette Hall, Community Center; Marilyn Hansen, City Recorder; other city staff and 4 citizens.

A. Welcome & Roll Call

Mayor Burrows called the meeting to order and welcomed all those present. He noted that all Councilmembers were present except Councilor Gibby who is excused.

B. Pledge of Allegiance

Councilor Jenkins offered the Pledge of Allegiance. Mayor Burrows read a quote from Benjamin Franklin.

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 reported that he has had a number of discussions with UTA recently regarding installing covered bus shelters along Riverdale Road with a third party who wants to do advertising inside of the bus shelters. He stated that has received a couple of letters praising the Riverdale Police Department. One letter thanked the Police Department for sponsoring the community block parties and the other praised officers who took the time to help a woman with car trouble.

2. Administrator's Report

a. Department Information

Larry Hansen discussed the report.

b. Employee Recognition

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

<u>Employee</u>	<u>Length of Service</u>	<u>Department</u>
Sherri Boyington	9 years	Community Services
Karen Dille	9 years	Community Services
Frank White	6 years	Crossing Guard
Colleen Winget	5 years	Community Services
Michael Hadley	1 year	Fire Department

c. Staffing Authorization Plan

Mr. Hansen discussed the report.

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

F. Consent Items

1. Approval of meeting minutes from:

August 26, 2008 Strategic Planning

September 2, 2008 Work Session

September 2, 2008 Regular City Council

2. Report on Condition of the Treasury for the month ending June 30, 2008.

Lynn Fortie gave an overview of the finances for the period ending June 30, 2008.

3. Appoint one member to the Board of Adjustments.

Mayor Burrows recommended appointing Kathy Eskelson to a three year term to the Board of Adjustments, effective to October 2011.

Motion: Councilor Peterson moved to approve the consent items. Councilor Jenkins seconded the motion.

Call the Question:

The motion passed unanimously.

G. Action Items

1. Consideration of Riverdale Elementary Partner's in Education request.

Michael Fazzio reported that he previously taught at Hooper Elementary School and came to Riverdale Elementary School this year, due to a need at the local school. He stated that he found a great need for new books in the Riverdale Elementary School and that there are a number of students that are below reading level. He reported that the only way to bring these students up to their reading level is to ensure that they have books on their reading level. He is proposing to use the money to purchase new books and the electronic test to go along with those books in order to try to boost some of the students interest in reading and increase their reading level. Councilor Peterson reported that he is glad to see Mr. Fazzio's initiative and would be supportive of it as he has three children at Riverdale Elementary and was surprised to find out that the quizzes cost money to purchase. Councilor Jenkins inquired if there were any matching funds through the School Board. Mr. Fazzio replied that he and the Principal have discussed that and will be making a presentation to the Weber School Foundation for matching funds. Mayor Burrows reported that in anticipation of

annual \$500 request from Bonneville High School that they may need to consider decreasing the requested amount of \$1,600 to \$1,500 as this account has an annual budget of \$2,000.

Motion: Councilor Peterson moved to approve \$1,500 for the request from Mr. Fazzio for Riverdale Elementary Partners in Education for the purchase of new books. Councilor Hunt seconded the motion.

Councilor Jenkins stated that she would like to see that the Weber Foundation recognizes that Riverdale City challenges them to match this donation.

Call the Question:

Roll Call Vote: Councilor Jenkins; Aye, Councilor Peterson, Aye; Councilor Griffiths, Aye; and Councilor Hunt, Aye. The motion passed unanimously.

2. Consideration of Resolution #2008-39 authorizing “pick-up elections” for the Utah Retirement Systems Retirement Plan.

Lynn Fortie reported that the Utah Retirement System (URS) had a compliance audit where it was determined that in a contributory system where there is an employee and employer contribution and the employer pays the employee contribution that URS need documentation of that.

Motion: Councilor Peterson moved to approve Resolution #2008-39 to reaffirm and continue the City’s participation in the employer pick-up elections of employee contributions to the Utah Retirement System. Councilor Jenkins seconded the motion.

Call the Question:

Roll Call Vote: Councilor Jenkins; Aye, Councilor Peterson, Aye; Councilor Griffiths, Aye; and Councilor Hunt, Aye. The motion passed unanimously.

3. Consideration of purchase of dump-bed, plow and hydraulics for the Public Works Department.

Lynn Moulding reported that they recently got bids for the dump-bed, sander, snowplow, and hydraulics for the new plow new truck. He stated that the low bidder was Tesco/Williams and H&K Truck with a bid of \$59,513. He stated that he is recommending approval tonight.

Motion: Councilor Peterson moved to approve the purchase of dump bed, sander, snow plow and hydraulics for new plow truck in the amount of \$59,513. Councilor Griffiths seconded the motion.

Call the Question:

Roll Call Vote: Councilor Peterson; Aye, Councilor Griffiths, Aye; Councilor Hunt, Aye; and Councilor Jenkins, Aye. The motion passed unanimously.

4. Consideration of Community Development Block Grant (CDBG) projects.

Lynn Moulding reported that the Consolidated Plan needs to go to the Wasatch Front Regional Council by October 14, 2008 and that they need to identify projects that they would like to see included in that Plan. He reported that they wouldn’t need to apply for CDBG funds this year for all of the projects, but they could if they choose to. He also stated that they could apply for separate grants or lump the projects together.

Mr. Moulding suggested the following projects for consideration:

- 1) Install a water line from 4800 W to Highland Drive. He stated that he is not sure if this project would qualify for Low-Moderate Income (LMI) ratio.
- 2) Install curb, gutter and sidewalk on 1000 West, just south of the Chevy Chase Apartments on the East side of road. He reported that this could include the one house that doesn't currently have any sidewalk.
- 3) Install curb, gutter and sidewalk on 5400 South 575 West on the South side of street where there is no sidewalk in front of three homes.
- 4) Install sidewalk on 4400 south from 700 West to the river where there is no sidewalk on the South side.
- 5) Install curb, gutter and sidewalk on 1700 West. He reported that there are some flooding issues for one home because there is no storm drain or curb or gutter.
- 6) Install curb, gutter and sidewalk north of the church on Parker Drive. He stated that there are three homes without curb, gutter and sidewalk.

Councilor Jenkins reported that there is a disconnect in the sidewalk at the end of the River Glen subdivision. Mr. Moulding replied that that project wouldn't qualify for the LMI. Councilor Peterson stated that there is no sidewalk on 1000 West and that it is a school route. He would also like to see sidewalk that goes from the church to the park on Parker Drive. Councilor Hunt inquired as to the severity of flooding on 1700 West. Mr. Moulding replied that he doesn't ever recall that water got into the house or caused damage other than pushing dirt and gravel onto their lawn. Councilor Jenkins stated that she would be in favor of putting the curb, gutter and sidewalk down to the trail on 4400 South on the priority list. Mr. Moulding replied that that project would probably qualify for the LMI but didn't think the project by the park would qualify. He stated that once the Council determines their projects, the next step is to prepare cost estimates for each project and then make application in December. He explained that if their projects are chosen, then a salary survey is performed to determine the LMI. If the project still qualifies, the next step is to bid the project out and see if bids come in as projected. He stated that if the bids come at the projected level or less, then they can go ahead with the project. He reported that it is also more likely for projects to be approved if the City puts up matching money.

Mayor Burrows stated that they need to come up with a prioritized list of projects. **Mayor Burrows asked for consensus for the installation of Curb, Gutter and Sidewalk on 1000 West as project #1. Consensus was reached. Mayor Burrows asked for consensus for the installation of curb, gutter and sidewalk on 4400 South from 700 West down to the river as project #2. Consensus was reached.**

A discussion was held regarding the prioritization of the third and fourth projects being either the installation of curb, gutter and sidewalk on Parker Drive or the installation of curb, gutter and sidewalk on 5400 West. Councilor Jenkins inquired if the section at River Glen to River Valley Drive won't meet the LMI, will this area on Parker Drive meet it. Mr. Moulding replied that there are only two property owners that would be affected in River Glen and wasn't sure if they would both qualify as low to moderate income. Mayor Burrows explained that just because a project doesn't meet the LMI, it isn't thrown out completely, it just doesn't get points for that particular

item. A discussion was held regarding adding the installation of curb, gutter and sidewalk for the River Glen subdivision in the Capital Projects next year. **Mayor Burrows asked for consensus to install the curb, gutter and sidewalk on Parker Drive leaving the section out in front of River Glen and putting that in the Capital Projects fund for project #3. Consensus was not reached. Mayor Burrows asked for Consensus to install curb, gutter and sidewalk on 5400 West for project #3. Consensus not reached. Mayor Burrows broke the tie and voted for installing curb, gutter and sidewalk on Parker Drive for project #3. Consensus was reached to install curb, gutter and sidewalk on 5400 South for project 4. Mayor Burrows asked for consensus to install the water line from 4800 West to Highland Drive as project #5. Consensus was reached.**

5. a. Untable Title 10, Chapter 16: Sign Regulations.

Motion: Councilor Hunt moved to remove item 5a from the table. Councilor Peterson seconded the motion.

Call the Question:

The motion passed unanimously.

b. Consideration of Ordinance #716 amending Title 10, Chapter 16: Sign Regulations.

Randy Daily reported that due to discussion from the last City Council meeting he has removed any language referring to the I-15 corridor from the Ordinance and added a sentence stating “the installation of any other new off-premises signs is prohibited”. He reported that this means no other off-premise signs will be permitted in Riverdale other than those adjacent to a Riverdale City business. A discussion was held regarding directional signs, such as the sign on the Gibby property directing motorists to Motel 6. Mayor Burrows stated that he believes these signs are valid and serve the public and business well being. Councilor Jenkins agreed. Mr. Daily reported that those signs are considered public necessary signs for directions and that a lot of people find businesses based on addresses and not by signage. He stated that if there is a real need for a sign and it becomes a safety issue then it would fall under the installation of new off-premise sign adjacent to the business.

Motion: Councilor Peterson moved to approve Ordinance #716 amending Title 10, Zoning and Subdivisions, Chapter 16, Sign Regulations, Section 2, General Provisions and Section 7, off premise Signs, to amend certain portions thereto pertaining to location, height and existence of certain signs and types; providing for severability and an effective date. Councilor Jenkins seconded the motion.

Call the Question:

Roll Call Vote: Councilor Griffiths; Aye, Councilor Hunt, Aye; Councilor Jenkins, Aye; and Councilor Peterson, Aye. The motion passed unanimously.

6. Consideration of Ordinance #717 amending Title 2, Chapter 3, Planning Commission.

Randy Daily reported that there are two changes in this ordinance. One changes the membership from a seven member body to a five member body and the other change allows the Mayor to designate the Planning Commission chairman. Councilor Jenkins stated that she feels that Riverdale is unique as the city boundary is dissected and thinks it would be tough with five members to ensure coverage for the geographic population. She stated that if they go to a five member board, they may have a harder time getting a quorum. She reported that she feels that it is appropriate for the Planning Commission members to choose their chair as they serve together and know each other.

Motion: Councilor Jenkins moved to deny Ordinance #717. Councilor Hunt seconded the motion.

Councilor Jenkins stated that she is in favor of a good transition and staggering the terms of office for Planning Commissioners. Mayor Burrows recommend staggering terms in the following manner: in 2010 there would be one Planning Commissioner appointed, in 2011 there would be two Planning Commissioners appointed, in 2012 there would be two Planning Commissioners appointed, and in 2013 there would be two Planning Commissioners appointed. This would ensure that no more than two Planning Commissioners are replaced each year.

Amended Motion: Councilor Jenkins moved to amend Ordinance #717 so that Planning Commissioners are appointed to the following terms: 2010 – 1 member, 2011 – 2 members, 2012 – 2 members and 2013 - 2 members; leaving it a 7 member Planning Commission and the Chairman will remain elected by the body. Councilor Hunt agreed as second.

Randy Daily reported that in the past there has been some tension among Planning Commissioners when appointing the Planning Commission chairman and by having the Mayor appoint the chairman, this would eliminate that. Mayor Burrows reported that he has had several members of the current Planning Commission approach him on this issue and stated that they would prefer it to be an appointment by the Mayor. Councilor Jenkins stated that she feels it could be problematic either way. Councilor Hunt reported that while he was on the Planning Commission he felt that they looked to the Commissioners with the most tenure and leadership and feels that the Planning Commission can choose their own chairman.

Larry Hansen reported that if the Planning Commission went to a five member board it would be effective January 1, 2009 and if they choose to keep it a seven member board the Mayor could release all board members and reappoint them with the staggered terms as discussed previously to be effective January 1, 2009.

Amended Motion: Councilor Jenkins moved to amend her motion to make the terms effective January 1, 2009 with appointments taking place in December 2008. Councilor Hunt agreed as second.

Call the Question:

Roll Call Vote: Councilor Hunt; Aye, Councilor Jenkins, Aye; Councilor Peterson, Aye; and Councilor Griffiths, Aye. The motion passed unanimously.

7. Consideration of Ordinance #718 amending Title 2, Chapter 4, Board of Adjustments.

Randy Daily reported that this ordinance changes the make up of the Board from five members to three members. He stated that he thinks a three member body is the right size as they are regulated by State law. Councilor Jenkins inquired as to why the language adding a Planning Commissioner to the Board was struck. Mr. Daily replied that would be a conflict of interest for the Planning Commissioner.

Motion: Councilor Peterson moved to approve Ordinance #718 amending Title 2, Boards and Commissions, Chapter 4, Board of Adjustments by changing the number of members from five to three, removing a Planning Commissioner from the Board and the total

majority vote count from three to two, providing for severability and an effective date. Councilor Jenkins seconded the motion.

Call the Question:

Roll Call Vote: Councilor Jenkins; Aye, Councilor Peterson, Aye; Councilor Griffiths, Aye; and Councilor Hunt, Aye. The motion passed unanimously.

8. Consideration of Resolution #2008-40 adopting amendments to the General Plan Alternative Land Use – Area Seven.

Randy Daily reported that this area was reviewed several months ago and the Planning Commission recommended to show the large part of the area that is north of 4450 South and West of the new Cutrubus development as mixed use. He stated that there is an agreement with the developer that the property fronting 4400 South cannot be anything other than residential in that zone. Councilor Jenkins inquired as to how many areas of the General Plan are in need of updating. Mr. Daily replied that he has held public hearings on five areas and that three areas need to be gone through again and brought back to Council. Larry Hansen reported that it is not their intent to drag this process out and it is his desire to bring these areas back to the Council.

Motion: Councilor Peterson moved to approve Resolution #2008-40 providing for updates and changes of the Riverdale City General Plan Commentary and General Plan Map(s) in Area Seven and providing for an effective date. Councilor Hunt seconded the motion.

Call the Question:

Roll Call Vote: Councilor Jenkins; Aye, Councilor Peterson, Aye; Councilor Griffiths, Aye; and Councilor Hunt, Aye. The motion passed unanimously.

9. Consideration of Resolution #2008-41 adopting amendments to the General Plan Alternative Land Use – Area Eight.

Randy Daily reported that the Planning Commission recommended approval to change the 550 West area from a residential designation to commercial. Councilor Jenkins stated that there are advantages to zone this property mixed use and is concerned as to what a commercial zone would do to the residents on Cherry Drive. Mr. Daily stated that because there is a no build area that is adjacent to the parcels above and because the RDA must approve any use in this area, he feels the residents on Cherry Drive would be protected if a commercial development went in. Councilor Peterson stated he feels that unless they act proactively, they will end up with a mixture of old houses and small store fronts that aren't consistent with that section on Riverdale Road.

Motion: Councilor Peterson moved to approve Resolution #2008-41 providing for adoption of updates and changes of the Riverdale City General Plan Commentary and General Plan Map(s) in Area Eight and providing for an effective date. Councilor Griffiths seconded the motion.

Councilor Jenkins inquired if there would be any support from the Council to include language to the commentary regarding the sensitive nature of preserving the property that is residential near the Cherry Drive area.

Amended Motion: Councilor Peterson moved to include language “to buffer the residential quality of surrounding residents”. Councilor Griffiths agreed as second.

Call the Question:

Roll Call Vote: Councilor Peterson; Aye, Councilor Griffiths, Aye; Councilor Hunt, Aye; and Councilor Jenkins, Aye. The motion passed unanimously.

H. Discretionary Items

None

I. Adjournment

With no further business to come before the Council at this time, Councilor Peterson moved to adjourn the meeting. Councilor Jenkins seconded the motion. The motion passed unanimously. The meeting adjourned at approximately 7:47 p.m.

Attest:

Approved: October 7, 2008

Marilyn Hansen, City Recorder

Bruce Burrows, Mayor