
Minutes of the **Regular Meeting** of the **Riverdale City Council** held Tuesday, **January 6, 2009** at 6:08 p.m. at the Riverdale Civic Center, 4600 South Weber River Drive.

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

Others Present: Larry Hansen, Chief Administrative Officer; Steve Brooks, City Attorney; Randy Daily, Community Development Director; Dave Hansen, Police Chief; Doug Illum, Fire Chief; Marilyn Hansen, City Recorder; other city staff and 6 citizens.

A. Welcome & Roll Call

Mayor Burrows called the meeting to order and welcomed all those present. He noted that all Councilmembers were present.

B. Pledge of Allegiance

Councilor Jenkins led the Pledge of Allegiance. Mayor Burrows read a quote from Patrick Henry.

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 the the next Strategic Planning meeting will be held Saturday, February 21, 2009, beginning at 8:00 a.m. at the Senior Center. He stated that Legislature is hosting the Local Officials day on January 28, 2008, at the state capitol.

2. Recorder's Report (*Review status of Council requested follow-up items*)

None

F. Consent Items

- 1. Approval of meeting minutes from:
December 16, 2008 Work Session
December 16, 2008 Regular City Council**

2. Review and Comment by January 13, 2009 on residential rezone proposal from R-2 to R-1.

Councilor Jenkins inquired as to why some of the areas on the map were changing the zone to R-1-8 and some were changing the zone to R-1-6. Randy Daily replied that he didn't want to create non-conforming lots in the existing areas as some of the areas have lots that are 8,000 square feet and some have lots that are 6,000 square feet. Councilor Jenkins stated that the premise behind the interest in changing the zone from R-2 to R-1 is to keep the integrity of the neighborhood and it may be easier to deal with non-conforming lots. Mayor Burrows stated that this item is just for review and requested that the Councilmembers submit their comments outlining their concerns. Councilor Jenkins stated that she would like to see the plat maps that Mr. Daily used to determine the R-1-8 and R-1-6 zones to see which lots fall below 8,000 square feet. Mr. Daily replied that he would get the requested information.

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

Call the Question:

The motion passed unanimously.

G. Action Items

1. Consideration and discussion of property owner's request for residential zones ordinance amendment.

Mayor Burrows reported that the Council has been discussing the merits of putting together a small lot ordinance that would address the current non-conforming and small lots throughout the community. Jay Banner displayed a map depicting the area where he is proposing to build the twin home and discussed it. He distributed a handout outlining his proposal and addressed the Planning Commission's concerns. He stated that he wants to build two side by side dwellings that would be 1500 square feet each. He explained that they would be singly owned and have separate tax ID numbers. He stated that he would live in one of the homes and his brother-in-law would live in the other one. Mr. Banner reported that one of the Planning Commission's concerns was that the twin home would become a rental. He stated that statistics show that this size home is going to be rented out eventually. Mr. Banner explained that he understands their concern of having twin homes built in neighborhoods where they would not be a correct fit or be out of place and stated that he wouldn't want this to happen. He reported that with the way the proposed ordinance language reads that wouldn't happen as the dual family home would have to be built adjacent to a current dual family dwelling. He stated that his lot would meet that requirement as it touches the apartment building and has a duplex in front of it. Mr. Banner stated that by changing this ordinance it would benefit the entire community and not just him as anyone with an existing flag lot would benefit. Mr. Banner went through the ordinance language changes as proposed by both Randy Daily and himself.

Mayor Burrows thanked Mr. Banner and stated that they need to look and make sure they aren't being arbitrary or capricious in changing the ordinance and ensure that it would be in harmony with other ordinances for similar buildings and lots. He stated that it will take time to do that, but that they will keep Mr. Banner updated on their progress. He stated that staff and the City Council may need to sit down with the Planning Commission in a joint meeting. Councilor Jenkins stated that she likes the idea of having a joint meeting to discuss the small lot ordinance and feels they could also look at the R-2 re-zoning issues in this meeting. Mayor Burrows stated that they will move forward with scheduling a joint meeting and keep Mr. Banner informed.

2. Consideration of approving the purchase of a vehicle for the Community Development Department.

Randy Daily reported that he is requesting to purchase a 2009 Toyota Tundra for the Building Inspector to use. Councilor Jenkins discussed warranties between Chevrolet and Toyota and stated that she feels that the warranty would run out before the vehicle reached the allowed number of miles, based on current department vehicle use. She stated that she thinks it is appropriate to buy local.

Motion: Councilor Jenkins moved to approve the purchase of a 2009 Toyota Tundra for the Community Development Department in the amount of \$22,063.00. Councilor Peterson seconded the motion

Call the Question:

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

3. Consideration of Ordinance #727 adopting the current editions of the 2008 electrical code.

Randy Daily reported that this ordinance will keep the Riverdale City Code current and in line with what the state has adopted. Councilor Gibby inquired if there were many changes to the electrical code. Mr. Daily replied that there were many changes and that he and the Building Inspector attend meetings to be trained on the changes.

Motion: Councilor Peterson moved to approve Ordinance #727 adopting current editions of the 2008 Electrical Code, providing a repealer, severability and an effective date. Councilor Gibby seconded the motion.

Call the Question:

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

4. Consideration of Resolution #2009-01 approving an Interlocal Agreement with the Ogden Metro SWAT Team.

Police Chief Dave Hansen stated that because Weber County recently broke off from the Ogden Metro SWAT unit this Interlocal Agreement needs to be re-signed. He reported that Riverdale has never used SWAT before but that he feels the likelihood is strong that the City will need them in the future. He stated that with this Interlocal Agreement, if SWAT was called out the City would not be billed for any cost.

Motion: Councilor Gibby moved to approve Resolution #2009-01 approving an Interlocal Agreement between Riverdale City, South Ogden City, Roy City, Ogden City and Weber State University relating to the Ogden Metro S.W.A.T. Team. Councilor Peterson seconded the motion

Call the Question:

Roll Call Vote: Councilor Peterson; Aye, Councilor Griffiths, Aye; Councilor Hunt, Aye; Councilor Gibby, 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 Gibby moved to adjourn the meeting. Councilor Jenkins seconded the motion. The motion passed unanimously. The meeting adjourned at approximately 6:52 p.m.

Attest:

Approved: January 20, 2009

Marilyn Banasky, City Recorder

Bruce Burrows, Mayor