

**MINUTES OF THE REGULAR MEETING OF THE GRANTSVILLE CITY  
COUNCIL HELD MARCH 17, 2004.**

**Mayor and Council Present:** Mayor Byron Anderson, Council Members: Robin Baird, Wayne Butler, Todd Castagno, and Paul Rupp (7:10 P.M.).

**Appointed Officers and Employees Present:** City Recorder Wendy Palmer, Attorney Ronald Elton, Public Works Director Joel Kertamus.

**Citizens and guests present:** Mary Ruth Hammond (press), Gary Pinkham, Terry Baird, Robert Butler, Gary Christley, Joe Cange, Russ Christensen, Steven Walker, Craig Neeley, Jason Burningham.

**PUBLIC HEARINGS:**

- a. **Terry Baird requests for zone change at 111 E. Main- RM-7 to CG:** Mayor Anderson opened the public hearing at 7:07 p.m. Mayor Anderson asked for comment on the proposed zone change. No comment being offered the Mayor closed the public hearing at 7:07 p.m.
- b. **Gary Christley & Burmester Etal LLC – Zone change from A-10 to MD, south of industrial park along Burmester Road:** Mayor Anderson opened the public hearing at 7:07 p.m. Mayor Anderson asked for comment on the proposed zone change. No comment being offered the Mayor closed the public hearing at 7:08 p.m.
- c. **Joe Cange and Grantsville Development LLC zone change request from A-10 to RR-5 and RR-1 North end of Cooley Street:** Mayor Anderson opened the public hearing at 7:08 p.m. Mayor Anderson asked for comment on the proposed zone change. No comment being offered the Mayor closed the public hearing at 7:09 p.m.
- d. **Russ Christensen & Steven Walker – 445 W. Apple Street zone change request from A-10 to RM-15:** Mayor Anderson opened the public hearing at 7:09 p.m. Mayor Anderson asked for comment on the proposed zone change. No comment being offered the Mayor closed the public hearing at 7:10 p.m.

**Paul arrived.**

**APPROVAL OF MINUTE OF THE PREVIOUS MEETING:** James made the motion to approve the minutes of the previous meeting held 3-3-04. Paul seconded the motion. All voted in favor, motion carried.

**CONSIDERATION FOR ADOPTION OF A RESOLUTION OF THE CITY COUNCIL OF GRANTSVILLE CITY, UTAH, CONSENTING TO AND APPROVING THE FINANCING BY THE REDEVELOPMENT AGENCY OF GRANTSVILLE CITY, UT, (THE “CITY”) OF EXPENDITURES INCURRED WITH RESPECT TO CONSTRUCTION AND, INSTALLATION OF SEWER AND OTHER RELATED IMPROVEMENTS; DECLARING THAT SUCH IMPROVEMENTS ARE OF BENEFIT TO A REDEVELOPMENT PROJECT AREA; AND RELATED MATTERS:** James made the motion to approve Resolution 2004-02 Consideration For Adoption Of A Resolution Of The City Council Of Grantsville City, Utah, Consenting To And Approving The Financing By The Redevelopment Agency Of Grantsville City, Ut, (The “City”) Of Expenditures Incurred With Respect To Construction And, Installation Of Sewer And Other Related Improvements; Declaring That Such Improvements Are Of Benefit To A Redevelopment Project Area; And Related Matters: Todd seconded the motion. All voted in favor, motion carried.

**CONSIDERATION OF SALARY STEP INCREASE:** James made the motion to approve the salary step increase from Grade 15 step 9 to Grade 15 step 10 for Sgt. Brent Rowley. Seconded by Todd. All voted in favor, motion carried.

**CONSIDERATION OF NEW BUSINESS LICENSES:** Todd made the motion to approve the Business License for Mobile DJ Services at 254 W. Cherry Street. Paul seconded the motion. All voted in favor, motion carried.

Todd made the motion to approve the business license for Monster Truck Event Rental. James seconded the motion. All voted in favor, motion carried.

Todd made the motion to approve the business license for Cassity Motors Detail and repair shop at 54 E. Main. Wayne seconded the motion. All voted in favor, motion carried.

**NOTICE OF CERTIFICATION OF ANNEXATION PETITION FROM CITY RECORDER:** James made the motion to accept the City Recorders Certification of Annexation Petition and authorize the advertisement of annexation procedures once a week for three weeks and if no protests are filed set public hearing for May 5<sup>th</sup>. Todd seconded the motion. All voted in favor, motion carried.

**SET PUBLIC HEARINGS FOR:**

- a. Final public hearing for CDBG Final Application for 2004/05
- b. Zone change from RM-7 to RM-15 – West Main
- c. Zoning Code Amendments:
  1. Amend Chapter 21 to include flow chart for subdivision reference.
  2. Amend chapter 21.7.2 and chapter 14.2 to require 50' frontage in RR-1 zone and on Wedge Shaped lots.
  3. Amend Chapter 21.7.5 (2) to state 4' sidewalks required.
  4. Amend Chapter 21.4.9 to allow no site work until final plat approval.
  5. Consideration of deletion of 3.14(2) & (3).

James made the motion to set the public hearings for the above listed items for April 7<sup>th</sup> at 7:00 p.m. Wayne seconded the motion. All voted in favor, motion carried.

**BONDING ISSUE REVISITED:** Jason Burningham from Lewis, Young & Burningham arrived and Mayor Anderson asked him to address the City Council on the bonding issues and the time frame that funding should be in place for the Northwest sewer interceptor line for the Wal-Mart Project. Jason explained the bonding process to the City Council and the interest rates offered by Zion's Bank and Wells Fargo Bank is around the 4% area. Zion's Bank has actually come in at a better-cost factor than Wells Fargo Bank. Jason explained that he would contact both banks and let them know whose bid will be selected. Mayor asked Jason if he thought Wal-Mart may want to fund this sewer line project themselves? Jason stated that they may want to. Jason will contact Tom Bergeron and get feed back from Wal-Mart on how they want to proceed.

**APPOINTMENT TO THE WATER BOARD.** James made the motion to approve Wayne Butler to the Water Board. Robin seconded the motion. All voted in favor, motion carried. Mayor stated that he would try to set up a meeting with the Irrigation Company members on this board as quickly as possible.

**CAPITAL FACILITY PROJECTS FOR CDBG CONSOLIDATED PLANS UPDATE:** Recorder Palmer explained that each year the city is required to update our Capital Facilities plan and send it to the Wasatch Front Regional Council to be included in the Consolidated Plan for Community Development Block Grants (CDBG). Recorder Palmer Explained that she asked Joel if he would come up with some updates to send in by the deadline of April 7<sup>th</sup>. This list can be amended as the city finishes the budget process and the amendments will be sent in June after the budget approval. If the items are not in the Consolidated Plan a project will not be funded by CDBG. Joel presented his list of updates that included South Hale Street Transmission waterline, redrill north tank well #2. Todd made the motion to approve the updates and forward to the Wasatch Front Regional Council to be included in the Consolidated Plan. Wayne seconded the motion. All voted in favor, motion carried.

**CONSIDERATION OF BID AWARD FOR THE NORTH SEWER INTERCEPTOR LINE:** Craig Neeley Engineer Principal for Aqua Engineering was present to inform the Mayor and Council the bid tabulation and recommendation for bid award for the North Sewer Interceptor line. Robin asked Craig how he scored the contractors for this project. Craig stated that the first criteria was the bid amount the second criteria was representative experience and the third criteria was results from information received from references. Craig stated that Rolfe Construction Company passed all three criteria. Rolfe Construction Company was the low bidder and has done several jobs that entailed dewatering. Craig stated that their references all checked out with a favorable recommendations. Rolfe needs to start this job by April 1<sup>st</sup> so they can be complete by July 1. This company has a large job that they need to move to in July. Wayne stated that Wal-Mart will be cutting SR138 on the 15<sup>th</sup> of April so if we can get the sewer laid in that cut we could save money on the boring under SR138. Craig stated that once the bid is awarded tonight he plans to approach UDOT tomorrow morning to ask that the boring being waived and allow Grantsville City to lay the sewer line in the cut that Big D will be doing to install the culverts in SR138. Wayne made the motion to approve the bid award to Rolfe Construction Company at 988112.79 alternative A. James seconded the motion. All voted in favor, motion carried.

Wayne stated that he has been talking with Lyle Riggs, Wal-Mart construction Manager and Rick Williams the site manager with Big D construction. Wayne stated that they plan to close the highway and route the traffic onto Old Lincoln Highway. Wayne stated that he has talked with Joel about the effects on Old Lincoln Highway and Joel has committed his crew to trying to keep Old Lincoln Highway fixed up during these time frames. Wayne stated that he would like to make a proposal to Wal-Mart concerning fencing and trees and curb the effects of the parking lights on the neighbors, and a monument style sign. Wayne stated that he mentioned these issues to Mr. Riggs and Mr. Riggs stated that a letter should be written to Wal-Mart for consideration. Wayne was given the impression that Wal-Mart would be open to suggestions. It was the consensus of the Council to encourage Wayne to pursue the monument style sign, trees and grass entrance, and vinyl fencing.

**APPROVAL OF BILLS:** Paul made the motion to pay the bills. Todd seconded the motion. All voted in favor, motion carried. Robin presented bills that were given to him by one of the Softball coaches. Robin asked the Council how they wanted him to handle this type of thing. It was determined that anytime work needs to be done with the park the organizations need to clear it through the Public Works Director. Robin informed those present that the Maintenance Department is doing a great job with the Softball field and thanked Joel for their willingness to work with each of the groups.

**OTHER BUSINESS:** Mayor reported that he has talked with Tooele County concerning Mack Canyon Road. Tooele County is agreeable to helping get this road into better shape. Darrell Nielson has agreed to donate the gravel for the upgrade. Mayor wanted the Council's approval to go ahead with the upgrade and then determine at a later date if the City will take ownership of the street. It was the consensus of the Council to upgrade the road and if the city could get some of the roto-millings for it to pursue that avenue. Recorder Palmer reminded the Mayor and Council that in the past the residents along unimproved roads have had to participate financially in order for the city to upgrade a road. We need to be consistent.

James stated that he talked with Mr. Sutton who has a right-of-way across the property at 520 W. Clark. Mr. Sutton is willing to accept the two accesses provided to him and allow the city to close off the Clark Street access and make the park along Clark Street. It was suggested that the park have a nice monument sign designating the park as the Old Lincoln Highway Park. Leave the cement from the street and put in pavilions in this area. Mayor stated that he would contact the architects to come up with a low maintenance landscape plan for the area.

Wayne stated that the softball/baseball clinic is the 1<sup>st</sup> weekend of April for 9-12 year olds.

Paul stated that he met with Jerry Hurst at the J. Rueben Clark Farm. They began brainstorming ideas and they are interested in any thoughts that the Council may have as well as names of people that may know more about the history of the buildings and home.

Todd stated that he and the Mayor talked with Mountain Vista Homes who is currently developing South Willow Estates. They are ready to write a check for the \$120,000 but they have some concerns from the residents wanting to spend that money on the designated school site to create a park, tennis courts or something within the development. Todd stated that they are planning a meeting with the Homeowners and developer to work out these issues. Todd asked who he should send Eagle Scouts to for projects. It was determined that Robin and Joel would be the two best people.

Robin handed out a cancer study done by the Health Department on Tooele County that found no significant increase in cancer in Tooele County over any other area of Utah. Robin stated that the girls softball games are all going to be played at the Deseret Peak Complex because there is not enough time to get the practices in and play games at Grantsville.

Ron stated that he has reviewed the T-Mobile lease and made the changes suggested by the Council. T-Mobile agreed to all changes.

**ADJOURNED:** Robin made the motion to adjourn this City Council meeting at 9:27 p.m. Todd seconded the motion. All voted in favor, motion carried.

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Wendy Palmer, City Recorder

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Byron Anderson, Mayor