

**Pleasant Grove City  
City Council Meeting Minutes  
Regular Session  
November 12, 2019  
6:00 p.m.**

Mayor: Guy L. Fugal

Council Members: Dianna Andersen  
Eric Jensen  
Cyd LeMone  
Lynn Walker  
Todd Williams

Staff Present: Scott Darrington, City Administrator  
Daniel Cardenas, Community Development Director  
Deon Giles, Parks Director  
Tyler Wilkins, Recreation Director  
Kathy Kresser, City Recorder  
Marty Beaumont, Public Works Director  
Kyler Ludwig, Assistant City Administrator  
Sheri Britsch, Library Director  
Mike Roberts, Police Chief  
Dave Thomas, Fire Chief

Excused: Tina Petersen, City Attorney

The City Council and staff met in the Community Room, 106 South 100 East, Pleasant Grove, Utah.

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**6:00 P.M. REGULAR CITY COUNCIL MEETING**

**1) CALL TO ORDER**

Mayor Fugal called the meeting to order and noted that all Council Members were present.

**2) PLEDGE OF ALLEGIANCE**

The Pledge of Allegiance was led by Council Member Andersen.

**3) OPENING REMARKS**

The opening remarks were given by Council Member Williams.

4) **APPROVAL OF MEETING'S AGENDA**

**ACTION:** Council Member LeMone moved to approve the agenda, with Items 10B and 10C continued indefinitely. Council Member Jensen seconded the motion. The motion carried with the unanimous consent of the Council.

5) **OPEN SESSION**

Denise Trickler, a resident, congratulated the three incumbents for a clean race and thanked Council Member Walker for his service.

There were no further public comments. Mayor Fugal closed the open session.

6) **CONSENT ITEMS**

(Consent items are only those which have been discussed beforehand, are non-controversial and do not require further discussion.)

- a. **City Council Minutes:  
City Council Minutes for the October 1, 2019 meeting.  
City Council Minutes for the October 15, 2019 meeting  
City Council Minutes for the October 21, 2019, Special Meeting.**
- b. **To Consider for Approval Partial Payment No. 5 to Cody Ekker Construction for the 300 East Street and Utility Improvement Project.**
- c. **To Consider for Approval Pay Request No. 3 to Staker Parson Material & Construction for the Pleasant Grove 1100 North Road and Storm Drain Project.**
- d. **To Consider for Approval Partial Payment No. 5 to S&L Incorporated for the Battle Creek Springs Rehabilitation Project.**
- e. **To Consider for Approval Final Payment No. 2 to Condie Construction Company for the 2019 Sewer Improvement Projects.**
- f. **To Consider Approval of Payment Approval Reports for (October 17, 24, 30 and November 7, 2019)**

**ACTION:** Council Member Jensen moved to APPROVE the Consent Items. Council Member Andersen seconded the motion. The motion carried with the unanimous consent of the Council.

7) **BOARD, COMMISSION, COMMITTEE APPOINTMENTS**

There were none.

8) **PRESENTATIONS**

There were none.

9) **PUBLIC HEARING ITEMS**

- A) **PUBLIC HEARING TO CONSIDER FOR ADOPTION AN ORDINANCE (2019-22) TO APPLY THE R1-20 (SINGLE-FAMILY RESIDENTIAL) ZONE TO APPROXIMATELY 2.35 ACRES ON PROPERTY LOCATED AT 2362 NORTH 100 EAST. (BIG SPRINGS NEIGHBORHOOD) (JAMES HANCOCK, APPLICANT)** *Presenter: Director Cardenas.*

Community Development Director, Daniel Cardenas presented the staff report and stated that the surrounding properties were rezoned R1-20 previously, but this property was left out. The property owner wants to rezone and join the property with the existing subdivision. The General Plan designation for the area is Very Low-Density Residential, which includes A-1, R-R, and R1-20 zones. The request fits within the existing General Plan. The Planning Commission unanimously recommended approval of the rezone.

Mayor Fugal opened the public hearing. There were no public comments. Mayor Fugal closed the public hearing.

**ACTION:** Council Member Williams moved that the City Council ADOPT Ordinance 2019-22 to apply the R1-20 (Single-Family Residential) Zone to approximately 2.35 acres on property located at 2362 North 100 East. Council Member Walker seconded the motion. A roll call vote was taken, with Council Members Andersen, Jensen, LeMone, Walker, and Williams voting “aye”. The motion carried.

10) **ACTION ITEMS READY FOR VOTE**

- A) **TO CONSIDER FOR ADOPTION A RESOLUTION (2019-051) OF THE CITY COUNCIL OF PLEASANT GROVE CITY, UTAH, AUTHORIZING THE ISSUANCE AND SALE OF NOT MORE THAN \$2,200,000 AGGREGATE PRINCIPAL AMOUNT OF WATER REVENUE BONDS, SERIES 2020; AND RELATED MATTERS; AND PROVIDING FOR AN EFFECTIVE DATE.** *Presenter: Matt Dugdale.*

Matt Dugdale reported that the City was able to procure a low-interest loan from the State of Utah through the Board of Water Resources. The loan would have a 1% interest rate for 25 years. The proposed resolution contemplated a principal amount of \$2.2 million. Although the loan from the State was \$1.8 million, the City was encouraged to adopt the parameters in case there were additional costs. By adopting the resolution, the Council would be advertising for a public hearing on December 3.

Public Works Director, Marty Beaumont explained that the money would be used to install new filters in the pressurized irrigation system, rebuild a few facilities, and install metering to see how much water was coming from Battle Springs Creek.

**ACTION:** Council Member Walker moved that the City Council ADOPT Resolution 2019-051 of the City Council of Pleasant Grove, Utah, authorizing the Issuance and Sale of not more than

\$2,200,000 aggregate principal amount of Water Revenue Bonds, Series 2020; and related matters; and providing for an effective date. Council Member LeMone seconded the motion. A roll call vote was taken, with Council Members Andersen, Jensen, LeMone, Walker, and Williams voting “Aye”. The motion carried unanimously.

- B) **TO CONSIDER FOR APPROVAL A TWO-LOT FINAL SUBDIVISION PLAT CALLED DANA POINT PLAT ‘C’ ON PROPERTY LOCATED AT APPROXIMATELY 671 SOUTH PLEASANT GROVE BOULEVARD IN THE GROVE ZONE – COMMERCIAL SALES SUBDISTRICT. (SAM WHITE’S LANE NEIGHBORHOOD) (AARON WAGNER, APPLICANT) Presenter: Director Cardenas \*Continued indefinitely.**
  
- C) **TO CONSIDER FOR APPROVAL A SITE PLAN FOR TWO MULTI-TENANT RETAIL BUILDINGS ON PROPERTY LOCATED AT 633 AND 671 SOUTH PLEASANT GROVE BOULEVARD IN THE GROVE ZONE – COMMERCIAL SALES SUBDISTRICT. (SAM WHITE’S LANE NEIGHBORHOOD) (AARON WAGNER, APPLICANT) Presenter: Director Cardenas. \*Continued indefinitely.**
  
- D) **TO CONSIDER FOR APPROVAL A TWO-LOT, ONE-PARCEL COMMERCIAL FINAL SUBDIVISION PLAT CALLED doTERRA SUBDIVISION PLAT ‘B’, ON PROPERTY LOCATED AT APPROXIMATELY 389 SOUTH 1300 WEST IN THE GROVE ZONE – COMMERCIAL SALES SUBDISTRICT. (SAM WHITE’S LANE NEIGHBORHOOD) (MARK RINGGER, APPLICANT) Presenter: Director Cardenas.**

Director Cardenas presented the staff report and displayed an aerial view of the doTERRA campus and identified the existing buildings. The plat request was intended to consolidate the campus into a single subdivision with two lots and one undeveloped parcel. The total area of the plat is 71.64 acres. The Planning Commission unanimously recommended approval of the request.

**ACTION:** Council Member Jensen moved that the City Council APPROVE a two-lot, one-parcel commercial final subdivision plat called doTERRA Subdivision Plat ‘B’, on property located at approximately 389 South 1300 West in The Grove Zone – Commercial Sales Subdistrict. Council Member Williams seconded the motion. The motion carried with the unanimous consent of the Council.

- E) **TO CONSIDER FOR ADOPTION A RESOLUTION (2019-052) ADOPTING THE VOTER PARTICIPATION AREAS MAP (VPA) AS PREPARED BY THE UTAH COUNTY ELECTION OFFICE AND PROVIDING FOR AN EFFECTIVE DATE. Presenter: Recorder Kresser**

City Recorder, Kathy Kresser reported that House Bill 119, which was adopted during the last Legislative Session, relates to the initiative and referendum of political activities. The bill included the requirement for municipalities to establish a voter participation area no later than January 1,

2020, and again on January 1, 2022. There would be four contiguous and compact voter participation areas, equal in population, for the purpose of obtaining signatures for initiatives and referendums. The Utah County Elections office had created the voter participation area map for the City.

**ACTION:** Council Member Andersen moved that the City Council ADOPT Resolution 2019-052 adopting the Voter Participation Areas Map (VPA) as prepared by the Utah County Election Office; and providing for an effective date. Council Member Walker seconded the motion. A roll call vote was taken, with Council Members Andersen, Jensen, LeMone, Walker, and Williams voting “Aye”. The motion carried unanimously.

- F) TO CONSIDER FOR ADOPTION A RESOLUTION (2019-053) AUTHORIZING THE MAYOR TO DECLARE THREE (3) LENOVO M83, TWELVE (12) EB 745 G3 LAPTOPS, ONE (1) HP PRODESK 400, AND FOUR (4) MICROSOFT SURFACE PRO 4 COMPUTERS AS SURPLUS AND DIRECTS THAT THEY BE DISPOSED OF ACCORDING TO THE CITY’S POLICY FOR DISPOSING OF SURPLUS PROPERTY; AND PROVIDING FOR AN EFFECTIVE DATE. *Presenter: Administrator Darrington.***

Administrator Darrington stated that the City’s computers are on a three-year rotation, and the above-listed computers were scheduled to be surplus. He briefly described the surplus process.

**ACTION:** Council Member LeMone moved that the City Council ADOPT Resolution 2019-053 authorizing the Mayor to declare three (3) Lenovo M83, twelve (12) EB 745 G3 Laptops, one (1) HP ProDesk400, and four (4) Microsoft Surface Pro 4 Computers as surplus and directs that they be disposed of according to the City’s policy for disposing of surplus property; and provide for an effective date. Council Member Jensen seconded the motion. A roll call vote was taken, with Council Members Andersen, Jensen, LeMone, Walker, and Williams voting “Aye”. The motion carried unanimously.

**11) ITEMS FOR DISCUSSION**

**A) Continued Items from the Work Session, if needed.**

- i. Communities that Care Discussion – *Presenter: Administrator Darrington.***

Administrator Darrington stated that the Communities that Care Coalition made a presentation to the Council a few months earlier about the City participating in their program. The City would have an employee that would serve on the board comprised of 12 people from different disciplines, including parents, individuals from the business community, media, school, youth, and law enforcement. Their mission was to educate the public regarding substance abuse among youth. The County would fund the City employee for the first year and half of the salary subsequent years. The work would be roughly 20 hours per week. If this was something the Council was comfortable with, staff would bring forward an interlocal agreement for review before the end of the year.

Council Member Andersen expressed concern with ongoing budget costs. Administrator Darrington reported that the County would commit to roughly half of the employee's salary. Any additional expenses would be covered by the City. They would not have to worry about this in the current fiscal year's budget.

Council Member LeMone asked how this differs from the Victim Advocate. Administrator Darrington explained that the new employee would be specifically assigned to serve on the board for the specific program that the County will run. The part-time Victim Advocate was funded with a different grant and has different duties. Council Member LeMone was concerned that there were several different groups trying to do the same thing in the community. They need something to bring them all together.

The Council requested further information about the duties of the new employee. Administrator Darrington remarked that he will invite the representative to attend the next work session to answer questions.

## **12) Staff Business.**

Library Director, Sheri Britsch reported that the library reports a variety of statistics to the State annually, and one of the statistics was significant this year. From 2017 through 2018, patrons logged into the wireless network in the library 10,742 times. After the remodel, that number increased to 62,913. She reported that every soft chair and table was occupied by people using laptops. They created the space, and it was being used.

Recreation Director, Tyler Wilkins reported that about 500 people attended the City's Halloween party. He read an email he received from the parent of a Jr. Jazz participant commending the program. The Turkey Shoot was to take place on November 23.

Parks Director, Deon Giles reported that they would be lighting the majority of the City buildings the following day.

Fire Chief, Dave Thomas reported that they are busy but had nothing specific to report.

Police Chief, Mike Roberts reported on the situation with the explosive device the previous week.

Director Cardenas reported that the Planning Commission was working on an ordinance amendment dealing with home occupations involving online retail sales. The ordinance amendment would come before the Council in December. Staff also researched the number of multi-family units in Pleasant Grove City, and they would be reporting to the City Council shortly.

Director Beaumont reported on the construction of Iceberg, the Battle Creek Springs Rehabilitation project, 900 West, and 2100 North. He stated that Manila Pond was down roughly three feet and the City needs to do some maintenance.

Administrator Darrington reviewed a few calendar items including the last two City Council meetings for the year, the lighting ceremony, and the City Christmas Party.

Finance Director, Denise Roy reported that the auditors finished their fieldwork and would be starting on their report. The City recently purchased an add-on to the Casell financial software, which would provide a lot of detail to reports.

Assistant City Administrator, Kyler Ludwig stated that the court receives assistance from other cities, but they will have a full-time Court Clerk starting the following Thursday.

Council Member LeMone commented on the success of the Veteran's Day program.

Council Member Jensen reminded the Council of the Ribbon Cutting on Thursday at 2:30 p.m. for Interior Design on 1300 West.

Council Member Williams indicated that some local business owners approached him about providing Thanksgiving meals for families in need. He asked if anyone was aware of a family they could help this year.

Council Member Andersen congratulated all involved on a civil election.

Council Member Walker commended the Council and staff for giving so much for the community. He encouraged them to keep up the good work.

Mayor Fugal remarked that he is fortunate to live in Pleasant Grove and work with such a great group of leaders. He thanked the Council and staff for their work.

13) **REVIEW AND DISCUSSION ON THE NOVEMBER 19, 2019 CITY COUNCIL MEETING AGENDA**

The aforementioned meeting was briefly discussed.

14) **MAYOR AND COUNCIL BUSINESS**

15) **SIGNING OF PLATS**

16) **REVIEW CALENDAR**

17) **ADJOURN**

Council Member LeMone moved to adjourn the meeting at 7:26 p.m. Council Member Jensen seconded the motion. The motion carried with the unanimous consent of the Council.

The City Council minutes of November 12, 2019, were approved by the City Council on December 3, 2019.

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Kathy T. Kresser, MMC

City Recorder

*(Exhibits are in the City Council Minutes binders in the Recorder's office.)*