

AGENDA ITEM #3

Summary Action Items.

- a. Approval of Minutes from the May 19, 2021 City Council Work Meeting and the May 19, 2021 Regular City Council Meeting.
- b. Approval of Bills.

**MINUTES OF THE WORK MEETING OF THE GRANTSVILLE CITY COUNCIL,
HELD ON MAY 19, 2021 AT THE GRANTSVILLE CITY HALL, 429 EAST MAIN
STREET, GRANTSVILLE, UTAH AND ON ZOOM. THE MEETING BEGAN AT 6:00
P.M.**

Mayor and Council Members Present:

Mayor Brent Marshall
Scott Stice, excused
Krista Sparks
Jeff Hutchins
Jewel Allen
Darrin Rowberry

Appointed Officers and Employees Present:

Christine Webb, City Recorder
Brett Coombs, City Attorney
Travis Daniels, Fire Chief

Citizens and Guests Present:

Brandon Smith
There were many members of the community who attended the meeting through Zoom.

AGENDA:

1. Discussion of Fire Department fire truck modifications.

Chief Daniels explained they started to turn the American La France Fire Truck into a parade truck. It was replaced by the Rosenbauer a few years ago. He did not realize that he needed the City Council's permission to do so. Chief Daniels stated he was here to request approval and apologize. He reported they removed the water tank, which was non-functional. The pump is still there and it is functional, so they can use it if necessary. Chief Daniels stated the other option would be to declare the truck surplus property and sell it. He pointed out there are a lot of people who really like the truck and would like it to stick around. He felt this was a way to keep it for a practical use.

Mayor Marshall expressed concern about the pump with the tank removed. He felt it could wipe the pump out. The Mayor commented that we ended up with two military vehicles that the City did not know anything about. He reported that the City has been paying insurance on a vehicle that is not ready. He stated it has been in the bay for a couple of years. He added that if there is no plan to use it, we need to know so that it can be removed from the insurance policy. Chief Daniels reported they plan to take the booster reel off the American La France and install it on the military vehicle. He stated

the military vehicle is very robust and can be used on all terrain. He said once that is installed they will paint the truck and it will be ready to go.

Councilman Rowberry asked how much it will cost to complete the work to make this a show truck. Chief Daniels answered the work that has been done has cost \$700. He felt all that's left is to polish it up. Councilman Rowberry asked if there were any plans to use the American La France as a fire truck anymore. Chief Daniels answered no, there is not. The Council liked the idea of having it be a show truck. Chief Daniels recalled that they need to purchase wooden ladders for the truck which will need to be paid for. It is expected they will be a minimal expense.

Councilwoman Sparks expressed appreciation for the Fire Department's escort of the GHS baseball and softball State Champions through town. The Council discussed how nice it was to have the teams on a trailer so they could all be together as a team. They felt it was easier to see the players.

2. Adjourn.

Motion: Councilman Hutchins made a motion to adjourn. Councilman Rowberry seconded the motion. The meeting was adjourned at 6:13 p.m.

Unapproved

**MINUTES OF THE REGULAR MEETING OF THE GRANTSVILLE CITY COUNCIL,
HELD ON MAY 19, 2021 AT THE GRANTSVILLE CITY HALL, 429 EAST MAIN
STREET, GRANTSVILLE, UTAH AND ON ZOOM. THE MEETING BEGAN AT 7:00
P.M.**

Mayor and Council Members Present:

Mayor Brent Marshall

Krista Sparks

Scott Stice

Jeff Hutchins

Jewel Allen

Darrin Rowberry

Appointed Officers and Employees Present:

Christine Webb, City Recorder

Brett Coombs, City Attorney

Sherrie Broadbent, Finance Director

Jesse Wilson, Treasurer/Human Resources

Jacob Enslin, Police Chief

Citizens and Guests Present:

Brandon Smith

Mark Watson

There were many members of the community who attended the meeting through Zoom.

Mayor Marshall led the Pledge of Allegiance.

AGENDA:

1. Public Hearing:

- a. Annexation Petition filed by Jay Nielsen for approximately 248.98 acres located on the eastern boundary of Grantsville City's corporate limits.

Mayor Marshall asked if anyone wished to make a comment.

Brandon Smith, an Erda resident spoke. He was against the annexation. He shared the reasons he was against the annexation.

Mayor Marshall asked Mrs. Webb if there were any comments received by email. Mrs. Webb asked Mr. Smith if he was alright if she did not read the comments he sent by email. Mr. Smith said that was fine. Mrs. Webb read the comments she received. Morgan Jaterka, Hope Niesporek, Teri Christensen, Gary Durfee, Steven, Ashley

Johnson, Amber Edwards, Mark and Diane Haney, Trisha Criner, Randall Brown, and Theresa Jensen provided comments against the annexation. Bobby Bassett commented in favor. Christine Webb commented that Grantsville City does not request annexations; property owners submit a petition to annex. She explained the City follows State Code to process the petitions.

Brandon Smith commented again. He asked if anyone could tell him the benefit of Skywalk to him. He asked how he could have his questions answered by the City Council in a formal way so he could present it to the rest of the residents of the County. Councilman Stice suggested that he email them. Mr. Smith commented that Skywalk benefits Jay Nielsen far more than any resident of Tooele County. He stated they are not trying to keep anybody out; they want people to move in from out of State. They want business and smart development infrastructure. Mr. Smith stated this development will ruin Erda. He said Erda will cease to exist after this. He commented they want from Sheep Lane to up on the hill and that is all they want.

Flint Richards spoke. He reported that he owns sixty-seven of the acres being proposed for annexation. He explained he operated the dairy on the property for twenty-six years but now his health and age has made it impossible to dairy. He stated that he needed to sell the ground and Jay Nielsen was the first one to say yes to what Mr. Richards was asking. He said his family considers themselves Grantsville residents because his children have attended Grantsville schools and they have been in the Grantsville Annexation Area. He felt the option to annex was open to them. Mr. Richards stated this is a legal application for annexation. He pleaded with Grantsville to annex this property.

No further comments were offered and the Mayor closed the public hearing.

2. Public Comments.

Mayor Marshall asked if there were any comments from the public. No comments were offered or received by email.

3. Summary Action Items.

- a. Approval of Minutes from the May 4, 2021 Work Meeting and the May 5, 2021 Regular Meeting.
- b. Approval of Bills for the amount of \$1,373,633.73.

Motion: Councilman Stice made a motion to approve the summary action items.

Second: Councilman Hutchins seconded the motion.

Vote: The vote was as follows: Councilman Rowberry, "Aye", Councilwoman Allen, "Aye", Councilman Hutchins, "Aye", Councilman Stice, "Aye", and Councilwoman Sparks, "Aye". The motion carried.

- 4. Consideration of Ordinance 2021-22 annexing 248.98 acres located on the eastern boundary of Grantsville City's corporate limits and amending the Official Zoning Map of Grantsville City, Utah to designate this property as a CS, RM-15, RM-7, and Municipal Services Zone.**

This item was removed.

- 5. Consideration of Ordinance 2021-23 amending Chapter 6 of the Grantsville City Land Use Management and Development Code regulating the use and construction of driveways in the City limits.**

Mayor Marshall thanked Councilman Hutchins for the work he did on this. He stated there were a few things he was concerned about. He did not like the \$1,000/\$2,000 for the meter in the driveway. He felt this fine is immaterial; developers are told during the DRC meetings that the meters need to be five feet off the property line so they are out of the driveway area. He felt those should be removed. Mayor Marshall stated he would also like to have a total width of driveway specified by an amount rather than a percentage.

Mr. Coombs stated 6.14.1(A)(4) is the penalty if someone does concrete the meter in. He explained the 6.14.1(A)(5) allows them to get a permit to do it. He suggested removing sub 5, but leave sub 4. Mayor Marshall agreed. He commented there needs to be something stating the maximum driveway width you can have is _____. Councilman Stice reported he has a 140 foot frontage at his house and probably forty feet of driveway. He stated that he liked the percentage. He felt there should be a limit of two driveways and a percentage. Councilman Hutchins recalled having one-third in the code and asked if Mr. Coombs remembered where that was. Mr. Coombs answered it was in 6.14.5(1)(b) and it was struck by the Planning Commission. He pointed out that in the same section under sub (f) it is still included.

Councilwoman Allen asked if the word "flairs" in this section was correct. Councilwoman Sparks agreed that it should be "flares". It will be corrected.

The Council discussed the driveway width and whether to require a specific number or to list a percentage of the frontage. James Waltz stated our standard practice for laterals for one lateral is five feet off the property line. Councilman Hutchins clarified that Mayor Marshall would prefer to have the code state that you have two driveways but the total width of both combined cannot exceed a total number of feet. Mayor Marshall answered that was correct. The Council felt the width of the driveway should be relative to the size of the lot. Mr. Waltz reported the City has started requiring driveway layouts on the drawings. This helps Public Works know where to put utilities.

Mr. Coombs brought up a few items for the Council to consider. He suggested changing "driveways in front" to "drive approach in front" in 6.14.5(A0(1)(b). He explained there was a lot of discussion with the Planning Commission about (e) in the same section. The

section listed the maximum outdoor parking spaces permitted. The Council felt it should be removed. They agreed to remove the \$1,000 fine as well. The fine plus the cost of repair should be added or there need to be a reference to the code about being responsible for the cost of repairs.

Motion: Councilman Stice made a motion to approve Ordinance 2021-23 amending Chapter 6 of the Grantsville City Land Use Management and Development Code regulating the use and construction of driveways in the City limits with the changes discussed.

Second: Councilman Rowberry seconded the motion.

Discussion: Councilman Stice commented that Councilman Hutchins and Mr. Coombs did a lot of work on this ordinance. He thanked them for tackling it.

Vote: The vote was as follows: Councilman Rowberry, "Aye", Councilwoman Allen, "Aye", Councilman Hutchins, "Aye", Councilman Stice, "Aye", and Councilwoman Sparks, "Aye". The motion carried.

6. Consideration of Resolution 2021-27 approving a service agreement with the Les Olsen Company for printer maintenance for 36 months.

Mayor Marshall reported this is a service contract where Les Olsen will monitor the ink for each printer and copy machine in the City and then supply the ink as necessary. Councilwoman Sparks stated they have a contract with Les Olsen for her school. She felt they work well with the School District. Councilman Stice asked if this needed to go out for bid. Mayor Marshall answered this is through the State contract, so we do not need to go out for bid.

Motion: Councilman Hutchins made a motion to approve Resolution 2021-27 approving a service agreement with the Les Olsen Company for printer maintenance for 36 months.

Second: Councilwoman Allen seconded the motion.

Vote: The vote was as follows: Councilman Rowberry, "Aye", Councilwoman Allen, "Aye", Councilman Hutchins, "Aye", Councilman Stice, "Aye", and Councilwoman Sparks, "Aye". The motion carried.

7. Consideration to approve the polling location as Deseret Peak Complex for the 2021 Municipal Primary and General Election.

Mrs. Webb explained the election will be a vote-by-mail election but if a voter wishes to vote in person, they may take their mail ballot to Deseret Peak to vote in person. The Council Members were concerned about the population that prefers to cast their ballot in person and the length of the drive to Deseret Peak.

Motion: Councilwoman Allen made a motion to approve the polling location as Deseret Peak Complex for the 2021 Municipal Primary and General Election.

Second: Councilman Hutchins seconded the motion.

Vote: The vote was as follows: Councilman Rowberry, “Aye”, Councilwoman Allen, “Aye”, Councilman Hutchins, “Aye”, Councilman Stice, “Aye”, and Councilwoman Sparks, “Aye”. The motion carried.

8. Discussion of providing re-location benefits.

Jesse Wilson commented that we have had some difficulty finding a building inspector and an engineer. He reported they have narrowed the applicants for engineer down to two. Both of them are from out of state. The City does not currently have a re-location benefit. He emphasized that the benefit would be a reimbursement for moving. It would not be to sell the candidate’s home. Councilman Hutchins felt it would be good to have a maximum amount for the reimbursement. Mr. Wilson suggested \$2,000 - \$3,000. The Council discussed their experiences with re-location benefits. They agreed to consider providing re-location benefits. It will be added to an agenda.

9. Discussion on creating a City Manager position.

Councilman Hutchins stated the Council has discussed whether the City has reached a point where our size and scope is enough that we need to find a way to provide some continuity. He stated that we have been fortunate to have Mayor Marshall here for twelve years and he knows about water and where everything is. He commented that it has been a luxury for the City to have his knowledge. Councilman Hutchins felt that as we move forward if we do not consider a City Manager, then we may find ourselves behind. He felt that with the Declaration of Candidacy coming up on June 1st, it would be helpful for candidates to know if they will be running for a full-time position or a part-time roll with a City Manager.

Councilman Stice stated he has also thought about this extensively. He stated that Mayor Marshall is the best mayor this City has ever had. He expressed concern about losing all of the Mayor’s knowledge as well. The Council agreed that creating a City Manager position is in the best interest of the City. Councilman Hutchins would like to see the City hire the City Manager about two months prior to the end of the year so they can shadow the Mayor and learn from him and be prepared to take over the City.

10. Closed Session (Personnel, Real Estate, Imminent Litigation).

Motion: Councilwoman Sparks made a motion to go into a closed session on pending or imminent litigation.

Second: Councilman Stice seconded the motion.

Vote: The vote was as follows: Councilwoman Allen, “Aye”, Councilman Rowberry, “Aye”, Councilman Hutchins, “Aye”, Councilman Stice, “Aye”, and Councilwoman Sparks, “Aye”. The motion carried and the Council went into a closed session at 8:28 pm.

Those in attendance were Mayor Marshall, Councilman Rowberry, Councilwoman Allen, Councilman Hutchins, Councilman Stice, Councilwoman Sparks, Christine Webb, and Brett Coombs.

Motion: Councilman Stice made a motion to go back into an open session.

Second: Councilman Sparks seconded the motion

Vote: The vote was as follows: Councilman Rowberry, “Aye”, Councilwoman Allen, “Aye”, Councilman Hutchins, “Aye”, Councilman Stice, “Aye”, and Councilwoman Sparks, “Aye”. The motion carried.

11. Adjourn.

Mr. Coombs explained that because the creation of a City Manager is not changing the form of government, the Council does not have to hold a public hearing. He asked if the Council would like to hold a public hearing about the City Manager. The Council wished to hold a public hearing.

Motion: Councilman Allen made a motion to adjourn. Councilman Rowberry seconded the motion. The meeting was adjourned at 8:54 p.m.