

MINUTES OF A REGULAR CITY COUNCIL MEETING HELD OCTOBER 4, 2007 AT THE CIVIC CENTER, 83 WEST MAIN, HYRUM, UTAH.

CONVENED: 6:30 p.m.

CONDUCTING: Mayor W. Dean Howard

ROLL CALL: Councilmembers Martin L. Felix, Paul C. James, Stephanie Miller, Craig L. Rasmussen, and Douglas L. Stipes present.

CALL TO ORDER: There being five members present and five members representing a quorum, Mayor Howard called the meeting to order.

OTHERS PRESENT: City Administrator D. Brent Jensen, Zoning Administrator Ron Salvesen, and nine citizens. City Recorder Stephanie Fricke recorded the minutes.

WELCOME: Mayor Howard welcomed everyone in attendance and invited audience participation.

PLEDGE OF ALLEGIANCE: Councilmember Stipes led the governing body and the citizens in the Pledge of Allegiance.

INVOCATION: City Administrator D. Brent Jensen

MINUTES:

The minutes of September 6, 2007 were amended as follows: 1) Page 350, Paragraph 1 change "artillery" to "arterial"; and 2) Page 358, Paragraph 3 change "stipes" to "Stipes".

ACTION Councilmember James made a motion to approve the minutes of September 6, 2007 with the above amendments. Councilmember Rasmussen seconded the motion and all five councilmembers voted aye.

The minutes of September 20, 2007 were approved as written.

ACTION Councilmember Miller made a motion to approve the minutes of September 20, 2007 as written. Councilmember Rasmussen seconded the motion and all five councilmembers voted aye.

AGENDA ADOPTION: A copy of the notice and agenda for this meeting was faxed to The Herald Journal, mailed to each member of the governing body, and posted at the Civic Center more than forty-eight hours before meeting time.

Councilmember Stipes said the September 27, 2007 minutes were not included with the agenda packet. He recommended deleting agenda

item 6.C. Approval of the September 27, 2007 City Council minutes.

ACTION Councilmember Stipes made a motion to approve the agenda with the above amendment. Councilmember James seconded the motion and all five councilmembers voted aye.

AGENDA

8. SCHEDULED DELEGATIONS:
 - A. Melinda Hansen - To request a Home Occupation Business License for a hair salon at 78 South 1300 East.
 - B. Jay Stocking, South Cache Subdivision - To discuss installation of sidewalks in South Cache Subdivision.
9. INTRODUCTION AND ADOPTION OF A RESOLUTION:
 - A. Resolution 07-20 - A resolution approving the Utah Associated Municipal Power Systems Integrated Resource Plan. *First Reading*
10. OTHER BUSINESS:
 - A. City Newsletter.
 - B. Mayor and City Council reports.
11. WORKSHOP:
 - A. Zoning violations.
12. ADJOURNMENT

SCHEDULED DELEGATIONS:

MELINDA HANSEN - TO REQUEST A HOME OCCUPATION BUSINESS LICENSE FOR A HAIR SALON AT 78 SOUTH 1300 EAST.

Melinda Hansen said she wants to have a hair salon in her house at 78 South 1300 East. She will not have more than two clients there at one time. Her driveway is large enough to provide off street parking for her clients. She has agreed to and complies with all of the conditions listed on the Home Occupation Business License Application.

ACTION Councilmember James made a motion to approve a Home Occupation Business License for Melinda Hansen to operate a Hair Salon at 78 South 1300 East. Councilmember Rasmussen seconded the motion and all five councilmembers voted aye.

JAY STOCKING, SOUTH CACHE SUBDIVISION - TO DISCUSS INSTALLATION OF SIDEWALKS IN SOUTH CACHE SUBDIVISION.

Jay Stocking said he is the developer of South Cache Subdivision. He wants the City Council to consider allowing sidewalks to be installed after a house is built rather than requiring installation before any building permits are issued. During the construction of house heavy trucks have to drive over the

sidewalk to deliver supplies and several sections of the sidewalk usually get broken or chipped and have to be replaced. A contractor will pile dirt or gravel from the curb to the sidewalk to help prevent damage, but it still happens. The dirt and gravel on the sidewalk is against the City's Storm Water Ordinance and it also prevents people from using the sidewalk. Rather than installing sidewalks before a house is built and replacing the concrete once a house is constructed, he would prefer placing an additional cash bond with the City to cover the costs of installing sidewalks once a house is built.

Councilmember Stipes said if the City allowed sidewalks to be installed after a house has been constructed there would be areas in a subdivision that had sidewalks and some areas that didn't have sidewalks, depending on which lots have finished houses. How long would the City allow the developer to have incomplete sidewalks due to vacant lots. Some developments have lots that are vacant for several years.

Jay Stocking said the City could require the developer to install sidewalks on all vacant lots within one year of the submittal of the ~~the~~ construction and improvement bond.

AMENDED
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Councilmember Rasmussen asked who would be responsible for the installation of the sidewalk once the house was built. He prefers the developer maintain that responsibility of installation of sidewalks so that there is consistency throughout the subdivision and a higher level of quality.

Mayor Howard said there are a lot of developers in Hyrum and the City needs to be consistent. If the City Council wants to allow a developer to place a cash bond with the City for installation of sidewalks then the City Council has to change the Sidewalk Installation Policy.

Councilmember Stipes asked City Administrator D. Brent Jensen to work with Jay Stocking and Zoning Administrator Ron Salvesen to prepare a resolution amending the Sidewalk Installation Policy.

INTRODUCTION AND ADOPTION OF A RESOLUTION:

RESOLUTION 07-20 - A RESOLUTION APPROVING UTAH ASSOCIATED MUNICIPAL POWER SYSTEMS INTEGRATED RESOURCE PLAN. FIRST READING

Mayor Howard said UAMPS is required to submit the Utah Associated Municipal Power Systems Integrated Resource Plan (IRP) due to its allocations of CRSP power and energy. Hyrum City, as a member of the CRSP Project of UAMPS, has participated fully in the development of the UAMPS' IRP through exchange of information, multiple reviews of draft documents and holding meetings for public participation. Resolution 07-20 states Hyrum City has reviewed the final UAMPS IRP and finds that the data and

conclusions accurately represent the planning needed under the requirements of the Western IRP Program for Hyrum City.

ACTION **Councilmember Stipes made a motion to waive the first reading rule for Resolution 07-20 approving Utah Associated Municipal Power Systems Integrated Resource Plan. Councilmember Miller seconded the motion and all five councilmembers voted aye.**

Councilmember Stipes said next time this report is due the City Council should be involved in writing the City's IRP. Hyrum City's IRP should address the demand side management and how it is trying to find ways to reduce and lower peak periods. The programs that are listed on Hyrum City's IRP doesn't reflect demand side management.

ACTION **Councilmember Stipes made a motion to approve Resolution 07-20 approving Utah Associated Municipal Power Systems Integrated Resource Plan. Councilmember James seconded the motion and all five councilmembers voted aye.**

OTHER BUSINESS:

CITY NEWSLETTER.

Mayor Howard said the Post Office will no longer let Hyrum City mail the City Newsletter at a lower bulk rate. The Post Office is requiring the City to address each newsletter and pay a much higher postage rate. It would cost approximately \$900 for copying and postage expenses each time the City mailed a newsletter, so the newsletter will no longer be mailed to every resident in Hyrum. The newsletter will be posted on the City's website and it will be available at the City Offices, Library and Senior Center. The City will mail a copy of the newsletter to a resident if he or she requests that service.

MAYOR AND CITY COUNCIL REPORTS.

Councilmember Felix said the Annual Senior Center Bazaar will be held tomorrow morning from 10:00 a.m. to 2:00 p.m. with dinner starting at 6:00 p.m.

Councilmember Miller said the Youth Council is helping with the Hardware Ranch Elk Festival on Saturday, October 13.

WORKSHOP:

ZONING VIOLATIONS.

Mayor Howard said zoning violations are becoming a problem in Hyrum and the City's policy has been to handle violations on a

complaint basis. The City has sent over forty nuisance violation letters this year. There have been seven cases involving junky yards that were turned over to the City Attorney.

Councilmember Stipes asked why the City does not enforce zoning violations in the Valley View Mobile Home Park. There are severe zoning violations in the mobile home park that need to be addressed. He suggested the City form a committee that includes the City Administrator, City Zoning Administrator, City Attorney, City Fire Marshall, a Cache County Building Inspector, an employee of the Bear River Health Department, and a law enforcement officer that will meet once a month to review the violations in the Valley View Mobile Home Park. If the owner of the Valley View Mobile Home Park does not want to volunteer to help clean up the park then Hyrum City will force them to. There are also a couple of other properties in Hyrum that need to be looked at by this committee.

Mayor Howard agreed to form a committee with the above people to address zoning violations throughout the City.

ADJOURNMENT:

ACTION **There being no further business before the Council, the Council Meeting adjourned at 7:45 p.m.**

W. Dean Howard
Mayor

ATTEST:

Stephanie Fricke
City Recorder

Approved: November 1, 2007
As Amended