

A Public Hearing and the regular meeting of the Farr West City Council was held on Thursday, January 2, 2014 at 7:00 p.m. at the City Hall. Council members present were Mayor Lee Dickemore, Boyd Ferrin, Tom Burkland, Matt Gwynn, Ava Painter, and Paul Dinsdale. Planning Commission Members present were John Stewart, Bonnie Beal, Joe Markland, and Ken Phippen. Staff present was Andrea Ortgiesen and John Cardon. Visitors present were: see attached list.

Mayor Lee Dickemore called the meeting to order. Boyd Ferrin led in the Pledge of Allegiance. Mayor Lee Dickemore offered a prayer.

Public Hearing as Advertised – Discuss and/or act upon the intent of the legislative body to consider vacating a 60’ right of way easement in the Ben Lomond View Subdivision located at approximately 1743 Farr West Dr

No Public Comments were made.

#1 – Motion – Close the Public Hearing and Proceed with Regular Meeting

AVA PAINTER MOTIONED TO CLOSE THE PUBLIC HEARING AND PROCEED WITH THE REGULAR MEETING. TOM BURKLAND SECONDED THE MOTION, ALL VOTING AYE.

#2 – Swearing in of Newly Elected Council Members Matthew Gwynn and Boyd Ferrin and Newly Elected Mayor Z. Lee Dickemore

Matthew Gwynn, Boyd Ferrin and Z. Lee Dickemore were sworn in by Andrea Ortgiesen (this item was completed prior to the Public Hearing and Item #1 as listed on the Agenda)

#3 - Public Comments

Mike Beal talked about the meaning of the word “rural” and the growth in Farr West City.

#4 - Follow-up and Approval of Minutes dated December 5, 2013 and December 12, 2013

BOYD FERRIN MOTIONED TO APPROVE THE MINUTES DATED DECEMBER 5, 2013 AND DECEMBER 12, 2013. AVA PAINTER SECONDED THE MOTION, ALL VOTING AYE.

#5 – Report from Planning Commission

John Stewart reported the Planning Commission held a public hearing on the curb, gutter and sidewalk ordinance. The Planning Commission granted Site Plan Approval to Northern Utah Leasing. They discussed vacating the easement in Ben Lomond View Subdivision. The Planning Commission reviewed the WISCO Site Plan and gave Mr. Wilkes until June 1, 2014 to have all items on the Site Plan completed. The Planning Commission set a Public Hearing on a request for a Conditional Use Permit/Kennel License. They made a recommendation for approval of Edgewood Estates, Phase 2. The Planning Commission will advertise for their vacancy and address reappointments at their next meeting.

#6 – Motion – Approval of Business Licenses – Farr West Urgent Care – Dan Lloyd
Citywide Home Loans – Steve Goorman

BOYD FERRIN MOTIONED TO TABLE APPROVAL A BUSINESS LICENSE FOR FARR WEST URGENT CARE. MATT GWYNN SECONDED THE MOTION, ALL VOTING AYE.

BOYD FERRIN MOTIONED TO TABLE APPROVAL A BUSINESS LICENSE FOR CITYWIDE HOME LOANS. PAUL DINSDALE SECONDED THE MOTION, ALL VOTING AYE.

#7 – Motion – Approval of Home Occupation Business Licenses – K&C Partners – Tom Close
Shear Hair Salon – Suzanne Mount
Rick Reber Construction – Rick Reber

PAUL DINSDALE MOTIONED TO APPROVE A BUSINESS LICENSE FOR K&C PARTNERS. BOYD FERRIN SECONDED THE MOTION, ALL VOTING AYE.

BOYD FERRIN MOTIONED TO APPROVE A BUSINESS LICENSE FOR SHEAR HAIR SALON. TOM BURKLAND SECONDED THE MOTION, ALL VOTING AYE.

Paul Dinsdale asked about equipment. Mr. Reber stated he stores most his equipment off site. Ava Painter asked about parking on the street. Mr. Reber stated he has parking to the side of his home.

PAUL DINSDALE MOTIONED TO APPROVE A BUSINESS LICENSE FOR RICK REBER CONSTRUCTION. AVA PAINTER SECONDED THE MOTION, ALL VOTING AYE.

#8 - Motion - Approval of Business Licenses – 2014 Renewals

Paul Dinsdale asked if there were any concerns about business licenses in the City. Andrea Ortgiesen reported the office has received several complaints about a Home Business in Heritage Ranch Subdivision. She stated residents in the neighborhood have voiced concerns about semi traffic in the neighborhood. She also stated Sean Lambert had some concerns about the business being operated in an outbuilding.

PAUL DINSDALE MOTIONED TO APPROVE THE 2014 BUSINESS LICENSE RENEWALS WITH THE EXCEPTION OF LICENSE # 8290, TLG ACOUSTICS. BOYD FERRIN SECONDED THE MOTION, ALL VOTING AYE.

#9 – Motion – Re-Appoint Treasurer and Recorder

BOYD FERRIN MOTIONED TO RE-APPOINT JOHN CARDON AS TREASURER AND LINDSAY AFUVAI AS RECORDER. MATT GWYNN SECONDED THE MOTION, ALL VOTING AYE.

#10 – Motion – Confirm Date and Times of Council Meetings, First and Third Thursday of the Month at 7:00 p.m. at Farr West City Hall, 1896 North 1800 West, Farr West

PAUL DINSDALE MOTIONED TO CONFIRM DATE AND TIME OF COUNCIL MEETINGS AS THE FIRST AND THIRD THURSDAY OF THE MONTH AT 7:00 P.M. AT FARR WEST CITY HALL, 1896 NORTH 1800 WEST, FARR WEST. TOM BURKLAND SECONDED THE MOTION, ALL VOTING AYE.

#11 – Discussion/Action – C.E.R.T. Program – Lou Waikart

Mr. Lou Waikart was present to discuss a proposed C.E.R.T. Program for Farr West City. Paul Dinsdale asked about the long term scope. Mr. Waikart stated he is looking at getting everyone up to speed with a C.E.R.T. program and get the plan updated. Boyd Ferrin asked about his fee. Mr. Waikart stated it is \$125 a month and then the City will give him a 10-99 at the end of the year. Matt Gwynn asked when an incident is considered large enough to be turned over to Lance Peterson for more resources. Mr. Waikart stated it is up to the Mayor. Lou Best asked how the City Council handles a re-appointment of this position. Mayor Dickemore stated this should be done in two years. Bill Malone asked how much the equipment will cost. Mr. Waikart stated the most expensive thing is communications. Ava Painter stated the City has a short wave radio and the City did participate in the Utah Shakeout last year.

AVA PAINTER MOTIONED TO APPROVE LOU WAIKART AS A PAID VOLUNTEER FOR EMERGENCY SERVICES. PAUL DINSDALE SECONDED THE MOTION, ALL VOTING AYE.

#12 – Discussion/Action – Consideration of Vacating a 60’ Right of Way Easement in the Ben Lomond View Subdivision located at approximately 1743 Farr West Dr. – Benjamin Sines

Benjamin Sines was present seeking a vacation of the 60’ right of way easement. He stated they would like to move the property lines and need to do this in order to move the lines. Paul Dinsdale asked the Planning Commission to verify the width on Farr West Dr. before a new plat is recorded.

PAUL DINSDALE MOTIONED TO VACATE THE 60’ RIGHT OF WAY EASEMENT IN THE BEN LOMOND VIEW SUBDIVISION LOCATED AT APPROXIMATELY 1743 FARR WEST DR. TOM BURKLAND SECONDED THE MOTION, ALL VOTING AYE.

#13 – Discussion/Action – Final Approval – Edgewood Estates Subdivision, Phase 2 – Cecil Satterthwaite

Cecil Satterthwaite was present seeking Final Approval of Edgewood Estates, Phase 2. Mr. Satterthwaite stated the letter they just received this morning raises some new issues. Mr. Satterthwaite stated the detention was designed to accommodate 58 acres. He stated they have now constructed a detention basin that would accommodate Edgewood Estates Phases 2 and 3 and an additional 16 acres to the south. Paul Dinsdale asked about the upsizing of the pipe for Brentwood. Mr. Satterthwaite stated the pipe is already 15” and they will install their own in Brentwood. Tom Burkland asked what the expected time frame is for the deed on the regional detention basin. Mr. Satterthwaite stated it will be taken care of when Phase 2 is recorded. He stated he is okay with there being a stipulation that the detention basin be deeded to the City before Phase 2 can be recorded. Paul Dinsdale asked about the possibility of the City putting

money into expanding the line to accommodate Brentwood in the future. Mr. Satterthwaite stated all developments on the East side of the canal should be required to have their own detention. Ava Painter stated she is uncomfortable approving this without sending it back to the Planning Commission for additional input and recommendation.

BOYD FERRIN MOTIONED TO GRANT FINAL APPROVAL OF EDGEWOOD ESTATES SUBDIVISION PHASE 2, CONTINGENT UPON THE REGIONAL DETENTION BASIN BEING RECORDED AND DEEDED TO THE CITY WITH PROPER INFRASTRUCTURE PRIOR TO RECORDING OF PHASE 2. SECONDED THE MOTION, ALL VOTING AYE, WITH THE EXCEPTION OF AVA PAINTER WHO ABSTAINED.

#14 – Yearly Council Assignments

Mayor Dickemore asked if any Council Members if they had any questions on the assignments. Matt Gwynn asked about a representative for the Community Covenant. The Council agreed Matt Gwynn should be assigned to that.

BOYD FERRIN MOTIONED TO ACCEPT THE YEARLY COUNCIL ASSIGNMENTS WITH THE ADDITION OF COMMUNITY COVENANT TO MATT GWYNN. TOM BURKLAND SECONDED THE MOTION, ALL VOTING AYE.

#15 – Planning Commission Assignments

Mayor Dickemore asked that the fence ordinance be addressed. Boyd Ferrin also mentioned the Good Landlord Ordinance. John Stewart stated they are working on the General Plan, Signs, Residential Zoning and the Curb, Gutter and Sidewalk Ordinance.

#16 – Report from Council on Assignments

Paul Dinsdale reported on the 2700 North project. He stated there will be a meeting with Pleasant View, hopefully by the 17th of January. Paul stated he will be sending the traffic study out to Farr West and Pleasant View City Councils. Paul stated the outlets in the work room of the senior center need to be fixed and Del Dabb will be doing that. He reported they will also be putting a work bench in there and they would like some under cabinet lighting.

Ava Painter reported she met with the Mayor and Bill Morris on the R.A.M.P. grant for the Smith Family Park and has subsequently submitted it to Weber County.

Boyd Ferrin stated he will be meeting next week with Mosquito Abatement. He stated there will probably be a meeting regarding celebrations later this month.

Tom Burkland reported the drains coalition had a final review on the construction general permit from the Utah Water Quality group. He reported the sewer board approved their budget and Farr West is one of only a few cities whose assessed amounts decreased.

Mayor Dickemore reported he met with Sheriff Terry Thompson regarding a Metro Police Department. Mayor Dickemore stated he told the Sheriff he is just making sure the City is getting the best for their money and that the City wants 24/7 coverage.

#17 – Approval of Bills

See Warrant Register dated December 31, 2013.

TOM BURKLAND MOTIONED TO APPROVE AND PAY THE BILLS DATED DECEMBER 31, 2013. BOYD FERRIN SECONDED THE MOTION, ALL VOTING AYE.

#18 – Adjournment

AT 8:24 PM, TOM BURKLAND MOTIONED TO ADJOURN THE MEETING. MATT GWYNN SECONDED THE MOTION, ALL VOTING AYE.

Andrea Ortgiesen, Clerk

Lee Dickemore, Mayor

Date Approved: _____