

**MINUTES OF THE REGULAR MEETING OF THE GRANTSVILLE CITY
COUNCIL HELD WEDNESDAY, AUGUST 21, 2002.**

Mayor and Council Present: Mayor Byron Anderson; Council Members: Craig Anderson, James Christensen, Kevin Hall, Justin Linares, and Paul Rupp.

Appointed officers and employees present: Wendy Palmer, City Recorder, Attorney Ron Elton, and Public Works Director Joel Kertamus

Citizens and Guests: Grantsville City Engineer Craig Neeley, County Commissioner Teryl Hunsaker, County Engineer Rep. Ben White, Marnel Arbon, Grantsville City Water Attorney John Davis, Wally & Chleo Boyer, Kathryn Ortiz, Joe Cange, Janet & Morley Cook, Sheryl Webster.

TOOELE COUNTY WATER PROJECT: Engineer Craig Neeley explained the proposed project in behalf of Grantsville City and Tooele County. Mr. Neeley stated that Tooele County could no longer depend on Tooele City for their water source. Tooele County has obtained 705-acre feet of water right and is intending to drill a well in the South area of Grantsville City. This well can benefit Grantsville City by being a redundant source of water in an emergency due to the emergency generators that Tooele County will install at the well site. Tooele County needs a storage facility to pipe the water in order to meet a constant fire flow demand. Grantsville City has excess capacity in the South Willow Storage tank and this well will be just north of that tank site. Grantsville City will manage the well and pipeline for a contract fee. Tooele County will pay for the pumping costs April 1 through October 31 of each year. After that time Grantsville City will pay for the pumping cost November 1 through March 31 of each year. Grantsville City will have the use of the excess water the Tooele County Pump Produces. Tooele County has a current need of 600 gallons per minute and at completion of the Deseret Peak Complex (DPC) they will be at 2000 gallons per minute. Tooele County will pay for the well construction and the pipeline construction. The pipeline from the well site to DPC will be 16-inch pipe. Tooele County has drilled an 8" well to handle the bike track and the motor cross track. The water from the new well will be used for landscape, arenas dust control and potable needs. Tooele County intends to pay for the potable water usage. Tooele County will not pay for secondary water needs due to the fact that they are drilling the well and installing the entire pipe and paying for the pumping costs during the irrigation season. Tooele County will remain the owner of the water rights and the well. Grantsville City will manage the water rights and the well for a contract fee. Attorney Davis stated that he feels that this proposal is good for both parties and he and the engineers are going to work out the agreement for approval and Mr. Davis will prepare the contract. Attorney Davis stated that he has a good amount of experience in the field of water issues and negotiations. Attorney Davis complimented Grantsville City and Tooele County for their willingness to work together and not create an arbitration between Attorney's. Trusting your engineers with this decision is a commendable solution. Craig made the motion to authorize the water attorney and engineers to pursue the agreement for the proposed Tooele County/Grantsville City Water project. Kevin seconded the motion. All voted in favor, motion carried.

APPROVAL OF MINUTES OF THE PREVIOUS MEETING: Kevin made the motion to approve the minutes as grammatically corrected. Craig seconded the motion. All voted in favor, motion carried.

TABLE ITEMS #3, #8 & #9: Kevin made a motion to table Carol Jefferies-Tooele County School District, Consideration of design & bid documents for safe sidewalk project and award of bids for safe sidewalk project until the next Council meeting. James seconded the motion. All voted in favor, motion carried.

CONSIDERATION OF NEW BUSINESS LICENSES: James made the motion to approve the business licenses for:

- a. **Kathryn Ortiz-230 E. Durfee Street-beauty salon**
- b. **Tony Clark-35 E. Main Street-Paint ball sales**
- c. **James Warr-357 E 30 N. –Building fences & Porches**

Kevin seconded the motion. All voted in favor, motion carried.

CONSIDERATION OF BIDS FOR LEASING CITY PROPERTY: Recorder Palmer stated that she has not be able to make contact with Ms. Tracey in order to find out her intentions for removal of the snow cone shack and utility connections. James made the motion to table this item until Ms. Tracey contact Recorder Palmer. Paul seconded the motion. All voted in favor, motion carried.

CONSIDERATION OF BOND RELEASE FOR PAUL MATTHEWS

SUBDIVISION: Kevin made the motion to approve the subdivision bond release as recommended by Joel Kertamus, Public Works Director. Craig seconded the motion. All voted in favor, motion carried.

CONSIDERATION OF SETTING PUBLIC HEARING: Craig made the motion to set the public hearing for September 18, 2002 for consideration of allowing kennels in residential zones and adding commercial and light industrial zones to the consideration. James seconded the motion. All voted in favor, motion carried.

CONSIDERATION OF PROCLAMATION FOR UTAH FIRE FIGHTERS/FILL THE BOOT MONTH: Mayor Anderson read the proclamation and recommended its approval. James made the motion to approve the resolution for Utah Fire Fighters/Fill the Boot Month in support of Muscular Dystrophy Association. Paul seconded the motion. All voted in favor, motion carried.

CONSIDERATION OF ORDINANCES AND RESOLUTIONS: James made the motion to table a & b that considers the amendment to the general plan and zone change for North Cooley until the next agenda. Recorder was instructed to have the Zoning Administrator come up with a document that details the agreements and issues with Palomino Ranch Subdivision prior to consideration of any amendments; also facilitate a meeting with Craig, James and Mr. Cange to discuss the issues. Kevin seconded the motion. All voted in favor, motion carried.

- c. Considerations of amending chapter 15.1 and 14.1 and Chapter 2 of Land Use Management Code to facilitate established agricultural uses in residential zones: It was explained that the basic intent of this amendment is to allow farm employee housing on a parcel of ground without requiring subdivision. The Farm location must have a minimum of 10 acres for consideration. James made the motion to approve the ordinance. Justin seconded the motion. All voted in favor, motion carried.
- d. Consideration of amended the road standards by including “Rural Lane” designation. James made the motion to not approve this amendment. Justin seconded the motion. All voted in favor, motion carried.
- e. Consideration of amendment to sign ordinance as it relates to home occupations: Recorder Palmer presented two options that address the commercial signs in residential zones. The first option address non-illuminated/non-commercial. The other options states non-illuminated and excludes the option for signs larger than 200 square inches for home occupations. Recorder Palmer stated that she prefers option one because it has a broader definition that would include any commercial sign. James made the motion to approve the amendment to the sign ordinance that includes “non-Illuminated/non-Commercial signs in the context of the chapter. This would eliminate the ability of any commercial signs in residential zones larger than 200 square inches. Craig seconded the motion. All voted in favor, motion carried.

CONSIDERATION OF SALARY STEP INCREASE: Craig made the motion to approve the salary step increase for Gale Hanson. James seconded the motion. All voted in favor, motion carries. Mayor and Council commented on the high standard of work ethic that Gale displays and how the overall maintenance of the cemetery has improved as well as the Museum.

CONSIDERATION OF FUND TO FUND LOAN: Recorder Palmer informed the Mayor and Council that she and the Treasurer Susan Gustin are very concerned about the cash flow of this city. The revenue is barely covering the expenditures. If the city were to have a large expense surprise us we are not sure we could cover it. Attorney Elton informed the Council that many cities take out tax anticipation loans at this time of year.

The city has more expenses than revenues at this time of year because of the maintenance demands on the streets, parks, cemeteries etc. Recorder Palmer included the Liability insurance expense as well, this cost is around \$65,000.00. Recorder Palmer informed the Council that it is not her intention to use the money unless it is absolutely necessary. It is her intention to extend the time that bills are paid out to a full 30 to 45 days in order to stretch expenses out, this is a tactic that industry uses all of the time. Recorder Palmer recommended the borrowing from a impact or capital improvement account over borrowing from the bank because the interest rate would be much lower than the bank loan rate. In addition, there would be no loan origination fees or man-hours expended filling out forms and meeting with loan officers. Craig made the motion to authorize a maximum of \$100,000 from the public safety impact fee account to be borrowed to cover expenses as needed. The amount borrowed to be repaid in December when the first property tax payment is made. Interest to be paid at the rate the Public Treasures fund is currently paying on the account. Kevin seconded the motion. All voted in favor, motion carried.

APPROVAL OF BILLS: Craig made the motion to pay the bills. James seconded the motion. All voted in favor, motion carried.

EMERGENCY ITEM: Craig made the motion to put parking on Willow Street at Willow Elementary School. James seconded the motion. All voted in favor, motion carried.

Craig stated that the west side of Willow Street need to be posted as no parking, stopping and dropping off students. Craig stated that he would like to see this posted within a few weeks after school starts to see if the traffic flow of students warrants it. Craig made the motion to post the west side of Willow Street as no parking or drop off of students. James seconded the motion. All voted in favor, motion carried. It was discussed to review the Middle School area as well. Have Joel report on the issues he sees in these areas for the next agenda.

OTHER BUSINESS; Mayor stated that the Employee appreciation day is scheduled for Friday, August 30, 2002. Dinner is at 5:30 and the Game begins at 7:00 p.m. There is parking on the north side of the stadium.

Craig gave a progress report on the trails. Craig stated that maybe the city could paint a line for a walking path and then place jersey barriers along the road for a divider. It was also suggested to use reflector posts.

Paul asked what happened to the two manholes on Main Street by the Tooele Corner. Kevin stated that he and Joel are working on getting the State who did the paving to raise the manhole covers.

Kevin discussed the ability of agriculture residents the ability to have building permits waived for agriculture buildings. Attorney Elton stated that he would look into the issue tomorrow and call Recorder Palmer with the results of his investigation.

ADJOURN: Justin made the motion to adjourn this meeting at 10:15 p.m. Kevin seconded the motion. All voted in favor, motion carried.

Wendy Palmer, City Recorder

Byron Anderson, Mayor