



**MINUTES OF THE
SOUTH OGDEN CITY COUNCIL
PRE-COUNCIL WORK SESSION AND
SPECIAL CITY COUNCIL MEETING**

TUESDAY, MAY 7, 2019

PRE-COUNCIL WORK SESSION – 5 PM IN EOC ROOM

SPECIAL COUNCIL MEETING – 6 PM IN COUNCIL ROOM

PRE-COUNCIL WORK SESSION MINUTES

COUNCIL MEMBERS PRESENT

Mayor Russell Porter, Council Members Sallee Orr, Brent Strate, Adam Hensley, Susan Stewart, and Mike Howard

STAFF MEMBERS PRESENT

City Manager Matthew Dixon, Attorney Ken Bradshaw, Parks and Public Works Director Jon Andersen, Police Chief Darin Parke, Assistant City Manager Doug Gailey, Finance Director Steve Liebersbach, and Recorder Leesa Kapetanov. Consultant Fred Philpot, from Lewis, Young, and Birmingham was also present.

CITIZENS PRESENT

No one else attended this meeting.

Note: The time stamps indicated in blue correspond to the audio recording of this meeting, which can be found by clicking the link

http://www.southogden.city.com/document_center/Sound%20Files/CC190507_1610.mp3 or by requesting a copy from the office of the South Ogden City Recorder.

I. CALL TO ORDER

- Mayor Russell Porter called the meeting to order at 5:10 pm and called for a motion to open
00:00:09

Council Member Orr moved to open the pre-council work session, followed by a second from Council Member Stewart. Council Members Orr, Strate, Hensley, Stewart, and Howard all voted aye.

II. REVIEW OF AGENDA

The mayor skipped this item and went to the next one on the agenda.

III. DISCUSSION ITEMS

A. Review of Sustainability Model

- Staff overview 00:00:30
- Review of sustainability model by Fred Philpot 00:02:50
- Q&A/Discussion 00:11:28

Council directs staff to not rent the Nature Park bowery this summer as a trial to see how it works 00:53:08

B. FY2020 Budget

This item was not discussed due to the time. However, Finance Director Steve Liebersbach gave a handout to the council. See Attachment A.

IV. ADJOURN

At 5:59 pm Mayor Porter called for a motion to adjourn the work session.

Council Member Howard so moved, followed by a second from Council Member Orr. The voice vote was unanimous in favor of the motion.

00:48:05

COUNCIL MEETING MINUTES

COUNCIL MEMBERS PRESENT

Mayor Russell Porter, Council Members Sallee Orr, Brent Strate, Adam Hensley, Susan Stewart, and Mike Howard

STAFF MEMBERS PRESENT

City Manager Matthew Dixon, Attorney Ken Bradshaw, Assistant City Manager Doug Gailey, Parks and Public Works Director Jon Andersen, Police Chief Darin Parke, Fire Chief Cameron West, and Recorder Leesa Kapetanov

CITIZENS PRESENT

Terry Tillett, Kim McKinley, Aaron Leach, Paul Droubay, Sky Hazelhurst, Kelley Allred, Joyce Hartman, Craig Hanni, Vicki Wight, Trent Nelson, Wesley Steart

Note: The time stamps indicated in blue correspond to the audio recording of this meeting, which can be found by clicking this link

**http://www.southogdencity.com/document_center/Sound%20Files/CC190507_1702R.m
[p3](#) or by requesting a copy from the office of the South Ogden City Recorder.**

I. OPENING CEREMONY

A. Call To Order

- Mayor Porter called the meeting to order at 6:02 pm and asked for a motion to convene
00:00:08

Council Member Howard so moved. Council Member Hensley seconded the motion. In a voice vote Council Members Orr, Strate, Hensley, Stewart, and Howard all voted aye.

B. Prayer/Moment Of Silence

The mayor led everyone in a moment of silence.

C. Pledge Of Allegiance

Council Member Strate led the Pledge of Allegiance.

II. PUBLIC COMMENTS

- Craig Hanni 00:01:25 Mr. Hanni submitted a list of residents opposing Townhomes being built on 39th Street. See Attachment B.
- Terry Tillett 00:04:10
- Kelley Allred 00:04:46
- Vicki White 00:05:51

III. RESPONSE TO PUBLIC COMMENT

- Council comments 00:07:43

IV. RECOGNITION OF SCOUTS/STUDENTS PRESENT

- No scouts or students were present

V. CONSENT AGENDA

- A. Approval of April 16, 2019 Council Minutes
- B. Approval of April Warrants Register
- C. Set Date for Public Hearing (June 18, 2019 at 6 pm or as soon as the agenda permits) To Receive and Consider Comments on the Proposed FY2020 Acting Budget
 - Mayor Porter read through the consent agenda and asked if there was any discussion. Seeing none, he called for a motion.

00:11:28

Council Member Hensley moved to approve the consent agenda. The motion was seconded by Council Member Howard. There was no discussion. The voice vote was unanimous in favor of the motion.

VI. DISCUSSION /ACTION ITEMS

- A. Consideration of Previously Tabled Resolution 19-20 - Amending the Salary Administration Guidelines
 - Staff overview 00:12:04
 - There was no discussion on this item
 - Motion 00:13:41

Council Member Howard moved to adopt Ordinance 19-20. Council Member Strate seconded the motion. The mayor asked if there was further discussion, and seeing none, he called the vote:

Council Member Strate -	Yes
Council Member Howard -	Yes
Council Member Orr -	Yes
Council Member Hensley -	Yes
Council Member Stewart -	No

The Salary Administration Guidelines were adopted.

B. Consideration of Resolution 19-22 – Approving the FY2020 Tentative Budget

- Staff overview 00:14:05
- Council questions 00:32:29
- Motion 00:35:39

Council Member Strate moved to adopt Resolution 19-22, followed by a second from Council Member Hensley. The mayor asked if there was further discussion. Council Member Strate requested the council have a discussion on municipal energy use tax, business licenses, and state retirement as part of their budget talks. **Mayor Porter then called the vote:**

Council Member Howard-	Yes
Council Member Stewart -	No
Council Member Hensley-	Yes
Council Member Strate -	Yes
Council Member Orr-	Yes

Resolution 19-22 was adopted.

C. Consideration of Resolution 19-23 – Approving Amendments to the South Ogden City Purchasing Policy Manual

- Staff overview 00:37:00
- There was no discussion by the Council on this item
- Motion 00:38:25

Council Member Strate moved to approve Resolution 19-23. The motion was seconded by Council Member Hensley. There was no further discussion. Mayor Porter called the vote:

Council Member Strate -	Yes
Council Member Stewart -	Yes
Council Member Hensley-	Yes
Council Member Orr -	Yes
Council Member Howard -	Yes

The Purchasing Policy amendments were approved.

D. Consideration of Resolution 19-24 – Approving Amendments to the South Ogden City Employee Policy Manual

- Staff overview 00:38:47
- There was no discussion
- Motion 00:39:51

Council Member Hensley moved to approve Resolution 19-24, followed by a second from Council Member Howard. After determining there was no further discussion, the mayor called the vote:

Council Member Orr -	Yes
Council Member Strate -	Yes
Council Member Hensley -	Yes
Council Member Stewart -	Yes
Council Member Howard -	Yes

Resolution 19-24 was adopted.

E. Consideration of Resolution 19-25 – Approving Agreement with UTOPIA for Work in City’s Rights-of-Way

- Staff overview/questions answered by Aaron Leach, UTOPIA representative
00:40:12
- Council questions
00:55:01
- Motion
00:59:38

Council Member Hensley moved to adopt Resolution 19-25. The motion was seconded by Council Member Howard. There was no further discussion. The mayor called the vote:

Council Member Hensley -	Yes
Council Member Stewart -	Yes
Council Member Howard -	Yes
Council Member Orr -	No
Council Member Strate -	Yes

The motion stood.

F. Consideration of Resolution 19-26 – Approving Agreement with Infracore for Transcription Services

- Staff overview
01:00:05
- Discussion
01:01:06
- Motion
01:06:50

Council Member Hensley moved to adopt Resolution 19-26. Council Member Orr seconded the motion. The mayor asked if there was further discussion and seeing none he called the vote:

Council Member Stewart-	Yes
Council Member Hensley-	Yes
Council Member Strate-	Yes

Council Member Howard- Yes
Council Member Orr- Yes

The agreement with Infracore was approved.

G. Consideration of Resolution 19-27 – Adopting a Municipal Wastewater Planning Program

- Staff overview 01:07:08
- Council discussion 01:08:08
- Motion 01:19:40

Council Member Strate moved to approve Resolution 19-27. The motion was seconded by Council Member Howard. There was no discussion. Mayor Porter made a roll call vote:

Council Member Hensley- Yes
Council Member Orr- Yes
Council Member Stewart- Yes
Council Member Strate- Yes
Council Member Howard- Yes

Resolution 19-27 was adopted.

Note: Mayor Porter skipped to item VIII at this point and called for a motion to recess into a Community Development and Renewal Agency Board

VIII. RECESS INTO COMMUNITY DEVELOPMENT AND RENEWAL AGENCY BOARD MEETING

Council Member Howard moved to recess into a Community Development and Renewal Agency Board Meeting, followed by a second from Council Member Strate. The voice vote was unanimous in favor of the motion.

See separate minutes. 01:20:12

IX. RECONVENE AS SOUTH OGDEN CITY COUNCIL

Motion from CDRA meeting: **Board Member Hensley moved to close the CDRA Board meeting and reconvene as the City Council, followed by a second from Board Member Strate. All present voted aye.** 02:20:33

- City Manager Dixon explains recommendation from City Attorney Bradshaw to approve the action taken by the board which would be ratified at the council's next meeting 02:20:47
- Mayor Porter calls for a motion concerning the CDRA Board's action. 02:22:02

Council Member Howard moved to approve what the CDRA Board just approved, pending ratification at the next City Council meeting. Council Member Hensley seconded the motion. Mayor Porter made a roll call vote:

Council Member Hensley-	Yes
Council Member Strate-	Yes
Council Member Stewart-	No
Council Member Howard-	Yes
Council Member Orr-	No

The motion stood.

VII. DISCUSSION ITEMS

A. Remodel of City Hall for Recreation Department

- Staff overview with Annette Coleman, representative from JRCA
02:22:37 Note: Ms. Coleman gave a visual presentation.
See Attachment C.
- Council directs staff to come back with prices for options 1 and 3 as well as use of ancillary building for storage 02:44:44

X. REPORTS/DIRECTION TO CITY MANAGER

A. City Council Members

- Council Member Strate Nothing to report
- Council Member Howard 02:48:04
- Council Member Orr 02:48:17
- Council Member Hensley Nothing to report
- Council Member Stewart 02:53:42

B. City Manager: 02:58:23

C. City Attorney: Not present

E. Mayor: 03:02:24

XI. ADJOURN

At 9:09 pm, Mayor Porter called for a motion to adjourn.

Council Member Howard so moved. The motion was seconded by Council Member Orr. All present voted aye. 03:06:11

I hereby certify that the foregoing is a true, accurate and complete record of the South Ogden City Pre-Council Work Session and Council Meeting held Tuesday, May 7, 2019.


Leesa Kapetanov, City Recorder

June 18, 2019
Date Approved by the City Council

ATTACHMENT A

Handout from Finance Director Steve Liebersbach

FY 2020 Tentative Budget Notes 5/07/2019

- Changed the fire/ambulance split from 80/20 to 90/10 – impact = \$180,215
- Property tax revenue adjustment based on 8% property value growth
- Animal control contracts increased 4.8%:
 - Washington Terrace - \$38,277
 - Riverdale - \$16,986
- Added \$8,000 to workers comp 10-49-260 to cover audit and increased police/fire wages
- Added some operational increases per department's requests
- Capital & projects included in the budget: (\$333,720)
 - 10-57-750 – fire hose tester - \$4,120
 - 10-58-750 – building permitting program - \$5,150
 - 10-70-750 – parks dept total – (\$324,450)
 - Playground equipment - \$257,500
 - Resurface tennis/basketball courts - \$36,050
 - Restrooms - \$10,300
 - 40th St. sprinklers - \$20,600
- Equipment/vehicles included as part of potential lease: (\$685,625) all funds
 - General fund portion = \$582,625 (annual pymt = \$129,045 @ 3.2 % int. for 5 yrs.)
 - 20 MDT's & printers - \$70,075 – police & fire
 - 2 Explorers - \$72,000 – police
 - 2 detective cars - \$50,000 – police
 - 800 Mghtz radios - \$38,000 – fire
 - Command vehicle - \$40,000 – fire
 - Ford F-150 - \$33,000 – inspections
 - Ford F-150 - \$33,000 – streets
 - 2 Ford F-150's - \$66,000 – parks
 - Man-lift bucket truck - \$107,000 – parks
 - 2 Grasshopper mowers - \$33,400 – parks
 - Slope mower attachments - \$40,000 – parks
 - Garbage fund portion = \$103,000 (annual pymt = \$22,620 @ 3.2 % int. for 5 yrs.)
 - Ford F-550 - \$103,000 - Garbage
- Street/road funding:
 - * \$1,276,407
 - Class 'c' - \$310,707
 - Prop 1 - \$269,160
 - Road improvement fee (RIF) - \$511,554
 - Utility franchise fee (3%) - \$181,986

- Parks projects funding:
 - * \$1,405,336
 - RAMP 2019 - \$450,000
 - RAMP 2018 - \$373,350
 - Outdoor Recreation - \$150,000
 - Utility franchise fee (3%) - \$181,986
 - Fund Balance (WSU sale) - \$250,000
- Water projects per capital facilities plan - \$584,882 available
 - 675 East 4250 South - \$150,000
 - PRV replacement @ Panarama - \$225,000
 - Ben Lomond 875 East to Chambers - \$????
 - Reconnect 42nd Harrison tanks - \$????
 - Service line disconnect relocate - \$????
- Sewer projects per capital facilities plan - \$573,133 available
 - Install new manhole at 36th & Ogden Ave. - \$25,000
- Storm drain projects per capital facilities plan - \$353,878 available
 - Jefferson 36th to 38th - \$????
 - 44th Madison to Vista - \$191,227
- Road/street projects per plan - \$1,276,407 available
 - Oakwood Dr./Maplewood Dr. - \$251,875
 - Crestwood Dr./5700 South/Hwy 89 - \$562,210
 - Chip/slurry/crack - \$51,500
 - Spot repairs/crack seal projects - \$103,000
 - Miscellaneous projects - \$324,450

SOUTH OGDEN CITY FY 2020 UTILITY RATES (Proposal)

WATER USAGE PRICE RATE PER LEVEL			SEWER USAGE PRICE RATE PER LEVEL			WATER BASE FEE		SEWER BASE FEE		GARBAGE RATE PER CAN	RECYCLING RATE PER CAN	RESIDENTIAL STORM DRAIN FEE
WATER USAGE LEVELS			SEWER USAGE LEVELS			\$10.30	\$10.82	\$14.42	\$15.14	\$10.04	\$3.55	\$10.71
0- 3,999 GALLONS	\$1.29	\$1.35	0- 3,999 GALLONS	\$1.03	\$1.08					\$10.54	\$3.73	\$11.25
4,000 - 7,999 GALLONS	\$2.83	\$2.97	4,000 - 10,999 GALLONS	\$4.12	\$4.33							
8,000 - 10,999 GALLONS	\$3.35	\$3.52	11,000 - + GALLONS	\$4.89	\$5.13							
11,000 - 15,999 GALLONS	\$3.86	\$4.05										
16,000 - + GALLONS	\$4.12	\$4.33										

DUPLEX STORM DRAIN FEE	4- PLEX STORM DRAIN FEE	COMMERCIAL STORM DRAIN PER ERU
\$16.07	\$21.41	\$10.71
\$16.87	\$22.48	\$11.25

5/7/2019 4:02 PM

U:\Steve\Budget files\FY 2020\FY 2020 utility fees

Steve

ATTACHMENT B

List Submitted by Mr. Hanni

Those opposing the Town Homes

W yrs

801-200-4389

~~DeLystare~~ 522 Diana St
~~Vaughn Puskley~~ 510 Diana St
~~Jake Taylor~~ 409 Diana St
~~Dustin Elton~~ 515 Diana St
Heather Nelson
Heather Taylor 512 Leona Dr.
Kent Jensen 524 Leona Drive So Ogden
Steven E Hatch 524 Leona Drive So Ogden
Celia 532 Leona Drive S. Ogden
S. Hatch 598 Leona Drive So Ogden
Janice Carver 598 Leona Dr 84403
W. D. 589 Leona Dr. 84403
The Hub 541 Leona Drive
Wete Wey 551 Leona Drive
Alex Curjel 523 Leona Drive
Regan Valdez 517 Leona Drive
L. 503 Leona Drive
L. 581 38th St
Tride Whitman 385-5286091
Aig Janni 4181 Liberty Ave
Q. Q. 535 28th street

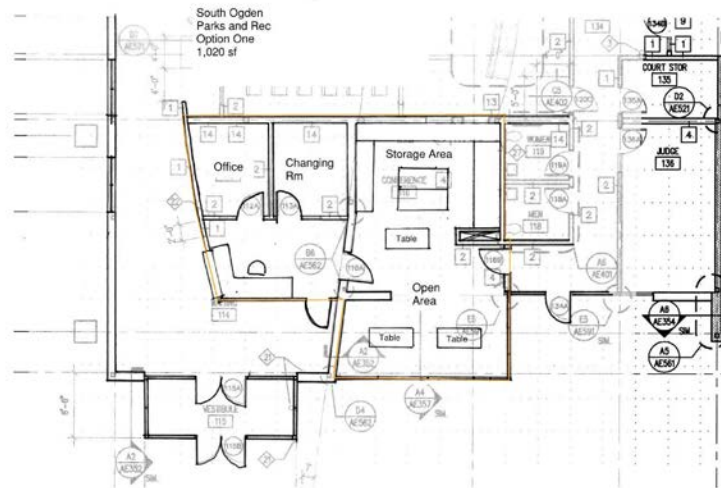
ATTACHMENT C

Presentation by Annette Coleman, JRCA



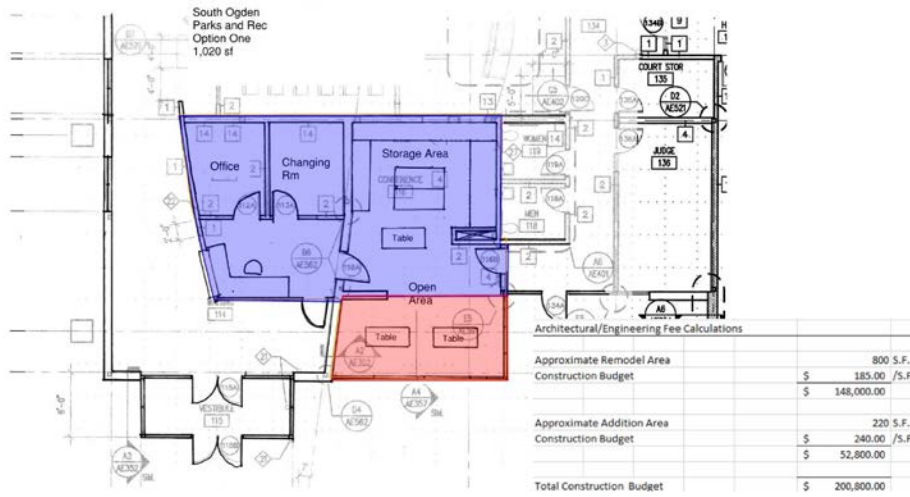
South Ogden Parks Remodel and Addition


May 7, 2019

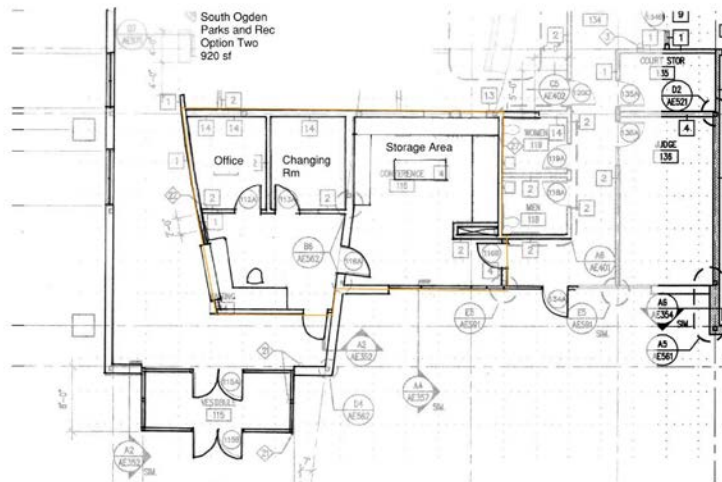



Option One

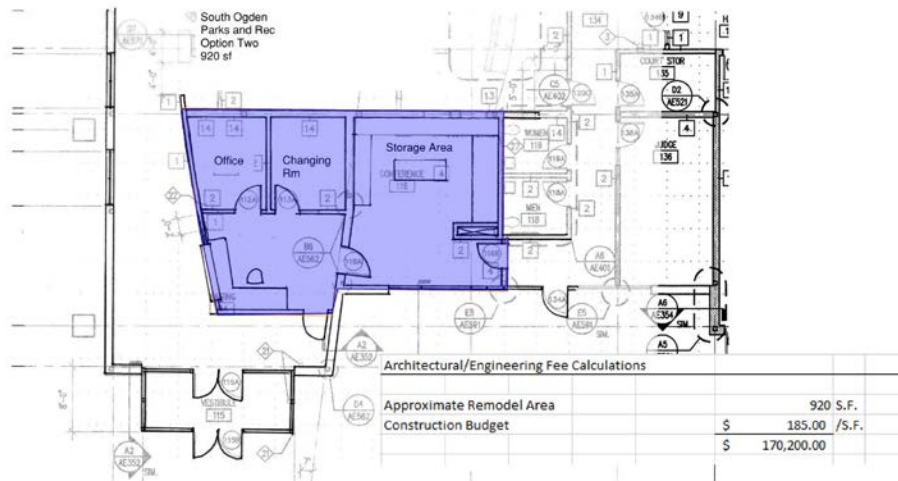





Option One Cost Estimates 



Option Two 



Option Two Cost Estimates 

Option One

Architectural/Engineering Fee Calculations		
Approximate Remodel Area	800 S.F.	
Construction Budget	\$ 185.00 /S.F.	
		\$ 148,000.00
Approximate Addition Area	220 S.F.	
Construction Budget	\$ 240.00 /S.F.	
		\$ 52,800.00
Total Construction Budget		\$ 200,800.00
Proposed Architectural/Engineering Fee	8.00%	8.00%
Proposed Architectural/Engineering Fee		\$ 16,064.00

Option Two

Architectural/Engineering Fee Calculations		
Approximate Remodel Area	920 S.F.	
Construction Budget	\$ 185.00 /S.F.	
		\$ 170,200.00
Total Construction Budget		\$ 170,200.00
Proposed Architectural/Engineering Fee	8.00%	8.00%
Proposed Architectural/Engineering Fee		\$ 13,616.00

Overall Fee Estimates 