

**SANTA CLARA CITY COUNCIL MEETING
WEDNESDAY, JULY 9, 2008**

THE CITY COUNCIL FOR THE CITY OF SANTA CLARA, WASHINGTON COUNTY, UTAH, met for a regular meeting on Wednesday, July 9, 2008 at 6 p.m. in the City Council Chamber of the Town Hall at 2603 Santa Clara Drive, Santa Clara, Utah.

Present: Mayor: Rick Rosenberg
Council Members: Bruce Anderson, Matt Ence, Jerry Amundsen,
Bill Jacobsen
City Manager: Matthew Brower
Recorder: Barbara Salmon

Others Present: Robert Hansen, Public Safety Director; Brad Hays, Parks Director; John Willie, City Planner; Shan Gubler; Terri Kan, Suzanne Allen & Terri Draper, Dixie Regional Medical Center representatives.

1. **Call to Order:** Mayor Rosenberg called the meeting to order at 6:01 p.m.
2. **Opening Ceremony:** Bruce Anderson led the Pledge of Allegiance and then offered an invocation.
3. **Communications & Appearances:**
 - A. General Citizen communications: None
 - B. Dixie Regional Medical Center Project Report: Terri Kan, Suzanne Allen, and Terri Draper: Terri Kan not present yet – take later on agenda.
 - C. Presentation of Directional/Informational Sign Concept Plan for Ivins and Santa Clara Area: Terry Marten - Tabled
4. **Working Agenda:**
 - A. **Public Hearing:** None
 - B. **General Business:**
 1. Resolution 2008-10R: A Resolution Supporting the Establishment of a County Council of Governments (COG) to Address and Recommend, to Various Policy Boards, Solutions to Growth Issues Impacting Transportation Infrastructure Development in Utah's Dixie (Tabled During June 25 Regular Meeting)
Matthew Brower addressed the council – there are two resolutions for council's consideration: (copies attached)
-Option 2 is the same as 1 except that #2b under the "Resolved as Follows", regarding the ¼ cent sales tax, has been removed.

Consensus was to use Option 2, not authorizing the ¼ cent Sales Tax.

******Motion to adopt Resolution 2008-10R Option 2 (Copy attached) Supporting the Establishment of a County Council of Governments (COG) to Address and Recommend, to Various Policy Boards, Solutions to Growth Issues Impacting Transportation Infrastructure Development in Utah’s Dixie. Motion by Matt Ence; seconded by Bruce Anderson.20Voting Aye: Matt Ence, Bruce Anderson, Bill Jacobsen and Jerry Amundsen. Voting Nay: None Motion Carried.**

3B. Dixie Regional Medical Center Project Report: Terri Kan, Suzanne Allen, and Terri Draper.

Terri Kan addressed the council, reporting on the Statistics and accomplishments of the Dixie Regional Medical Center (Document attached):

- All services are up over 2006, including the amount of charity care given.
- The facility was named one of “Top 100 CV Hospitals in the Nation”; one of 30 to receive this award out of 524 similarly sized hospitals.
- Recognized as 5-Star Hospital for General Surgery, Maternity Care, CV Care, Respiratory Care and Sepsis Care.
- Santa Clara Clinic and Hurricane Clinic opened
- Jubilee Home opening soon.
- Expanding Women’s and Children’s Facility soon.

Councilmember Matt Ence asked about the impact on the budget for Charity Care & Bad Debt:

- The facility tries to give service whether the recipient can pay or not – try to help non-residents get back to the community in which they reside – expect challenges in these areas this year with the economy the way it is.
- Technology is out-dated almost as soon as it is installed – challenge is to keep up cautiously – considering budget and need.

4B2. Ordinance 2008-09: An Ordinance to Amend the Zoning (Land Use) Ordinance of the City of Santa Clara, Utah, by Amending Title 17, Chapter 17.60 Entitled “RA Residential Agriculture Zone,” Section 17.60.060 (C) Entitled “Modifying Regulations;” and Reciting an Effective Date (Intent of Ordinance is to Amend Distance or Setback Requirements for Barns, Stables, Corrals and Chicken Coops)(Tabled During June 25 Regular Meeting)

Matthew Brower – needs to be a correction in the ordinance section 17.60.060 © last sentence states “located no closer than ten (50) feet” but

should read "fifty (50) feet".

******Motion to adopt Ordinance 2008-09 (copy attached) Amending the Zoning (Land Use) Ordinance of the City of Santa Clara, Utah, by Amending Title 17, Chapter 17.60 Entitled "RA Residential Agriculture Zone," Section 17.60.060 (C) Entitled "Modifying Regulations;" and Reciting an Effective Date (Intent of Ordinance is to Amend Distance or Setback Requirements for Barns, Stables, Corrals and Chicken Coops) with a correction to item 17.60.060 © last sentence to read "fifty (50) feet".
Motion by Matt Ence; seconded by Jerry Amundsen.**

Further comment – Matt Ence noted that there were other issues of compliance involved with the passing of this ordinance and requested that a notice be sent to the Jeppsons of the passing of the ordinance and the need to come into compliance with the requirements of this ordinance and that they be given a grace period to do this.

Voting Aye: Matt Ence, Bruce Anderson, Bill Jacobsen and Jerry Amundsen.

Voting Nay: None.

Motion Carried.

- 4B3. Consider Request for Planning Commission to Explore Utility of Including Provisions of Ordinance 2008-11, an Ordinance that Permits Occupation of Accessory Structures in the R-1-10 Zoning Designation, in the Residential Agriculture (RA) Zoning Designation.

Matthew Brower reminded council that they had recently adopted Ordinance 2008-11 permitting the occupation of accessory structures in the R1-10 zone and he wondered how they would feel about having the Planning Commission consider allowing that same privilege in the RA Zone.
Consensus was to have the Planning Commission review this proposal and make a recommendation to council.

- 4B4. Consider Work Meeting to Discuss the Findings of Power cost analysis and Rate Study.

Jack Taylor has the study now and council needs to review and possibly refine it.

Consensus was to set a Work Meeting for Wednesday, July 23, 2008 at 4:30 p.m., just prior to the regular council meeting.

- 4B5. Consider Award of Bid for Gubler Park Bridge Procurement & Installation.

Brad Hays informed the council that 6 bids were received (bid list attached); the lowest being from Cindy Taylor Trucking at a cost of \$49,121.48.

Todd Edwards has reviewed the bid and everything seems to be in order.

This company has done other projects for the city, eg. The waterline on Santa Clara Drive.

Brad recommended approval of the bid from Cindy Taylor Trucking.

******Motion to award the bid for the Gubler Park Bridge Procurement & Installation to Cindy Taylor Trucking at a cost of \$49,121.48.**

Motion by Jerry Amundsen; seconded by Bill Jacobsen.

Voting Aye: Jerry Amundsen, Bill Jacobsen, Bruce Anderson and Matt Ence.

Voting Nay: None. Motion Carried.

Mayor Rosenberg then signed the bid award documents.

4B6. Consider approval of Concession Agreement.

Brad Hays passed out copies of the blank Concession Agreement document For council review (copy attached) and informed the council that Linda Sheeran's contract with the city had been terminated for non-compliance to the terms of her agreement – namely, late payments, complaints received about staffing, cleanliness and food quality, etc.

The new concessionaire will start in August – Brad has a prospect who is not experienced in this, but does photography for little League tournaments and lives in Ivins.

4B7. Discussion on Proposed Hillside Protection Overlay (HP) Zone.

Matt Brower informed the council that this item was on the Planning Commission agenda for a Public Hearing next week; need to allow time for their review and then come to council, hopefully before the end of August.

Matt Ence had questions about the LUDMA Bond Provisions (see attached letter & memorandum)

– Russ Gallian seems to feel it could be extended to 2 years in some circumstances when discovery of substandard of defective performance was impracticable with a 1-year bond.

- Matt Ence felt the city qualified for the 2-year bond requirement
- Bond would only cover workmanship, not catastrophic failure in the hillside causing slippage or other similar problems.
- Also need to look at Minimum Spec & Standards and be sure hillside issues are addressed there according to the new ordinance and look at the Geotechnical Hazard Ordinance and see if revision there is necessary. Staff will check into these issues.

May need to expand the expertise of the Sensitive Lands Committee to address other issues beyond hillside issues.

Matt will do a report listing what Geotechnical review consists of, who signs

off on it etc. Mayor asked that Matt also look at City Geologic Ordinance and see if there is a conflict with new Hillside Ordinance.

5. Reports:

A. Staff Reports

- UAMPS: Jack Taylor, Public Services Director not present
- Public Safety Report: Bob Hansen, Public Safety director.
 - Neighborhood Action Groups – info now on website – 3 groups in city at present: Country Lane (crime rate cut by $\frac{3}{4}$'s); El Vista/Parkview (runs hot & cold by season); Canyon View/Red Mountain (need new block captains – goal to give more support here)
 - Crime rate in city runs hot & cold – 23 vehicle burglaries recently; Ivins & St. George also high – some arrests made – other leads being followed – some items have been recovered – none were break & enter – crimes of convenience – vehicles left unlocked – keys in vehicles – purses, IPODS etc. left in vehicle & visible p- trying to educate the public.
 - Matt Ence asked what was involved in a Neighborhood Watch group
 - Public Safety will train – some meet monthly, some weekly – some patrol at night, have officers cell phones to call if something looks suspicious – basically neighbors looking out for neighbors – packets are available – Public Safety will train Block Captains and attend meetings with Block Captains to train others.
- Will be interviewing tomorrow for replacement officer – 6 candidates – review board is totally impartial – consists of Bruce Anderson and officers from other agencies , Mojave County, Cedar City, St. George's ex-chief - Bob does not attend.
- Wild fires – trucks will be back on Sunday – have been out on 2 fires, Escalante & Bear Creek – state put city on alert – California, Arizona are threatening.
 - o We are in Great Basin fire response area – Idaho, Montana, Colorado, Wyoming, Northern Arizona, Northern Nevada, some of Oregon and all of Utah
 - o Can be pulled out of area if needed
 - o California has 20,000 firefighters from all over the nation not counting the National Guard that they called in to assist, 114 fires
- Secondary Water Project Plan Update: Matt Brower, City Manager
 - o Expanding system was policy priority from council at retreat.
 - Try to transition Open Space to secondary water
 - Transition new construction – install secondary water lines

- Existing development – if lines available, educate public so they could connect in future
- Evaluated existing water lines, resources, water rights, etc.
- Projected secondary water use demand for parks, schools, cemeteries, etc.
- Tried to determine difference between what city has and what is projected to be needed
- Enough water shares to meet Gubler Park & cemetery demand
- Need to negotiate for wheeling rights in the reuse line – shares can be wheeled for free, but not water rights
- Hafen Well has been cleaned and test-pumping is being done - see how much water is available – will eventually connect to reuse system
- Finalizing design for Pond at Gubler Park – hope to have design in next few weeks and pond construction after that
- Reviewing possibility of ordinance requiring construction of secondary water system in new development – hopefully to council in August/September
- After Gubler Park & cemetery are on secondary system and enough rights are obtained, will add Streetscape, Town Hall & schools, then Canyon View Park & Black Rock Park.
- Matt Ence asked about status of meeting with Conservancy District – Ron believed city was using more water than entitled to and difference was being made up by Conservancy’s water resources – if this continues, city would be forced to join Pool and buy water rights like other cities are doing – staff analyzed numbers and found they were based on city operating only Well #7, both wells are now operating and this should eliminate any reliance on the conservancy’s resources. Secondary use in future will also reduce culinary usage and thus help keep city from over-using Pool resources.
 - There are some issues with the Compact that need to be worked out – Matt gave kudos to Barry in St. George as a great help/collaborator in coming up with win/win solutions.

Mayor passed out treats from his daughter-in-law.

B. Mayor / Council reports

Jerry Amundsen: MPO – re-prioritization of a couple of projects – does not affect Santa Clara – grade-separated interchange with Snow Canyon Parkway & Bluff Street.

Bill Jacobsen: deal with Dixie College and the University of Utah may not happen as soon as some had hoped.

Bruce Anderson: None

Mayor Rosenberg: Tonya Johnson, County Arts Council has reserved Banquet Room, wondering is deposit can be waived. (Deposits are held and returned if no damage done)

-Sun Ridge – Trying to get new loan – claim they have reservation for 80 lots so are anxious to get recorded or some other assurance that lots are there – will have conference call with Russ in next few days to see what can be done .

Gublers are still fighting the realignment of the road.

-Accident at Heritage Square – person came in, also called mayor and said wife had had an accident, but no claim has yet been filed – no paperwork at all. Mayor will get info to staff when he receives it.

6. **Executive Session (if needed):** None

7. **Approval of Claims & Minutes:**

******Motion to approve the minutes of the June 11, 2008 Regular Meeting and the Claims through July 7, 2008.**

Motion by Bruce Anderson; seconded by Bill Jacobsen with all members present voting aye.

Motion Carried.

8. **Calendar of Events:**

-Santa Clara City General Plan Update Public Meeting, Thursday, July 10, 2008, at 6:00 p.m..

-UAMPS Summer Training, Lehi, Utah, August 18-20, 2008

-League of Cities and Towns 101st Annual Convention, SLC, Utah, September 10-12, 2008

9. **Adjournment:**

Meeting adjourned at 7:35 p.m.

Motion by Jerry Amundsen

Seconded by Bruce Anderson

Barbara Salmon – Recorder

Date Approved: 8/13/08