

Minutes of the Hurricane City Council meeting held on July 6, 2017 in the Council Chambers at 147 North 870 West, Hurricane, Utah at 5 p.m.

Members Present: Mayor John Bramall and **Council Members:** Pam Humphries, Darin Larson, Kevin Thomas and Cheryl Reeve. **Absent:** Kevin Tervort

Also Present: City Attorney Fay Reber, Police Chief Lynn Excell, Power Superintendent Dave Imlay, Planning Director Toni Foran, , GIS Specialist Joe Rhodes and Ash Creek Mike Chandler, Water Superintendent Ken Richins, Fire Inspector Kevin Gildea and City Engineer Arthur LeBaron.
Absent: City Manager Clark Fawcett, Assistant City Manager/Recorder Kaden DeMille

AGENDA

5:00 p.m. Pre-meeting - Discussion of Agenda Items, Department Reports

Toni Foran – she received a phone call from Steven Seely who owns a licensed vacation rental in Dixie Springs. He was calling to inquire what the City is going to do about people not licensing their rentals. He said that he could provide a list of addresses of non-licensed vacation rentals. Kevin Thomas stated that he wants to address this issue and Pam Humphries commented that we are in desperate need of a Code Enforcement officer. Ms. Foran also explained the issues her department is having regarding Home Based Business. If the City isn't going to charge a fee for having a home based business, then it is not worth it to license them. She said that she wants to discuss this issue with Mr. Fawcett when he returns.

Chief Excell – they have a new employee Chad Holt. He is a local Hurricane boy who is excited to be working for us. Chief Excell stated that the statistics for the past six months reveal that incidents are up, citations are down and vehicle burglaries are down. He said that drug offenses are up almost 20% and traffic accidents are up by 48%. Chief Excell explained that the jail is currently full. They are currently on jail restriction which means that there are no bookings, just citations. His department will be presenting a community meeting on July 19, 2017. This is basically a time for the public to ask questions of the department.

Mayor Bramall arrived 5:19pm.

Dave Imlay – he met with the engineering firm yesterday regarding LiteHouse Foods. Mr. Imlay explained that there are \$45,000 of items that need to be done to our power system just so LiteHouse can tap into our system. He gave all of the financial information to Mr. Fawcett for his review. Mr. Imlay stated that he had a gentleman come in and say that he is having health issues due to the pulses that our power meters put out. He is requesting an analog meter. Mr. Imlay said that they can install an analog meter but they will have to charge a monthly fee for it. He sent Mr. Reber and Mayor Bramall an email regarding this issue.

Darin Larson arrived 5:35pm

Ken Richins – reported that the Water Conservancy District raised their rates in July. Mr. Richins stated that they are looking to raise the City rate .10 per thousand starting August 1, 2017. The Water Board has already approved this rate increase. Mr. Richins also explained that there are a lot of water breaks due to the heat and his department is busy resolving these issues.

Clay Campbell – he said that he has an item on the Agenda tonight regarding tree trimming. The current code is 14 feet above asphalt and he wants to raise the height to 16 feet above asphalt to give a buffer zone while trimming. Mr. Campbell explained that the current protocol is to give notice to the property owners and give them an opportunity to hire a private tree trimmer. After 30 days, then they will go out and trim the tree. Mr. Campbell stated that whenever they do trim a tree, there is always a Supervisor on site.

Mike Chandler – Ash Creek SSD has met with LiteHouse and they are still trying to resolve their expansion needs. He is hoping that they will have everything worked out in a month or two.

Kevin Gildea – the Fire District had one engine and one ambulance up at the Brian Head fire. When they were on their way back, they got called to Winnemucca. They will be there for two weeks. The District has been very busy. Mr. Gildea said that they did receive a site plan for Sprayforce but they are still working on the LiteHouse site plan.

Arthur LeBaron – he has sent out an email regarding a Supervisors retreat for September 21, 2017 with an optional second day. This is a City Council meeting day, so he is hoping to have it wrap up early so that everyone can make it back in time for the meeting. He has a discussion leader to help devise the goals and plans. He is excited and optimistic about this retreat. Mr. LeBaron also Interstate Rock has a project they want to start and there is a drainage issue they are having that could be solved with some City participation. He said that it is hard to explain without having more details on paper, but he will keep the Council updated.

6:00 p.m. - Call to Order

Pledge: Levi Humphries Prayer: Jarod Heaton

Approval of Council minutes: 04/20/2017

Pam Humphries made a motion to approve the 04/20/2017 Council minutes. Seconded by Cheryl Reeve. Motion approved with Cheryl Reeve, Kevin Thomas, Pam Humphries and Darin Larson voting aye.

6:15 p.m. – Public Forum – Comments From Public

None

NEW BUSINESS

1. *Presentation by Hurricane area national jamboree troop*

Arthur LeBaron presented some of the members from Troop 3337. Mr. LeBaron stated they have approximately 30 members and all of the boys are from the City of Hurricane. They are getting ready to travel to Virginia for ten days, then taking six days to tour various LDS church sites. They presented their troop flag, and Mayor Bramall took a picture with them to be posted on their Facebook page.

2. Consideration and possible approval of a proclamation declaring June 19-25 as Amateur Radio Week

Mayor Bramall stated that we use HAM radio during emergencies.

Pam Humphries made a motion to approve the proclamation declaring June 19-25 as Amateur Radio Week. Seconded by Kevin Thomas. Motion approved with Cheryl Reeve, Kevin Thomas, Pam Humphries and Darin Larson voting aye.

3. Consideration and possible approval of a proclamation declaring July 1-7 as Independents Week

Mayor Bramall stated that the Buy Local First is a program that encourages everyone to buy local farmers goods and products.

Pam Humphries made a motion to approve the proclamation declaring July 1-7 as Independents Week. Seconded by Darin Larson. Motion approved with Cheryl Reeve, Kevin Thomas, Pam Humphries and Darin Larson voting aye.

4. Consideration and possible approval of granting local consent for a package store at 415 N. State Street to Deborah Groves DBA as Chez Debi

Chief Excell stated that Ms. Groves will have to comply with the rules and regulations of the Department of Alcohol Beverage Control ("DABC"). In order for Ms. Groves to submit her application she needs to have local consent. The law permits one package agency per 18 thousand in State population. They will have limited hours, proposed hours are 11a -4p, they are closed on Sundays and Federal holidays.

Deborah Groves explained that she purchased the plaza at 415 N. State Street. Ms. Groves said that the building has been an empty office space. She is working towards making it a small hotel, vacation rental and a gift shop with a package store. The gift shop is open and she carries many items from local artists. She is hoping to sell spirits, beer and wine in that gift shop as well. Ms. Groves stated that she would have to abide by the DABC rules and regulations. The alcohol would be behind the counter on the shelves and there would be no consumption on site. She said that this would be a package store within another business, and there are only ten other package stores like this throughout the State. Ms. Groves doesn't believe that she will be permitted to advertise the sale of alcohol within her gift shop. Chief Excell stated that she would be allowed to display an approved DABC sign.

Elizabeth Rey commented that Ms. Groves will have to comply with the strict rules of the DABC and patrons will know what they are looking at and where they are choosing to go.

Darin Larson explained that when you go beyond selling beer and wine you are required to have local consent. He thinks that this is something that will be coming before Council more often because of the continuous growth the City is experiencing. He doesn't feel that this package store would be harmful to the community. He is in favor of granting consent.

Kevin Thomas stated that he is not in favor of having this type of store within the City because there is already a State regulated liquor store here that meets the needs of the community. Pam Humphries and Cheryl Reeve agreed with Mr. Thomas adding that another liquor store isn't needed.

Kevin Thomas made a motion to deny local consent for a package store at 415 N. State Street to Deborah Groves DBA as Chez Debi. Cheryl Reeve, Kevin Thomas and Pam Humphries voted no. Darin Larson voted yes. Mayor will sign the DABC "Package Agency Contract" form stating that Council denies local consent with a vote of 3-1.

5. Discussion and possible approval of an ordinance amendment pertaining to tree heights over streets– Clay Campbell, Streets Superintendent

Clay Campbell stated that he is requesting to change the 14 feet over asphalt to 16 feet over asphalt to give the tree trimming crews a buffer zone when trimming trees. Mr. Campbell mentioned that trees are trimmed on a complaint basis. When they receive a complaint, they give the owner a 30 day notice. This gives the owner time to hire a private tree trimmer if they choose to do so. After the 30 day period they will go out and trim the tree. Whenever tree trimming is done, a Supervisor is always on site.

Darin Larson made a motion to approve the ordinance amendment pertaining to tree heights over streets, changing it from 14 feet over asphalt to 16 feet over asphalt. Seconded by Pam Humphries. Motion approved with Cheryl Reeve, Kevin Thomas, Pam Humphries and Darin Larson voting aye.

6. Consideration and possible approval of a preliminary plat for the Kenneth Heaton One Lot Subdivision, a single lot subdivision located at approximately 942 W. 1500 South-Kenneth Heaton applicant

Toni Foran stated that Kenneth Heaton is out of town and is not present tonight. Mayor Bramall stated that Planning Commission recommended this item for approval.

Pam Humphries made a motion to approve the preliminary plat for the Kenneth Heaton One Lot Subdivision, a single lot subdivision located at approximately 942 W. 1500 South, with Staff and JUC comments. Seconded by Kevin Thomas. Motion approved with Cheryl Reeve, Kevin Thomas, Pam Humphries and Darin Larson voting aye.

7. Consideration and possible approval of a preliminary plat for Cordero Phase 1, a single family subdivision located at approximately 2100 West 3500 South – Brant Tuttle applicant

Mayor Bramall stated that this item was recommended for approval by the Planning Commission with the 6 Staff comments, the 9 JUC comments and an engineering traffic impact study.

Arthur LeBaron explained that the last time there was a Master Plan update done in this area, it was uncharted territory. The reason behind the traffic impact study is that with this kind of density, he wants to make sure that the roads are going to be adequate for what is going to be out there.

Pam Humphries made a motion to approve the a preliminary plat for Cordero Phase 1, a single family subdivision located at approximately 2100 West 3500 South, along with the 9 conditions from JUC, the 6

comments from Staff and request of the engineering staff for a full buildout traffic study done to determine the road widths on the proposed parkways before final plat. Ms. Humphries also added that Mr. Tuttle needs to discuss the street names with Staff. Seconded by Cheryl Reeve. Motion approved with Cheryl Reeve, Kevin Thomas, Pam Humphries and Darin Larson voting aye.

8. Discussion and possible approval of a resolution updating the water rate for the Sand Hollow Basin area-Ken Richins

Ken Richins explained that the .10 per thousand increase reflects the Water Conservancy District rate increase. He said that the Water Board approved the rate adjustment because 97% of the usage for Water Conservancy District water is out in the Sand Hollow Basin area. Mr. Richins is requesting that this increase go into effect on August 1, 2017.

Pam Humphries made a motion to approve the resolution updating the water rate for the Sand Hollow Basin area. Seconded by Cheryl Reeve. Motion approved with Cheryl Reeve, Kevin Thomas, Pam Humphries and Darin Larson voting aye.

9. Mayor, Council and Staff reports

Mayor Bramall	Airport, Administration, Police, Animal Control, School Crossing Guards, Victim Services, Public Works, Engineering-
Kevin Thomas	Emergency Management, Streets & Drainage, Youth City Council- Chief Excell stated that an enforcement officer has the power to enforce city codes and write citations. Mayor suggested Council needs to look at the ordinances before hiring a code enforcement officer. He said that there is a demand for more than one.
Pam Humphries	Court, Water, Power, Solid Waste- Ms. Humphries requests the mosquitos to be sprayed.
Darin Larson	Planning Commission, Economic Development, Planning Department, Building and Inspection, Recreation- Mr. Larson commented on the 4 th of July festivities. He said that the Recreation Department did a great job. He's hoping that in the future the City can promote it a little more. Possibly get more business involved.
Cheryl Reeve	Parks & Cemetery, Swimming Pool, Board of Adjustment, Historical Preservation, Tree Board, Beautification- Ms. Reeve stated that another statue is going in next week. This one is also on loan for a year. It will be going back by the splash pad.
Kevin Tervort	Ash Creek Special Service District, Golf Course, Industrial Park, Mosquito Abatement, Fire District-
Clark Fawcett	City Administration-

10. Adjournment: 7:07