

Minutes of the Regular Meeting of the Riverdale City Council held Tuesday, April 4, 2017, at 6:00 PM, at the Civic Center, 4600 S Weber River Dr., Riverdale City, Weber County, Utah.

Present: City Council: Norm Searle, Mayor
Braden Mitchell, Councilmember
Brent Ellis, Councilmember
Gary E. Griffiths, Councilmember
Alan Arnold, Councilmember
Cody Hansen, Councilmember

City Employees: Steve Brooks, City Attorney
Cody Cardon, Business Administrator
Scott Brenkman, Police Chief
Mike Eggett, Community Development
Jackie Manning, City Recorder

Excused: Rodger Worthen, City Administrator

Visitors: Good Earth Rep
Ryan Cowley, Weber County Elections Director
Deputy Mike Aschinger

A. Welcome and Roll Call

Mayor Searle called the meeting to order and welcomed all in attendance, including all Council Members and all members of the public. Mayor Searle excused the City Manager, who was attending a training.

B. Pledge of Allegiance

Mayor Searle invited Councilmember Arnold to lead the Pledge of Allegiance.

C. Moment of Silence

Mayor Searle called for a moment of silence and asked everyone to remember our police officers, fire fighters, U.S. Military service members, and members of the City Council as they make decisions this evening.

D. Open Communications

There were no open communications.

E. Presentations and Reports

1. Mayors Report

Mayor Searle explained the Bonneville Communities that Care (CTC) promotes prevention of underage drinking. The CTC conducts annual studies in conjunction with their progress in preventing underage drinking. Mayor Searle discussed the various events conducted by the CTC.

Deputy Mike Aschinger, from the Weber County Sherriff's office, dispersed information to the City Council regarding the upcoming suicide prevention meeting titled, Question, Persuade, Refer (QPR). He explained the goal of this meeting is to provide a training on understanding and preventing suicide. The meeting will be held at the Riverdale Senior Center on April 13, 2017 at 7:00 PM. He encouraged attendance for this meeting.

Councilmember Ellis reported his attendance of the emergency mosquito abatement meeting, in which the abatement explained they will begin spraying for mosquitoes.

Councilmember Griffiths invited the Councilmembers to attend the Senior Volunteer appreciation dinner, which will be held on April 12, 2017 at the Chuckarama in Ogden City, at 5:30 PM.

Councilmember Mitchell informed the City Council of the upcoming medicine disposal event which will take place at the Macey's located in South Ogden City on April 29, 2017 from 10:00 AM to 2:00 PM. Mayor Searle explained there is a medicine disposal box at the Riverdale City Police Station as well.

Mayor Searle commented regarding the closure of the Davis County Incinerator, which was the location the police department used to burn evidence. The police department will be reviewing alternative solutions.

F. Consent Items

1. Review of meeting minutes for the Strategic Planning Meeting held on February 25, 2017 and the Work Session and Regular Meeting minutes held on March 21, 2017.

Mayor Searle invited any corrections or comments for the Strategic Planning Meeting held on February 25, 2017 and the Work Session and Regular Meeting minutes held on March 21, 2017. [There was a requested change during the Work Session pertaining to the Strategic Planning Meeting which was held February 25, 2017, line item 180-181].

2-3. Consideration to set public hearings on May 2, 2017 and June 20, 2017 to receive and consider comments regarding the following: Riverdale City Tentative Budget for Fiscal Year 2017-18, Declaring unclaimed property as public interest use.

There were no questions regarding this item.

4-6. Consideration to set public hearings on June 20, 2017 to receive and consider comments regarding the following: Amending Riverdale City Budget for Fiscal Year 2016-17 (as needed), Adopting the Riverdale City Final Budget for Fiscal Year 2017-18, and Amendments to the Riverdale City Code: Human Resources Manual, 1-7-2 Salaries of City Council and Mayor, and 1-7F-6 Salary of the Justice Court Judge.

There were no questions regarding this item.

MOTION: Councilmember Mitchell moved to approve the consent items as amended. Councilmember Ellis seconded the motion. There was not any discussion regarding this motion. The motion passed unanimously in favor.

G. Action Items

1. Consideration of Resolution 2017-05, Inter-local Agreement between Weber County and Riverdale City for assistance in the 2017 Municipal Election.

Jackie Manning, the City Recorder and Election Official, summarized the executive summary which explained:

Weber County will be assisting all cities (within Weber County) in the 2017 Municipal Election. There will be numerous options for registered voters to cast their ballots, such as: ballot drop box, regular mail, or a voting center on Election Day. The City participated in a grant opportunity and was able to obtain a permanent ballot drop box now located at the Civic Center. This was at no cost to the City. Weber County has also agreed to have a temporary drop box for this Municipal Election, to be placed at the Riverdale City Community Center.

The services Weber County will be providing are listed in Exhibit A.

The cost of the Primary and General Election is outlined in Exhibit B. It should be noted that Weber County is only charging for materials and their staff time. There are various factors that affect the overall cost. For example, if the primary election is cancelled, Riverdale City will not be charged for that election. There is also the potential for cost sharing during the General Election if the Weber County School Board has an item to be added to the ballot.

There will be 9 voting centers located throughout Weber County, as outlined in Exhibit C. Voters can go to any polling place to vote regardless of which city they reside. It should be noted that during the 2015 Municipal General Election, Riverdale City had a total of 1,405 votes cast. Of the 1,405 voters, 54 voted in person; meaning 96% of voters cast their ballot via regular mail or the ballot drop box method. Weber County is in attendance to address any questions or concerns regarding this information.

Councilmember Hansen asked about the deadline for items placed on the ballot and Ryan Cowley, the Weber County Elections Director, confirmed it is 65 days prior to the election date.

Mr. Cowley discussed voter analysis with an emphasis on polling places in close proximity of every registered voter within Weber County. The selected polling locations have adequate parking and ADA (American Disabilities Act) Access.

MOTION: Councilmember Arnold moved to approve Resolution 2017-05, Inter-local Agreement between Weber County and Riverdale City for assistance in the 2017 Municipal Election. Councilmember Griffiths seconded the motion.

Mayor Searle invited discussion regarding the motion and there was none.

ROLL CALL VOTE: Councilmembers Ellis, Mitchell, Arnold, Hansen, Griffiths all voted in favor of Resolution

2017-05.

2. Consideration of Resolution 2017-06, Good Earth Natural Foods site plan amendment, located approximately 1050 West Riverdale Road, Riverdale, Utah 84405.

Mike Eggett, the Community Development Director, summarized the executive summary which explained:

Good Earth Natural Foods, has applied for an Amended Site Plan review of the Riverdale Good Earth store located at approximately 1050 West Riverdale Road in a Regional Commercial (C-3) zone. As part of this site plan amendment, the applicant is also working on a full remodel of the store exterior and interior (as represented in the following documents). The property is currently owned by Riverdale North, LLC. A public hearing is not required to consider this Site Plan proposal. On March 14, 2017, the Planning Commission review the proposed site plan amendment for Good Earth Natural Foods and then supported a favorable recommendation to City Council for approval of the Amended Site Plan proposal, with the direction that the applicant resolve all outstanding staff noted concerns prior to advancing to City Council for consideration. The applicant has since resolved these noted staff concerns since that meeting. Following the presentation and discussion of the proposal, the City Council may make a motion to approve the Good Earth Natural Foods amended site plan proposal, approve the proposed amended site plan with any requested modifications/amendments, not approve the Good Earth Natural Foods amended site plan, or table the matter to allow time for the applicant to resolve outstanding concerns.

Title 10 Ordinance Guidelines (Code Reference)

This Amended Site Plan review is regulated under City Code 10-25 "Development in All Zones", and is affected by City Codes 10-10A "Commercial Zones (C-1, C-2, C-3)", 10-14 "Regulations Applicable to All Zones", 10-15 "Parking, Loading Space; Vehicle Traffic and Access", 10-16 "Sign Regulations", and other regulations found in Title 8 "Water and Sewer".

The proposed development parcel is located at approximately 1050 West Riverdale Road in the recent Family Center North shopping center location on property currently owned by Riverdale North, LLC. The property is in a Regional Commercial C-3 zone and the desired use of this property will continue as a retail merchandise store that is planned to be fully remodeled.

On March 13, 2017, the Design Review Committee completed a review and consideration of the exterior update and site design alterations. At the conclusion of the discussion, the Committee approved the exterior update, site design changes, and sign additions to the Good Earth building as submitted.

Attached with this executive summary is a document entitled "Amended Site Plan Review – Good Earth Natural Foods"; this is a supplementary document addressing items of note or concern as identified on the Amended Site Plan application review. Also attached, following this executive summary, are comments from the Public Works Director, the Fire Chief, the Police Chief, the City Administrator, and contracted City Engineer. Please note that the Engineering comments are included on the department reports page, as the first comment on that page.

Signage for the site is regulated per City Code 10-16 (specifically section 8.(B.) for Commercial and Manufacturing Districts); the applicant should be directed to adhere to this Code when contemplating updated or new signage.

General Plan Guidance (Section Reference)

The General Plan use for this area is currently set as "Planned Commercial - High" and this proposed project would comply with this land use.

City Attorney, Steve Brooks, noted the Resolution 2017-06 was not needed and asked that it be disregarded.

MOTION: Councilmember Arnold moved to approve site plan amendment, Good Earth Natural Foods site plan amendment, located approximately 1050 West Riverdale Road, Riverdale, Utah 84405. Councilmember Ellis seconded the motion.

Mayor Searle invited discussion regarding the motion and there was none.

CALL THE QUESTION: All Councilmembers voted in favor of the site plan amendment.

H. Discretionary Items

Councilmember Mitchell discussed complaints regarding mischief (egging) around the 500 South 900 West, near the stake center. Chief Brenkman discussed the additional patrol in that area. Chief Brenkman encouraged residents to file a report with the police department.

Councilmember Mitchell expressed gratitude for the public works department in their efforts during the flood.

Mayor Searle referred to the prior City Council Meeting, during open communications, and explained the public works

department will have park restrooms open during the day and closed at nights.

I. Adjournment.

MOTION: Having no further business to discuss, Councilmember Hansen made a motion to adjourn. The motion was seconded by Councilmember Mitchell; all voted in favor. The meeting was adjourned at 6:41 PM.

Norm Searle, Mayor

Jackie Manning, City Recorder

Date Approved: April 18, 2017