



**CLINTON CITY COUNCIL MINUTES
CITY HALL
2267 North 1500 W Clinton UT 84015**

**MAYOR
L. Mitch Adams**

**CITY COUNCIL MEMBERS
Anna Stanton
Karen Peterson
Mike Petersen
Barbara Patterson
TJ Mitchell**

Date of Meeting	August 13, 2019	7:00 PM	Called to Order: 7:00 p.m.
Staff Present	City Manager Dennis Cluff, Community Development Director Valerie Claussen, Assistant Public Works Director Dave Williams, Fire Chief Dave Olsen, Fire Fighter Tim Vega, Recreation Director Bruce Logan and Lisa Titensor recorded the minutes.		
Citizens Present	Beth Holbrook, Bill Armstrong, Connie Valentine, Allen Labrecque, Karen Kagie, Autumn Kagie, Brent & Judy Cook, Crystal Vega, Amy Visser, Bryce Wilcox, Holly Nielson, Dave Powers, Bryan & Amy Bair, Brad Asay		
Pledge of Allegiance	Councilmember Mike Petersen		
Prayer or Thought	Councilmember Karen Peterson		
Roll Call & Attendance	Present were: Mayor Adams, Councilmember TJ Mitchell, Councilmember Anna Stanton and Councilmember Barbara Patterson, Councilmember Karen Peterson and Councilmember Mike Petersen		
Public Input	Dale King stated as a former City Council member he loves Clinton City and appreciates the opportunity he had to serve the citizens and watch the community grow and develop.		
Valerie Claussen introduced Tyson Egbert, the new Chief Building Inspector for Clinton City.			
A. EMPLOYEE OF THE MONTH FOR JULY 2019- FIRE FIGHTER TIM VEGA			
Petitioner	Dennis Cluff, Chief Olsen		
Discussion	<p>Chief Dave Olsen stated he is recommending Captain Tim Vega as the July 2019 Employee of the Month. Tim started with the City Fire Department on September 21, 2000 as a part-time paid-on-call Firefighter. Tim serves as a full-time Captain that oversees “C” shift. He has the following areas of responsibilities:</p> <ul style="list-style-type: none"> • Fire Training and Certification; • Building Maintenance/Station supplies; • Apparatus equipment and tools; • Hose testing; • Fire Inspections; and, • Calibrating air monitor equipment. <p>Captain Vega is hard working, brings a lot of experience and dedication to our organization and is committed to improving our service(s) to the citizens of Clinton. The fire service roles in communities have expanded over the past several years and we just never know what we will be called out to, so we must be prepared for virtually anything. It is impossible to be experts in everything that we may come across, but one of the many ways we prepare for this is to always strive to learn from each other’s experiences, our successes and failures. Captain Vega recently had such an incident.</p>		

	<p>On 07/16/2019, “C” shift received a phone call at the station from a concerned citizen regarding Carbon Monoxide (CO) alarms going off in their camping trailer. The citizen advised that no one was feeling ill, but her husband had just replaced the old detector with a new one and it was also alarming. They didn’t know what else to do so they called the fire department. The citizen’s family was preparing to go camping and wanted to make sure everything was alright before they left. Captain Vega and his crew went to the residence to see if they could help. The crew entered the camping trailer with our 4 gas detector and it was reading 10-15parts per million (ppm) of CO just inside the trailer and in the main bedroom area it was reading 25ppm of CO. Average CO levels in a home vary from 0.5 to 5ppm depending on the appliances used. The Crew started the process of eliminating possible sources that could cause CO emissions, i.e. generators or any gas type appliances. The possible sources were eliminated leaving them with nothing but questions as to what the source was. Captain Vega advised the Citizen to open up all the vents and windows to completely air out the trailer. Once the trailer was aired out they came back to see if there were still CO readings in the trailer.</p> <p>Four hours later, the Crew returned to recheck the trailer; the CO levels were worse. The CO was reading 25-50ppm and even higher in the bedroom area. They checked a stored area under the bed and it was reading at 90ppm. This storage area sat above the outside storage compartment. The outside storage compartment was then checked and upon opening it, there was a strong sulfur smell and the 4-gas detection meter was reading at 500ppm of CO.</p> <p>It was determined that the CO detectors and our 4-gas detection meter were getting false positive reading of CO. They were actually detecting hydrogen gas from charging batteries that the previous owner added into that compartment inside an enclosed tote that the current owners didn’t know about. Under certain conditions the hydrogen gas can become an explosion hazard. Either scenario could have led to a devastating situation had it not been handled correctly. After the incident Captain Vega did some research and sent out an email describing the incident so everyone who h thought could learn from this experience. Captain Vega showed strong leadership, commitment, and drive to make sure this problem was mitigated and then used it as a teaching tool. This is why he was selected as Employee of the month for July.</p> <p>Chief Olsen stated this is only one example of the great things the Clinton City Fire Department does on a regular basis.</p> <p>Mr. Vega commented this was a team effort. The Fire Department has a great crew. They learn new things every shift. He is grateful to work with such an amazing staff.</p> <p>Mayor Adams presented Tim with an award and gift card and expressed appreciation for his service and dedication to the community.</p>
B. RECOGNITION OF NEW CERT GRADUATES	
Petitioner	Dennis Cluff, Connie Valentine
Discussion	<p>Cert Coordinator Connie Valentine introduced the two newest CERT Graduates for Clinton City:</p> <ul style="list-style-type: none"> • Karen Kagie • Autumn Kagie <p>She explained this is the second group of online participants. She thanked them for their support and their effort in completing this process.</p> <p>The City Council expressed their appreciation to these new CERT graduates.</p>

C. PRESENTATION ON UTA – BETH HOLBROOK

Petitioner	Dennis Cluff, Beth Holbrook-UTA Board Trustee
Discussion	<p>Beth Holbrook gave a PowerPoint presentation which is included at the end of the minutes as Attachment A.</p> <p>She explained she is new to this role and feels that communication is important to address the growth. She explained that by 2030 there is predicted to be a 40% growth in population and by 2050 another 20%.</p> <p>Chief Olsen expressed appreciation to UTA for the valuable training they provide for first responders.</p> <p>Councilmember M. Petersen explained 2000 West & 1800 N are the busiest roads in this area and need funding to improve transportation, Clinton City would greatly appreciate help in getting that message out.</p> <p>Councilmember K. Peterson stated she appreciates having a local government representative serving on the Board of the UTA. She asked if other sources could be looked at to improve air quality concerns. She asked if there are ways to partner better with school buses for charter schools.</p> <p>Ms. Holbrook responded UTA is looking at doing strategic partnerships for this purpose.</p> <p>Mr. Cluff asked if a second rail is planned for the entire traks line.</p> <p>Ms. Holbrook responded yes, a double track is planned throughout the entire system to improve frequency and prevent delays.</p> <p>Councilmember Stanton commented she would like to see some type of transportation route further west.</p> <p>Ms. Holbrook said UTA is working on a pilot program called “micro transit” which is an app based van type of transportation scenario with ADA access. The intent is for it to have the same fee structure as regular service. The study will take place for a year.</p>

D. AWARD BID FOR FY 19-20 STREET RECONSTRUCTION PROJECTS

Petitioner	Dennis Cluff, David Williams																		
Discussion	<p>The 2019 Street Reconstruction Project has 4 different bid schedules or components. They are A) Reconstruction of the streets in the Lazy L Subdivision (approx. 630 West 1460 North); B) Reconstruct of 950 West 2225 North; C) Recreation Administration Building Parking Lot Expansion; and D) Cemetery Trailhead and D&RGW Connection. The project was publicly bid and the bid opening was held on August 8, 2019. The bid amounts are as follows:</p> <table data-bbox="438 1564 1071 1701"> <tr> <td>Advanced Paving and Construction:</td> <td>\$477,300.00</td> </tr> <tr> <td>Staker Parsons Companies:</td> <td>\$504,444.00</td> </tr> <tr> <td>Granite Construction:</td> <td>\$515,539.00</td> </tr> <tr> <td>Post Asphalt:</td> <td>\$660,440.50</td> </tr> </table> <p>The following is a summary of the bid amount of the low bidder.</p> <table border="1" data-bbox="414 1753 1463 1879"> <thead> <tr> <th>Schedule</th> <th>Bid Amount</th> <th>Engineers Estimate</th> <th>Budget Category</th> </tr> </thead> <tbody> <tr> <td>Schedule A Lazy L Subdivision</td> <td>\$261,164.00</td> <td>\$277,199.25</td> <td>Street Budget Account 37</td> </tr> </tbody> </table>			Advanced Paving and Construction:	\$477,300.00	Staker Parsons Companies:	\$504,444.00	Granite Construction:	\$515,539.00	Post Asphalt:	\$660,440.50	Schedule	Bid Amount	Engineers Estimate	Budget Category	Schedule A Lazy L Subdivision	\$261,164.00	\$277,199.25	Street Budget Account 37
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	(630 W 1460 N)			
	Schedule B 950 W 2225 N	\$53,719.00	\$57,208.00	Street Budget Account 37
	Schedule C Recreation Admin Parking Lot Expansion	\$57,323.00	\$56,614.00	Park Construction Budget (Impact Fee) Account 34
	Schedule D Cemetery Trailhead and D&RGW Connection	\$105,094.00	\$104,943.00	Park Construction Budget (Impact Fee) Account 34 Davis County Prop 1 \$75,000 grant
	Total	\$477,300.00	\$495,964.25	
CONCLUSION	<p>Councilmember K. Peterson moved to award the low bidder, Advanced Paving & Construction, the FY 19-20 Street Reconstruction Projects bid for \$477,300. Councilmember M. Petersen seconded the motion. Voting by roll call is as follows: Councilmember Mitchell, aye; Councilmember Stanton, aye; Councilmember K. Peterson, aye; Councilmember M. Petersen, Councilmember Patterson, aye.</p>			
E. AWARD BID FOR FY 19-20 CRACK SEALING PROJECTS				
Petitioner	Dennis Cluff, David Williams			
Discussion	<p>Mr. Williams explained three bids for the Crack seal contract this fall were received. The area of the City to be crack sealed is from 1800 North to 2650 North from 3000 West to 2500 West and the subdivisions near 2300 North 1220 West. There are only a few companies that do this work. The bid results are as follows:</p> <ul style="list-style-type: none"> • Morgan Pavement: \$35,850; • Surface Preservation: \$36,450: and, • Advanced Paving: \$43,200. <p>The engineer's estimate for the bid was \$36,000.</p> <p>Morgan Pavement is a qualified company and has satisfactorily done this work for Clinton City in the past.</p>			
CONCLUSION	<p>Councilmember M. Peterson moved to award the low bidder, Morgan Pavement, the FY 19-20 Crack Sealing Projects bid for \$35,850. Councilmember Patterson seconded the motion. Voting by roll call is as follows: Councilmember Mitchell, aye; Councilmember Stanton, aye; Councilmember K. Peterson, aye; Councilmember M. Petersen, Councilmember Patterson, aye.</p>			
F. AWARD BID FOR ADA CURB RAMP REPLACEMENT PROJECTS				
Petitioner	Dennis Cluff, David Williams			
Discussion	<p>Clinton city was awarded a CDBG grant for \$75,000 with a match of \$25,000 for a total of \$100,000 to update 50 curb ramps throughout the city. The number needs to reduced to about 45 ramps to stay within budget. These will be done in current and future street project areas. The project is under the public bid limit and did not require a public bid. Three contractors who have done quality concrete work for the City in the past was invited to bid on the projects. The following is a summary of their bids.</p> <ul style="list-style-type: none"> • Yarborough Construction: \$129,860.00 • Thurgood Excavating: \$337,859.00 • Craythorne Construction: \$393,380.00 <p>Staff recommends awarding the project to Yarborough Construction.</p>			
CONCLUSION	<p>Councilmember Mitchell moved to award the low bidder, Yarborough Construction, the FY 19-20 ADA Curb Ramp Replacement Projects bid. Councilmember Stanton seconded the</p>			

	motion. Voting by roll call is as follows: Councilmember Mitchell, aye; Councilmember Stanton, aye; Councilmember K. Peterson, aye; Councilmember M. Petersen, Councilmember Patterson, aye.
G. PUBLIC HEARING ORDINANCE __ - TEXT AMENDMENTS TO THE CLINTON CITY ZONING ORDINANCE REGARDING MODIFICATIONSTO STANDARDS ASSOCIATED WITH SMALL YARD SHEDS IN THE AGRICULTURAL, RESIDENTIAL AND PATIO HOME ZONING ISTRICTS.	
Petitioner	Val Claussen, Community Development
Discussion	<p>Ms. Claussen reported:</p> <p>(A) The text amendment for small sheds was discussed at the July 16, 2019 Planning Commission meeting and subsequently a public hearing was held and the Planning Commission recommended approval of the amendments at their August 6, 2019 meeting. Discussion was held on the definition and recommendation to remove some additional text regarding personal transport and discussion was also about whether or not to retain the 16 foot height limit or reduce it to 14 feet. Additional items of discussion and changes were also discussed.</p> <p>Mayor Adams opened the public hearing at 8:16 p.m.</p> <p>Connie Valentine said she is in favor of this; she would like to install a small shed.</p> <p>Brent Cook commented he has moved into the new patio homes in Clinton he has a 12 x 12 cement pad he would like to place a shed on. He also stated he has a drain pipe thru his property.</p> <p>Bill Armstrong said he attended the Planning Commission meeting and commented the issue here is small sheds; he is in favor of removing the easement requirement.</p> <p>Brad Asay commented he is a future shed owner. He has spent his career looking at contracts; the Clinton Code is very difficult to understand. He likes the idea of simplifying the process.</p> <p>The Council discussed the information provided in the staff report at length. They were in agreement of simplifying the process but would like some additional modifications; They decided this item should be tabled to the next meeting.</p>
CONCLUSION	Councilmember M. Petersen moved to table adoption of Ordinance 19-04Z to the August 27, 2019 City Council meeting with the public hearing to remain open. Councilmember Patterson seconded the motion. Voting by roll call is as follows: Councilmember Mitchell, aye; Councilmember Stanton, aye; Councilmember K. Peterson, aye; Councilmember M. Petersen, Councilmember Patterson, aye.
H. CONDITIONAL ACCEPTANCE OF PUBLIC IMPROVEMENTS AT WILLOW FLATS, PHASE 3	
Petitioner	Val Claussen, Community Development and Mike Child, Public Works
Discussion	(A) The developer has requested Conditional Acceptance of the public improvements for this phase of the subdivision. Public Works has inspected the improvements for this phase and recommends the release of appropriate escrow funds and to enter the one-year warranty period.
CONCLUSION	Councilmember Stanton moved to approve the conditional acceptance of Willow Flats, Phase 3 subdivision improvements, authorize the release of the appropriate funds held in escrow and enter the subdivision into the one-year warranty period. Councilmember M. Petersen seconded the motion. Voting by roll call is as follows: Councilmember Mitchell, aye; Councilmember Stanton, aye; Councilmember K. Peterson, aye; Councilmember M. Petersen, Councilmember Patterson, aye.

I. CONDITIONAL ACCEPTANCE OF PUBLIC IMPROVEMENTS AT CRANEFIELD ESTATES, PHASE 8.	
Petitioner	Val Claussen, Community Development and Mike Child, Public Works
Discussion	(A) The developer has requested Conditional Acceptance of the public improvements for this phase of the subdivision. Public Works has inspected the improvements for this phase and recommends the release of appropriate escrow funds and to enter the one-year warranty period.
CONCLUSION	Councilmember Stanton moved to approve the conditional acceptance of Cranefield Estates, Phase 8 subdivision improvements, authorize the release of the appropriate funds held in escrow and enter the subdivision into the one-year warranty period. Councilmember M. Petersen seconded the motion. Voting by roll call is as follows: Councilmember Mitchell, aye; Councilmember Stanton, aye; Councilmember K. Peterson, aye; Councilmember M. Petersen, Councilmember Patterson, aye.
J. CONDITIONAL ACCEPTANCE OF PUBLIC IMPROVEMENTS AT CRANEFIELD ESTATES, PHASE 9.	
Petitioner	Val Claussen, Community Development and Mike Child, Public Works
Discussion	(A) The developer has requested Conditional Acceptance of the public improvements for this phase of the subdivision. Public Works has inspected the improvements for this phase and recommends the release of appropriate escrow funds and to enter the one-year warranty period.
CONCLUSION	Councilmember Stanton moved to approve the conditional acceptance of Cranefield Estates, Phase 9 subdivision improvements, authorize the release of the appropriate funds held in escrow and enter the subdivision into the one-year warranty period. Councilmember M. Petersen seconded the motion. Voting by roll call is as follows: Councilmember Mitchell, aye; Councilmember Stanton, aye; Councilmember K. Peterson, aye; Councilmember M. Petersen, Councilmember Patterson, aye.
K. FINAL ACCEPTANCE OF PUBLIC IMPROVEMENTS AT CLINTON MEADOWS NORTH.	
Petitioner	Val Claussen, Community Development and Mike Child, Public Works
Discussion	(A) Clinton Meadows North has completed the warranty period. The developer has requested Final Acceptance of the public improvements for this subdivision. Public Works has inspected the improvements and recommend the release of remaining escrow funds held in escrow.
CONCLUSION	Councilmember K. Peterson moved to approve the final acceptance of Clinton Meadows North subdivision improvements, and authorize the release of the remaining funds held in escrow. Councilmember Patterson seconded the motion. Voting by roll call is as follows: Councilmember Mitchell, aye; Councilmember Stanton, aye; Councilmember K. Peterson, aye; Councilmember M. Petersen, Councilmember Patterson, aye.
L. FINAL ACCEPTANCE OF PUBLIC IMPROVEMENTS AT PATTERSON HOMESTEAD.	
Petitioner	Val Claussen, Community Development and Mike Child, Public Works
Discussion	A) Patterson Homestead has completed the warranty period. The developer has requested Final Acceptance of the public improvements for this subdivision. Public Works has inspected the improvements and recommend the release of remaining escrow funds held in escrow.
CONCLUSION	Councilmember Mitchell moved to approve the final acceptance of Patterson Homestead subdivision improvements, and authorize the release of the remaining funds held in escrow. Councilmember M. Petersen seconded the motion. Voting by roll call is as follows: Councilmember Mitchell, aye; Councilmember Stanton, aye; Councilmember K. Peterson, aye; Councilmember M. Petersen, Councilmember Patterson, aye.
Approval of Minutes	Councilmember K. Petersen moved to approve the minutes of the July 9, 2019 City Council Meeting. Councilmember Mitchell seconded the motion. Councilmember's Mitchell, Stanton, Patterson, K Peterson and M. Petersen voted in favor of the motion.
Accounts Payable	Councilmember Patterson moved to pay the bills. Councilmember Mitchell seconded the motion. Councilmembers Mitchell, Stanton, M. Petersen, K Peterson

	and Patterson voted in favor of the motion.
Planning Commission Report	Community Development Director Valerie Claussen reported on the August 6, 2019 Planning Commission meeting as recorded in the minutes.
City Manager	<ul style="list-style-type: none"> • League of Cities and Towns Conference is Wednesday, Sept. 11 thru Sept. 13. • West Point is requesting to connect the road at the south end of Clinton Meadows North. <p>The Council was in consensus to allow the road to be connected but are not in support of paying any costs involved.</p>
Mayor Adams	<ul style="list-style-type: none"> • Nothing at this time.
Councilmember Patterson	<ul style="list-style-type: none"> • Heritage Days golf tournament at Cranefield Golf Course was a big success.
Councilmember K. Peterson	<ul style="list-style-type: none"> • Expressed appreciation for the hard work of staff for Heritage Days. • Citizens need to be notified of parade route. • Wrist band cost of \$25 was a concern for some residents – they would prefer to be able to trade in wrist band for tickets. • Arts Council will host dance lessons on Aug 16 and hold a dance on Sept 14. • Concern over crime – add to social media.
Councilmember M. Petersen	<ul style="list-style-type: none"> • Would like to have the Heritage Days breakfast complimentary to residents of Clinton.
Councilmember Mitchell	<ul style="list-style-type: none"> • Concern over crime - report concerns to police. • Received a complaint from a citizen who is concerned about road traffic. • Would like a speed sign put north of the round a bout on 2300 N.
Councilmember Stanton	<ul style="list-style-type: none"> • Youth Council Banquet was a great success. • Interviews for 2019-20 YC will take place on Thursday August 15. • Concerned about crime through out Davis County impressed with the Clinton City Police Dept. • Would like to see more street lights in the City and lights that need replacement bulbs to be taken care of soon. • Crosswalk on 1800 N by West Clinton Elementary – needs to be lighted.
ADJOURNMENT	Councilmember K Peterson moved to adjourn. Councilmember Stanton seconded the motion. Councilmembers Mitchell, Patterson, Stanton, K. Peterson and M. Petersen voted in favor of the motion. The meeting adjourned at 9:09 p.m.
<u>ACTION ITEMS</u>	<ul style="list-style-type: none"> • Subdivision Ordinance – recommendation for concrete in the park strips along UDOT roads. (August 2016) – Planning Commission Review • Bring back Chapter 4 of the Subdivision Ordinance regarding allowing a letter of credit for escrow and researching what surrounding jurisdictions allow (26-4-8). 6g(January 2017) Planning Commission Review • Update Ordinance to eliminate pressurized sewer lines in the Clinton City streets on new residential development (January 2018). • Create a facilities maintenance plan before the next budget cycle in FY 19-20 (May 2018). • Pickle Ball Courts at Meadows Park (applying for grant in January) (Oct 2018) Grant has been received. • Add a City Policy that clarifies personal vehicle allowance usage. (July 2019)

Dennis W. Cluff, Clinton City Recorder