

**WOODS CROSS CITY COUNCIL MEETING  
NOVEMBER 1, 2022**

The minutes of the Woods Cross City Council meeting held November 1, 2022, at 6:30 P.M. in the Woods Cross City Hall located at 1555 South 800 West, Woods Cross, Utah.

**COUNCIL MEMBERS PRESENT:**

Ryan Westergard, Mayor  
Julie Checketts  
Jessica Kelemen

Gary Sharp  
Matt Terry  
Wally Larrabee

**STAFF PRESENT:**

Bryce Haderlie, City Administrator  
LaCee Bartholomew, Community Services Coordinator  
Sam Christensen, Public Works Director  
Jessica Sims, Assistant City Administrator  
Tim Stephens, Community Development Director

Annette Hanson, City Recorder  
Chad Soffe, Chief of Police  
Johnny Filler, Public Works

**PUBLIC ATTENDANCE:**

LeGrande Blackley  
Mark Johnson  
Ian Cahoon  
Heidi Walker  
Pat Child  
LeeAnn Hansen  
Sandy Anderson

Alexis Verson  
Bob Goudy  
Brandon Preece  
Kelly Walker  
Matt Wright  
Walker Wood  
Don Schrader

Kevin Kilpatrick  
Jamie Goudy  
Chelsea Briggs  
Sandy Anderson  
Lorie Wright  
Jacob Peery

**INVOCATION:**

**PLEDGE OF ALLEGIANCE:**

Jessica Kelemen  
Wally Larrabee

**UDOT 1-15 ENVIRONMENTAL IMPACT STUDY—FARMINGTON TO SALT LAKE CITY**

The Mayor introduced Ms. Alexis Verson, who is a senior transportation planner, and Kevin Kilpatrick, who is their environmental lead on I-15 Environmental Impact Statement from Farmington to Salt Lake. Ms. Verson said they were at the meeting to show where UDOT is with the study and to encourage the community to attend their open houses and to provide feedback. She shared about NEPA overview and early scoping and who would be doing the initial coordination with stakeholders, as well as define the purpose, need and scoping of the project. The next phases would be to prepare draft EIS, release draft EIS, prepare final EIS and to release final EIS and record decision. The success of this project will only be achieved with coordination with local governments and ongoing stakeholder communication.

The information shared will be posted to the website and for the city's Facebook page for anyone who might have questions about the project. They thanked the Mayor and Council for their time.

Following the presentation Council Member Checketts said she had a question for Ms. Verson outside of the presentation. She wanted to see if Ms. Verson and Mr. Kilpatrick could help with a problem on Redwood Road. Council Member Checketts said going north on Redwood Road there are two lanes that merge into one lane but there is no merge lane painted. She said if UDOT does not want to paint, could

the merge sign be removed, and an arrow painted to designate the lane a right-turn only. Council Member Checketts said it is a dangerous area. Ms. Verson said she would pass it on to UDOT to see if they could help with that issue.

### **COUNCIL KUDOS**

The Mayor gave the floor to Council Member Checketts who presented nominations for Council Kudos.

The first nomination was for Assistant Chief Adam Osoro and he was nominated by Ms. LaCee Bartholomew. She said that Assistant Chief Osoro is exceptional and after finding out that there would be a hayride for Pumpkins in the Park, he determined safe routes to mitigate the traffic and safety concerns without closing any public roads. Ms. Bartholomew said Assistant Chief Osoro is outstanding in his support and is always willing to show up to the extra activities and lend a hand when there is a need.

The second nomination was for Liz Redford and was nominated by LaCee Bartholomew. She said Liz is one of the great ones and is always willing to help with anything going on in the city. She said Liz is the one who always makes sure that needed items show up from public works like sound, chairs, and tables. Ms. Bartholomew said that Liz was key to the success of Day of Service. Ms. Bartholomew said Pumpkins in the Park also would not have had drinks if it were not for Liz and her creativity. She commended Liz for her wonderful art skills, described as "out of this world."

The third nomination was for Johnny Filler, who was nominated by LaCee Bartholomew. She said that Johnny is the very best. She said he is always behind the scenes making sure that things get taken care of for every event taking place in the city. She said he thinks of all the things she does not think about like turning off the sprinklers the night before, so things do not get wet. She said he made sure tents would fit in parks, fixes sheds and lights, made mow strips so that the hay wagons could maneuver safely, made sure the park looks extra polished along with delivered pumpkins on a busy Friday afternoon. She said he tries to keep event ideas realistic, while always willingly jumping in to help make ideas a reality.

Council Member Checketts thanked these three employees and awarded the Council Kudos recipients with Amazon gift cards. The Mayor also thanked these employees for all of their hard work and in making Woods Cross what it is.

### **CONSIDERATION TO APPROVE MINUTES**

The Mayor then called for the review of the minutes for the City Council meeting held on 10/4/22.

Following the review of the minutes by the City Council, Council Member Checketts made a motion to approve the minutes as written. Council Member Sharp seconded the motion, and all voted in favor of the motion through a roll call vote. Council Member Larrabee abstained because he had been absent.

### **RATIFY CASH DISBURSEMENTS**

The Mayor then called for the ratification for the cash disbursements for the time period of 9/25/22-10/26/22.

Council Member Terry made a motion to ratify the cash disbursement for the time period of 9/25/22-10/26/22. Council Member Larrabee seconded the motion, and all voted in favor of the motion through a roll call vote.

### **FINANCIAL REPORT**

The Mayor gave the floor to the City Administrator who went over the financial report with the Council.

### **PUBLIC COMMENT**

The Mayor opened the meeting to those present to address the City Council.

Ms. Heidi Walker, of the Farm Meadows subdivision, came forward regarding the subsidence issue. She said she had received bids to remediate her home. She was wondering what the city was doing to help with this issue. She said her whole neighborhood is experiencing settling and they have tried different avenues including government grants in trying to get help. She said the roads are awful and the gaps are very deep. She said the roads and sidewalks are a safety issue, especially after dark.

Jacob Peery addressed the Council and said they had conducted an unofficial neighborhood survey through a Google form that the neighbors were asked to fill out. He said they had a total of 81 people respond. He said the information that was gathered noted there is stress on window casings, tile cracking, patio out of level, cracking concrete, driveway cracks worsening, electrical box replaced, large cracks in front doors needing to be stuffed with towels to keep wind and bugs from getting in. He said his personal home has four inch cracks in the ceiling and insulation is falling into the home. He said he has asthma, and his respiratory issues are increasing due to subsidence. He said they would be willing to share the information collected from the survey with the city. He said he knows there are efforts by the Council and City to try and help get funding to help with the home issues, but he felt like by the time help comes, it will be too late for his home. He shared that his home is down 7 inches in one corner, down 2 additional inches this year. He said they will have to foreclose on their home if they cannot get help. He said they are not the only one in the neighborhood with this problem and it is becoming a much larger issue as time passes. He said that if something isn't done quickly, this area will end up being a completely devalued neighborhood.

Ms. Sandy Anderson addressed the Council and said she had applied for assistance for the last four years. Her house feels like the home is crumbling under her feet. She said she feels like there needs to be a real push in trying to help find other answers to this issue and wonders if the City could help secure state or federal help. She said they are in dire need; home values are going down and it is important that the citizens of Farm Meadows and the city work together in finding solutions before some homes become uninhabitable.

Ms. Pat Child then addressed the Council and said her home is going through some of the same issues the other homeowners had shared. She just had an estimate done for foundation repairs and was quoted a cost of \$250,000 for the repair. She said her home has dropped five inches from one corner to the other. She said the main beam in her basement is stronger than the outside of her home, so it is tearing in half. She said she would need pillars to shore up her home and they would have to tear out her basement and bring the dirt inside of her home to be able to make the foundation stable.

Mr. Bob Goudy said he was one of the homes that was originally helped by the city, but he just wanted to address some of the issues he has had and since peiring; the cement pad and the property the home is on, has not stopped settling so now the sewer is going backwards into the house. He said he has had to evacuate this week because of this problem. He said he wanted to give that information to let everyone know that lifting the foundation of the home does not solve the problems that are continuing to happen. He said they are looking at another \$50,000. He said it is a burden that everyone needs to be aware of.

Mr. Matt Wright addressed the city and said he commended the city for their efforts in dealing with this issue and having a program and applications to help with this support. He said the foundation repair companies are quite amazed that the city is helping with this issue and he thanked the city for their efforts. He said he had just recently paid off his home, but as he receives bids for repair some are as high \$300,000 and rising. He said he has had his front door repaired 3 or 4 different times and this last time the door repair lasted only two or three weeks because of the speed of subsidence occurring.

Kelly Walker then addressed the Council and said he is in a wheelchair and cannot use the sidewalks. He asked what rights he had to cut the roots of the trees that are causing the sidewalks to buckle. He said shaving the sidewalks does not seem to be the answer. He asked if there were other options that could be considered. Mr. Walker also said he had a concern about the doors being stuck and one of the neighbors front doors being an emergency access problem.

The Mayor said that addressing this issue is a real concern to the City and is something that is taking quite a bit of time for city staff to manage. To help manage the flow of communication the City Administrator has set up a link on the city's website with information regarding this situation: [https://bit.ly/WX\\_Subsidence\\_Info](https://bit.ly/WX_Subsidence_Info) The Mayor asked the City Administrator if he had any information that he could share with the group regarding any help from the federal government.

The City Administrator then addressed the Council and those that were attending the meeting. He said he had recently taken over the position of City Administrator for Gary Uresk who was the one who had originally started the grants to help with the subsidence issues. He said he is very new to this situation. He said he has appreciated the help and patience from the neighbors regarding this issue. He said one thing that makes him unique regarding this problem is that he is a licensed building inspector. This has been helpful for him as he has recognized what is going on. He said he sees there are two problems. He said the first problem is the ground water depletion is continuing to make the ground to settle. He noted he and the public works director, and the city engineer have been working with other water users in the area and have been holding meetings and taking measurements in the area so they can start to establish a baseline of where the water recession is and where it is going to track what is happening. The City is actively pursuing ways to work with water users to diminish the amount of water they are taking out of the ground as well as exploring ways that water can be put back into the ground. He said he has read some interesting articles written that have said the lack of water is affecting the Great Salt Lake which could also be impacting other areas, such as Woods Cross. Efforts are being made to learn how to help with the water.

The City Administrator went on to say while there had been 23 applications received for financial subsidence help, there is enough funding to help with three foundations. He said Mr. Uresk had asked FEMA for funds to help also but FEMA usually just demos homes and turns it into raw land. He said Mr. Uresk tried to make it so the homes could be helped instead of torn down. The City Administrator said right

now the city engineer and the public works director are working on a grant that allows the city to have professionals come in and put information together and apply for this grant through the Bureau of Reclamation that would allow a grant study to be done. This would give more information that would allow the city to then go back to FEMA and show the problem and assert that we believe instead of getting rid of the homes we can save the homes. He said he was hoping that by going through this process, more funding could be secured for the residents who continue to suffer from the subsidence problems. He said this process will take a few months and then the City could go to FEMA to try and get what is called a Brick Grant. He added that his contact information is on the website if anyone had questions, they are welcome to reach out to him. He added that he is very sympathetic to what was going on in so many of the homes in the city and he will continue to put efforts into this matter.

Ms. LaCee Bartholomew addressed the Mayor and Council and said she was frustrated as a homeowner because the numbers quoted for the piling were from 2018 and have not been reevaluated and the bids for piling, which for her home are now coming in at \$257,000 instead of \$147,000. Homeowners who had been previously helped were left with a \$10,000 to \$20,000 balance, now she said she will be left with an \$80,000 to \$100,000 balance to pay even after receiving financial help. She said she will not even have the same amount of space she currently has. She said she is unable to get financing. She said she has nowhere to go to get the help she needs, adding that she has considered both dozing their home and starting over as well as proceeding with the piling. She said it is about sixes for how much it would cost.

Council Member Checketts said she had some ideas on some possibilities to help. She said one idea was to get the neighbors together and go after the insurance bond company who bonded for the development. She said she wasn't sure what the statute of limitations is, but it might be worth looking into. She asked the City Administrator if there are state contractors that the state may work with for earthquake damage prevention.

The City Administrator said that while the state has state contracts for many different types of work and materials, he was not aware of anything of this nature. He said he could double check with the state to make sure. He said it was alarming to see how much these bids have gone up over the past few years.

The Mayor said he did a quick check for state help but he did not see anything. He said he is quite familiar with state purchasing and he said if there was a project needing to be done, the state would just go out for a bid for the project, so he did not think that was an avenue that would be available.

Council Member Checketts also said she was wondering if they could find a finance company that would be willing to help with the loans for the residents since they cannot take out a home equity loan. She suggested talking to Zions Bank to see if there is anything that can be done.

The City Administrator thought it was a good idea to see if there are any financial institutions that could help them. He said he will continue to pursue that and see if there are any opportunities that may be available. He said he will continue to keep pursuing every avenue possible.

The Mayor thanked the City Administrator for all the time and effort he has put into this issue. He said he is very sad about the situation and as neighbors of Woods Cross the city would like to do as much as they can to help them and wish they could do more. He said he was grateful that Mr. Uresk thought out of the

box and were able to use some of the RDA funds to help with this problem. He said with this funding they have been able to help quite a few homes. He said the city will continue to give attention and resources as much as possible and try to come up with other options. He also said if the residents had any ideas that had not been talked about tonight to let the City Administrator know. He also said to help direct all neighbors being affected to the information on the city's website for information (noted above.)

The City Administrator also said they are looking into getting the roads fixed and to help with getting those sidewalks adjusted and fixed and to involve other agencies to help resolve the problems. He also thanked everyone for their input.

The Public Works Director addressed the question about cutting tree roots affecting the sidewalks. He said that would be on a case-by-case basis for each tree

Sandy Anderson addressed the Council and asked about a meeting that was mentioned that had taken place with Chris Stewart's office. The City Administrator said they had met with Chris Stewart's office and explained the problem the city is having. Mr. Stewart's office said the funds available must be done by one of the federal agencies and go through a prescribed process to get on the list for a Brick Grant. Residents can contact Mr. Stewart's office and get information about those funds that may become available.

Don Schrader asked why 800 West was paved but not completed. He asked why there was 100 yards left and the north end of the road and 100 feet on the south end and wanted to know why they didn't go all the way. The Public Works Director said the south end will be fixed at the intersection when the light goes in. He also said the north end of 800 West was in good enough shape that it did not need to be replaced. The Public Works Director said they are continuing to repair roads as finances allow.

There were no further comments, and the Mayor closed the public comment portion of the meeting.

### **COMMUNITY SERVICES REPORT**

The Mayor gave the floor to the Community Services Coordinator, Ms. LaCee Bartholomew.

She said Pumpkins in the Park was a great success with \$500 was raised by the Youth City Council to help with a Christmas service activity. She also said they liked having the activity at Mills Park and thought it would be good to continue to hold it there for the future.

She said there is an upcoming Veterans dinner on November 19<sup>th</sup>.

She said the tree lighting would be held at 6 pm on November 28<sup>th</sup> at Hogan Park.

She said on December 22, there will be an employee lunch at 1:00 at the public works building.

She said there would be winter recreation will be held on 12-21, 12-22 and 1-3 at the public works building.

She also said there had been a kick-off event on October 5 for National Walk to School Day and a slow paced kids marathon. She said the race can be tracked digitally or through paper trackers. She also said

there is an employee slow paced marathon going on at this time and there will be prizes awarded. There are 20 participants so far.

She also said that donations for the Angel Tree are going to go through the counselors at the local schools this year because they would be able to assess the needs of the children better. She said the counselors will be taking donations this year. She also noted the Youth City Council will be adopting Angels from the Teen Center at Woods Cross High and would be shopping for them with the funds raised from the sale of the Easter baskets at the easter activity. The Mayor and Council said they liked these ideas and thought this was a good direction to go.

She also noted the Employee Appreciation Dinner would be held January 20, 2023 at 6:00 P.M. at the public works building.

The Mayor and Council thanked her for her report.

**POLICE DEPARTMENT REPORT**

The Mayor then gave the floor to Chief Soffe who reported on the activities of the Police Department :

**DISPATCHED CALLS**

<u>2022</u>	<u>2021</u>	<u>YEARLY</u>
Jan—761	Jan--704	2021—9,106
Feb—794	Feb—674	2020—10,473
March—995	March—796	2019—11,368
April—837	April—821	2018—11,600
May—804	May—854	2017—11,411
June—857	June—700	2016—12,393
July—1025	July—775	2015—12,819
Aug— 890	Aug—754	2014 — 9,495
Sept— 893	Sept—767	2013—8979
Oct—	Oct—682	2012 -7347
Nov—	Nov—748	
Dec—	Dec—831	
Total—7856	Total—9,106	

**ACTIVITY REPORT**

July-Aug-Sept Traffic Citations

	<u>July</u>	<u>Aug</u>	<u>Sept</u>
Total Citations	255	145	128
Total Violations	372	209	205
Officer Salas	93	44	58

540 New Cases opened in September 2022

### USE OF FORCE REVIEWS

9/11/22—Taser Deployment, Drive Stun, Suspicious Circumstance Call- No injury. Male arrested for Terroristic Threats and Obstructing Justice.

### SWAT Team Activity

Monthly NTOA Training

### DEPARTMENT ACTIVITY

- 9/11 Remembers Event
- WXHS/WX Elementary Lockdown Drills
- New Taser Certification
- TAC Conference
- Mental Health/Autism/Diversity Training
- Pizza with the Chief—WX Elementary

### Woods Cross High School Activities

Admin Assist-10	Theft-1
Citizen Assist-7	Trespassing-1
Juvenile Problem-6	Found Property-1
Drug Offense-3	Football Games Worked-3
Medical Assist-3	Dances-1
Vehicle Lockout-3	Lockdown Drill-1
Suspicious-1	
Total Incidents: 45	

### K-9 ACTIVITY

Ranger

- National Police Canine Association tracking certification completed. 11 Teams participated and Officer Boyle was the only Bloodhound to achieve certification.
- No September deployment.

Rex

- Aside from monthly K-9 training, Rex had no September deployments.

Flash

- Total deployments for September: 4
- This month, Detective Burton and K-9 Flash assisted the Internet Crimes Against Children Task Force and South Jordan Police Department on four search warrants. The cases involved the sexual exploitation of a minor and sexual abuse of a child and three individuals were arrested.
- K-9 Flash and Detective Burton also had the opportunity to go to attend a weeklong K-9 paramedicine & tactical course. The course, which was free to the department and paid for by Operation Underground Railroad, taught Detective Burton life-saving techniques for the canine members of the department.



### DETECTIVE DIVISION

- 30 Persons Crimes/Sexual Assault/Active CANR cases (child abuse neglect report)
- 28 Active Theft/Property/Fraud/Assault/Death cases for the month of September

### ORDINANCE ENFORCEMENT

- 45 New cases were received and opened from the public
- 33 Cases resolved/closed successfully
- 11 Notices Sent
- 1 Ongoing case

### COMMERCIAL VEHICLE ENFORCEMENT (CVSA)

We are currently working with Sam to update commercial truck restrictions in the city and designate approved truck routes.

### LPR ACTIVITY

New LPR vehicle is being outfitted with new camera system and should be done soon.

### CRITICAL CASE INFORMATION

On September 11, 2022, officers responded to Springwood Apartments after a father reported his infant daughter had been left alone in the apartment by the baby's mother. When officers arrived, they entered the apartment and discovered light smoke filled the inside and it smelled of burnt grease. The oven was on and there was a baking sheet covered in grease inside. Officers found the infant asleep in her crib. As officers were waiting for the Division of Child and Family Services (DCFS) and the infant's mother to arrive, the infant's father became erratic and threatened to burn the apartment and kill everyone inside. He ultimately ended up drinking lighter fluid and was transported to the hospital for a medical evaluation. After being medically cleared, he was booked into the Davis County Jail and has been formally charged with threat of terrorism, a second-degree felony, threat of violence, and interference with arresting officer, both class B misdemeanors. DCFS responded and took custody of the child after the mother refused to a safety plan with DCFS.

Following the report by the Chief, Council Member Checketts said there is a trailer parked on the frontage road and 1600 South and it makes the road one lane where all of the high school kids travel and could become a hazard. Chief Softe said he would look into that matter.

### **PUBLIC WORKS REPORT**

The Mayor gave the floor to the Public Works Director, Mr. Sam Christiansen, who noted the following regarding the public works department:

### WATER/STORM WATER

After hours callouts October—12  
Water Leaks October—9

Blue Stakes tickets October—178  
Storm Water Inspection/Plan reviews October—10  
Lead water service inventory 1050 S Brown Water

- Install blow-off to properly flush water in the circle.

### STREETS

- Fleet Repairs
- Road Patches
- Tree Trimming in Morningside along 925 W
- Remove concrete and prep for contractor replacement
- Bond Inspections

### PARKS

- Turf Weed Spraying Application
- Fertilizing
- Towne Center Replacement has been delivered. Scheduling install
- Tree wrapping and watering new trees
- Sprinkler and restroom winterization
- Planning fertilizing and spraying schedules for 2023 for both normal and drought conditions
- Pumpkins in the Park
- Parks and Recreation Master Plan update
  - Citizen Survey opens October 31<sup>st</sup> and ends November 30<sup>th</sup>
  - Once information is compiled, we will share it with the Council
  - Working with LaCee on the recreation program section

### 800 W RECONSTRUCTION

- Paving is scheduled for October 28-30<sup>th</sup>, pending weather and temperatures Kilgore is planning on closing 800 W after school pick up on Friday, 2 PM, completing paving Sunday evening, and opening the road once the asphalt cools off.
- Residents received door hangars Wednesday, and school was notified Monday. LaCee shared the information on social media.
- Road markings to be painted on November 1<sup>st</sup>.

### BROWN WATER IN THE 1050 S CUL-DE-SAC

- After the fire department put out a grass fire on 1100 W last month, resulting in 3 water leaks in the area, the residents have been working with Public Works employees to flush out the brown water.
- This brown water was a result of rust coming from the cast iron pipe in the area that broke loose during the fire activities and the water leaks.
- The cul-de-sac does not have a fire hydrant at the end of the water main, making it difficult to flush the water. Water employees responded to every request from concerned residents. Flushing the water through  $\frac{3}{4}$  inch meters as best they could.
- The Health Department took samples and verified water safe to drink, even though it was discolored.

- Water Employees flushed the water until it became clear.
- Water Employees installed a 2-inch blow-off at the end of the line for better flushing if it occurs again.
- The water main in the cul-de-sac was and is on the priority list to be funded for FY 24.

### RAILROAD QUIET ZONE

- Woods Cross helped establish in 2007 and is the managing entity from Downtown Salt Lake through Ogden for all rail crossings along the Frontrunner corridor.
- In the fall of 2021, the Federal Railroad Administration inspected all the crossings in the zone and found regulation violations of the Quiet Zone Safety Measure (medians, signs, road markings, etc.)
- Last month, we received notice of potential loss of the Quiet Zone due to violations found in 2021.
- There was some confusion about the responsibilities of Woods Cross. It is our responsibility to ensure that all entities keep their crossings in compliance.
- If one crossing does not meet the FRA standards, the entire Quiet Zone is revoked.
- The FRA has requested a plan to come into compliance for all the crossings. Woods Cross is the ONLY entity authorized to communicate on behalf of all the agencies that own the roads that cross the rail corridor.
- City staff has reached out to all the agencies involved to get city staff letters committing to getting the violations corrected promptly and keeping quiet zone in place.

### 1100 W WATER LINE

- Bi-weekly construction updates are being held with AAA Construction.
- 1100 W will be reduced to 1 lane starting October 31<sup>st</sup> so as not to conflict with 800 W roadwork.
- Garbage pickup has been adjusted to accommodate the waterline work, and residents notified.
- 48-hour notices have been required for all driveway blocking and water shutoffs.
- The old line on 1100 W is also cast iron which contributes to the brown water issue.
- Replacement of this water line will help with future brown water concerns in the 1050 S cul-de-sac.

### PUBLIC WORKS ADMINISTRATIVE

#### Projects

- Parks and Recreation survey opens for 30 days in November. Will be advertised in the newsletter and on social media.
- 1970 S is open to traffic
  - Punch list created and working out the final details with 3XL
- Google
  - 2 new permits approved
  - Started in Farm Meadows
- West Legacy Trail
  - Bind Weeds coming up in middle of asphalt, working with the county to find solutions
- Streets/Water Projects
  - Redwood Road Techite (last Techite in the city) completed
  - 1100 W Waterline awarded to AAA Construction
    - Construction started October 20<sup>th</sup>

- 800 W Street Rebuild 770 s to 1500 S paving October 29<sup>th</sup> and 30<sup>th</sup>
- 800 W and 1500 S Traffic Light funded, in the engineering phase
  - Working with utilities to relocate
- Fall crack seal services in process
- Adjust manholes in Farm Meadows 10 on 1200 S and 4 on 1100 S
- Fill in large cracks on 1200 S and 1100 S in Farm Meadows

#### In The Works

- Development Review Committee
- Possible Additional Street Preservations, mill and overlays in the spring
- Fleet Replacement Program with Enterprise
  - Waiting on manufacturers to release pricing and order banks
- Grant Applications
  - BRIC and Congressman Stewart's Earmarks
  - County Funding for waterlines and road in income targeted areas
- 1100 W 500 S-1100 S Widening Project
  - Affected Residents and businesses are and continue to be contacted by the Langdon Group for construction easements and Right of Way Cleanup
  - Bid out in October/November
- 1100 W 3<sup>rd</sup> quarter funded road widening from 1733 S to 1750 S in design, bit out in November
- Elements work orders in use, setting up building permitting
- East Mills Parking lots rebuild (not increasing size) bid out in November
- Parking and Pickleball options at Mills (Survey and funding)
- Truck Weight restrictions code update—in this Council Meeting

#### **SAFETY REPORT**

The Mayor gave the floor to the Assistant City Administrator who reported for two months. She said in August there was a police department workers comp injury to a hand which was an OSHA loss time accident; the officer was released back to full duty the end of August. She noted that in September there was a police department auto accident that resulted in damage to the other car but not to the police vehicle.

#### **CITY ADMINISTRATOR'S REPORT**

The Mayor gave the floor to the City Administrator who noted the following for the City Council:

1. Working with Jessica Sims and the auditors to provide information for the annual audit.
2. Preparing subsidence grants and working with applicants to prepare for the projects that will be funded during the FY23 budget year.
3. Assisting Sam Christiansen with the railroad Quiet Zone designation from Salt Lake to Clearfield. In 2008, Woods Cross signed on as the sponsoring agency to facilitate the Quiet Zone. Sam has done a great job coordinating with other cities for the changes needed to maintain the federal designation and avoid trains from honking their horns through the community at all crossings.

4. Assisting staff with citizen complaints related to dust at the Phalen project on 2600 S near 1290 W. Several staff members have worked with the contractor to improve dust control and we've attempted to communicate with the citizens on the expectations and outcomes from different types of construction work and the dust related to those activities. Drive lanes were watered regularly, but citizen complaints focused on dust from dumping and loading operations that are very difficult to remediate with water because the dirt is airborne in the process.
5. Working to support staff with citizen complaints of water quality in the cul-de-sac 1020 W 1050 S. A broken water line earlier in the month had caused sediment in the lines to circulate in the water. While the water had passed bacteria and chlorine tests, the water contained turbidity that was unsatisfactory. The main line that was approved at the time of construction, did not have a fire hydrant or other way of flushing the line. Staff installed a 2" blow-off at the end of the line to better flush the pipes which improved the water's appearance.
6. Adjustments are being made with Angel Tree where citizens can donate directly to the schools who have a better understanding of who needs assistance. Information is available at the front desk.

**Action Item Report**

Item	Assigned to	Status
Include mow strip provisions in zoning ordinance	Tim Stephens	Ordinance updated to allow citizens to access money.
Have attorney provide legal remedies for drug houses	Bryce Haderlie	Will continue to review in the next couple of weeks
Work with UDOT to widen Redwood Road	Sam Christiansen	Sam has emailed UDOT regarding the striping this spring but has not had a response.
Review zoning ordinance requirements for home occupancy.	Tim Stephens	Will review ordinances to see if changes can be made.
Junk Home Code Enforcement Revie	Chief Soffe	Review code enforcement activities around the city

**CONSIDERATION TO GRANT AN EXTENSION TO SUBDIVISION APPROVAL TO THE AUDREY TOWNHOME**

The Mayor gave the floor to the Community Development Director who noted the following:

"In May, the Planning Commission and City Council approved the Audrey Townhome development on the north end of 1100 West Street. It was anticipated that developer, CW Urban, would proceed to prepare a subdivision mylar and have it recorded for the project. However, to date, CW Urban has not submitted a mylar for signature and recordation. Subdivision plat approvals, as per city code, are valid for six months, after which time the approval expires and would require resubmittal and review by the Planning Commission and Council for reapproval. It has been almost six months since the Audrey approval. As such, CW Urban has submitted a written request to the City Council for a six-month extension of their subdivision approval.

"Section 11-09-100 of the Land Development Code states: "A final plat that is not recorded within six months of the date of City Council approval shall be null and void. This time period may be extended by the City Council for up to an additional six-month period for good cause shown. The developer must

petition in writing for an extension prior to the expiration of the original six months. No extension will be granted if it is determined that it will be detrimental to the city.”

“Given to the Council is a written request from CW Urban requesting a six-month extension of the subdivision approval. They state that they plan to continue land improvements on the site for the next several months. They state in their request, that the last few months have been difficult with both supply chain issues as well as increased financial costs due to substantial rate increases. CW Urban also mentions that they recognize the city’s desire to construct 1100 West road improvements fronting their project and that their project is a key section of those street improvements. Also, with additional time they are confident they will be able to receive the needed materials to continue site work and make enough progress to reduce the city’s required improvement bond when the plat is recorded in the coming months. The staff in reviewing their request, believes that the reasons for the extensions are valid.

“Given to the Council is a memorandum from Greg Seegmiller, the city engineer, regarding the 1100 West project and particularly CW Urbans commitment to pay for the installation of a new water line across their frontage with the city paying for upsize or oversize for our needs, and also the development’s frontage requirements for curb, gutter, sidewalk, and half the roadway asphalt. The city engineer and staff are recommending granting the six-month extension request with the following conditions:

1. The oversize and reimbursement agreement for the water line and roadway widening be executed and assessed for the Audrey improvements along 1100 West.
2. Sewer lateral stubs and other utilities anticipated for the development be installed by the developer prior to the placement of asphalt on 1100 West to avoid damage to the soon-to-be new roadway.

The Community Development Director said the developers from CW Urban were at the meeting.

Council Member Terry asked Mr. Ian Cahoon from CW Urban if he understood and agreed with the two conditions that had been presented and Mr. Cahoon said yes, he understood and agreed to the conditions as presented. Mr. Cahoon said the extension was being pursued due to inflation and current interest rates. They would like to complete the project as soon as possible, hopefully before the 6-month timeline.

Following the information given, Council Member Sharp made a motion to approve the extension request for Audrey Development with the two conditions as noted above. Council Member Terry seconded the motion, and all voted for the motion through a roll call vote.

### **CONSIDERATION TO APPROVE BRIGGS WOODS CROSS SUBDIVISION FINAL PLAT**

The Community Development Director continued with the floor and noted the following for the City Council:

“Ms. Chelsea Briggs has requested approval of a three-lot, single family residential subdivision located in an R-1-8 Zone at 1959 South 800 West. Presently, there is an existing home on the south side of the property. As you will note on the subdivision site plat, the existing home will be part of Lot #3. Lot #1 is a typical lot fronting 800 West with Lot #2 being a flag-lot behind Lot #1 and is a typical lot fronting 800 West with Lot #2 being behind Lot #1 with a staff that connects to 800 West Street. Flag lots are a conditional use within the R-1-8 Zone. Ms. Briggs applied for a flag lot conditional use permit as part of the subdivision process. The Planning Commission found that the proposed flag lot conforms with the city’s regulation for

the development of this type of lot and granted a conditional use permit. The city engineer, public works director, fire marshal, and community development have reviewed the proposed subdivision plat and flag lot. The Planning Commission reviewed the plat and has recommended to the City Council approval of the Briggs Woods Cross Subdivision Plat.”

Council Member Sharp pointed out that access to each lot is only from 800 West.

Council Member Checketts asked if the developer was living in the city. Ms. Briggs said no she purchased the property with the intent of subdividing the home. She said she did not love flag lots and she felt they cause neighbor issues. Ms. Briggs said she is hoping the current home will stay and be updated. She said there have been some interested parties and they want to leave it as is but she cannot guarantee that. She said the home will be a separate listing and then the other two properties will be sold separately.

There were no further questions and Council Member Larrabee made a motion to approve the Briggs Woods Cross Final Subdivision. Council Member Kelemen seconded the motion, and all voted for the motion through a roll call vote.

**CONSIDERATION TO ADOPT ORDINANCE 606 UPDATING CITY CODE CHAPTERS 14-18 AND ADDING SECTION 240 REGARDING TRUCK ROUTES—WEIGHT LIMITATION OF RESTRICTED VEHICLES ON PUBLIC STREETS**

The Mayor then gave the floor to the Public Works Director who reviewed the following:

“City staff has investigated the restrictions for Commercial Trucks in City Code that the police can enforce. Currently, the City Code only restricts based on what they carry 14-18-190. No current City Code allows for restrictions based on size, type, or weight. City staff looked into ways the police could enforce truck restrictions to limit the impact on residential neighborhoods with the support of the City Code.

“City staff researched what other cities are restricting. Other entities restrict based on size weight, and what they carry. Recently other cities have been establishing “Truck Routes,” allowing trucks on roads they need to transit in the city to access current businesses that utilize these trucks and restricting those trucks from non-truck routes. The City attorney recommended that we add these restrictions as it was easier to enforce and less likely to have courts throw out the infractions due to the verbiage of the Truck Route Restrictions Code.

“Given to the Council is the final version the City staff and City Attorney have put together. This new Truck Route Restriction Code is 14-18-240. The “Restricted Trucks” will be limited to the routes shown on the map in the proposed ordinance. There are exceptions and a process for permitting non excepted trucks. The trucks that will be restricted are:

“Restricted Vehicle”: All Commercial vehicles, a combination of vehicles or combinations of vehicles and load having a length of more than thirty feet (30’) or a width of more than eight (’) or a height of more than fourteen feet (14’) and all commercial vehicles registered for twenty thousand (20,000) pounds’ Gross Combined Weight Rating (GCWR) or more.

“The 14-18-190 Restricted Loads section was modified for more clarification on road descriptions.

“The anticipated cost of posting the required signage on city roads is \$2,500 (12+ signs) with an additional \$800 for a sign for the I-15 southbound off ramp onto 800 W if desired (UDOT spec sign). We do not have funding budgeted for this in the current approved budget. City staff has discussed and with Council approval, that the 10-71-410 budget could be amended to allow the purchase of the signs.

The Public Works Director noted that City staff is recommending approval of the ordinance establishing truck routes and other updates in Chapter 14-18 of Title 14 Traffic Code, authorizing City staff and additional funds in a future budget amendment, and to purchase signs immediately for the establishment of the truck routing.”

The Council reviewed the changes and had a few questions regarding those changes. There was also some discussion on putting up signs showing there are official truck routes within the city. The Public Works Director said he would look into getting those signs.

There were no further questions and Council Member Checketts made a motion to adopt ordinance 607 updating City Code Chapters 14-18 and adding Section 240 regarding truck routes—Weight Limitation of Restricted Vehicles on public streets. Council Member Sharp seconded the motion and Council Members Sharp, Checketts, Kelemen, Larrabee and Terry voted in favor of the motion and the motion carried.

**CONSIDERATION TO APPROVE RESOLUTION 2022-785 APPROVING THE SUBMITTAL OF APPLICATION FOR CDBG FUNDS FOR SUBSIDENCE MITIGATION FOR THE DAVIS COUNTY FY 2022 & 2023 APPLICATION PERIODS**

The Mayor gave the floor to the City Administrator who noted the following for the City Council:

“The City submitted a Letter of Intent to apply for CDBG funding during both the FY2022 and FY2023 Davis County budget years. This resolution is giving staff authorization to submit grant applications for CDBG funds to assist with subsidence mitigation in December 2022 when the application period opens.

“The first grant award is for \$75,000 for the Lund home rehabilitation that is on the RDA Board agenda later today. We will be able to submit an application in December for the FY23 funding period for a home that has not yet been selected. Ryan Steinbeigle, the Grant Administrator has indicated that they hope to be able to provide \$100,000 to \$125,000 for the next grant that should be available after the first of the year.”

The Council discussed the advantages of applying for this funding.

Following the discussion Council Member Checketts made a motion to approve resolution 2022-785, a resolution approving the submittal of application for CDBG funds for subsidence mitigation for Davis County FY2022 & 2023 application periods. Council Member Terry seconded the motion, and all voted in favor of the motion through a roll call vote.



### **STREET PARKING DISCUSSION**

The Mayor then gave the floor to Chief Soffe. He noted there are parking restrictions for overnight parking from 1:00 A.M. to 6:00 A.M. going into effect November 1<sup>st</sup>. He said North Salt Lake's ordinance says, "Winter parking restrictions based solely on time of the year are no longer part of the ordinance during a snowstorm where snow and ice accumulate on the street and after a snow event until the pavement has been plowed and cleared, parking is prohibited." Chief Soffe said he recommended changing the parking ordinance to similar wording.

The Council discussed different options and what they thought would be the best options to enforce the law as now written and what might be changed in the future. There was discussion on whether to make changes now, or if it would be better to wait and change the ordinance next year. It was recommended to wait and have the ordinance changed until next season. There was also discussion on giving warning tickets before tickets were issued to residents who park on the street so officers can start educating residents that tickets will be issued if there is a need. It was noted that if residents have had a sufficient warning, the law would need to be followed and tickets issued for overnight street parking. Chief Soffe said he would do some more research and work with the Public Works Director to come up with what changes would work best for street parking options. It was also noted that once changes are made, there will need to be a big education push to help people understand the changes well in advance of the winter season.

### **UTAH LEAGUE OF CITIES AND TOWNS CONFERENCE RECAP**

The Mayor gave the floor to Council Member Sharp that noted there were a few items that came up during the Utah League of Cities and Towns Conference that he would like to talk about in future meetings. He would like to see how many families in the city are using more than 10,000 gallons of water a month. There was discussion on how there does not seem to be too many that are going over this amount of water, but there could also be water leaks. The Public Works Director said his department can look further into the matter and continue to address also how people can cut water use.

Council Member Sharp also said he would like to review the emergency plan for the city and to discuss and review it to see if there might be any improvements made to that plan. The Public Works Director said there is a water plan and a hazardous assessment, noting that the latest update was made as a result of COVID. He said he would get the plan posted to the website and get copies to the Council.

Council Member Checketts said she would like to talk about Cybersecurity in a closed session and the City Administrator said he would add that to the agenda for the next meeting.

### **COUNCIL QUESTIONS/DIRECTIONS TO STAFF**

The Mayor suggested moving action items ahead of staff reports on the council agenda so those so attending the meeting did not have to wait as long for their item to be discussed. The Council agreed that was a good idea to swap action items and staff reports on the agenda.

Council Member Checketts said she wanted to know if the city had investigated a texting program for resident notification. She said she felt like that was the best way to let residents know what is going on in the city. The Public Works Director said it was \$4500 per year. This is a set fee and an allowed a

specific/limited number of texts. It was noted there could be a presentation given at an upcoming meeting to provide more specific details.

### **COUNCIL REPORTS**

Council Member Sharp reported on the Planning Commission held October 25, 2022. Please see the minutes of that meeting for the details of his report.

Council Member Larrabee reported on the Wasatch Integrated Waste District and said the board will meeting to review a 5- year plan. They hope to make a decision to enforce recycling which would allow them to recoup a lot more money if trash is sorted and recycled. He said Woods Cross has the highest diversion rate of waste away from the landfill than any other city. There was discussion on the efficiency of recycling of the green cans and the blue cans.

The Mayor reported on the activities of the Recreation District, sharing they are still working on making changes to resolve the financial problems. He also said the remodeling is still going forward but has been a longer process than expected. There was also discussion on a therapy pool. This requires a special design; they hope to incorporate a therapy pool in future planning as funding allows.

The Mayor said the sewer district is seriously looking at selling off the food waste to energy project and have been interviewing energy companies that might be interested in purchasing it. He said it will still accomplish recycling the food waste into energy which was the purpose for which it was designed.

The Mayor said the new ladder truck that was purchased three years ago for the fire district has not performed very well since it had been purchased. He said it had been down for 120 days of service during the three years after its purchase. He said the company that made it will not take responsibility for the problems but have offered to take it in as a trade-in for a different vehicle. He said the district approved the purchase of new truck. It was noted the trade-in value of the ladder truck is \$1,000,000. Making this trade and purchase will provide a new truck that is more serviceable to the district's needs.

### **ADJOURNMENT**

There being no further business before the City Council, Council Member Sharp made a motion to adjourn the meeting at 9:39 P.M. Council Member Checketts seconded the motion, and all voted for the motion through a roll call vote.

---

Ryan Westergard, Mayor

---

Annette Hanson, City Recorder