

**Adopted Minutes
Spanish Fork City Council Meeting
October 20, 1998**

The meeting was called to order at 6:30 pm by Mayor Dale R. Barney for a preliminary review of the agenda. At 7:00 pm the pledge of allegiance was led by Nate Brimhall.

Elected Officials Present: Mayor Dale R. Barney, and Councilmembers Sherman E. Huff, Everett Kelepolo, Thora L. Shaw, Lillian J. Shepherd, and Clyde A. Swenson.

Staff Members Present: David A. Oyler, City Manager; Richard J. Heap, Engineer/Public Works Director; Kent R. Clark, Finance Director/Recorder; S. Junior Baker, City Attorney; Dee Rosenbaum, Public Safety Director; and Gina Peterson, Deputy Recorder.

Citizens Present: Rodger Hardy, *Deseret News*; Roxanna Johnson, *Spanish Fork Press*; Brad Creer, William N. Creer, Glenn James, Larry A. Johnson, Roy Johns, Leon Thomas, Ron Davis, Alan Thomson, Matt Barber, Melissa Iketau, Nate Brimhall, Dan Shaffer, Bryce Swenson, and Cody Hales.

Minutes

A **motion** was made by Councilmember Swenson to approve the minutes of the October 13, 1998, meeting of the Spanish Fork City Council as presented. The motion was **seconded** by Councilmember Kelepolo and it **passed** with a unanimous vote.

Public Hearing - Ordinance Z15-98: Bagley Zone Change (R-R to R-1-8); and Bagley Estates Preliminary Plat

Councilmember Shaw made a **motion** to enter the public hearing at 7:05 pm. Councilmember Huff **seconded**, and the motion **passed** with a unanimous vote.

The Bagley Zone Change is a request to rezone approximately 24.1 acres south of 100 South and east of 630 West from R-R to R-1-8. Preliminary plat approval will create 93 lots from 24.1 acres. Mr. Bob Bagley was not present due to illness.

Mr. Oyler noted these items were tabled from the October 6, 1998 Council meeting until a survey could be completed on Mr. Butler's property to the east. That survey has now been completed and negotiations are now in process for a boundary line agreement. City Engineer Richard Heap stated an appropriate boundary line for Mr. Bagley's property would be the west edge of the canal. Mr. Bagley has indicated he is willing to pipe the ditch, but he has not yet been able to contact Mr. Butler regarding this issue.

The mayor opened the meeting for public comment. None was received.

Councilmember Huff asked if piping of the ditch for the Spanish Trails development would be complete before Mr. Bagley's portion. Mr. Heap answered Spanish Trails is supposed to pipe ahead of the development. He noted there is a possibility that Mr. Bagley would have to complete piping before Spanish Trails responsibility is complete. Further discussion took place regarding ditch piping.

Mr. Oyler stated a development agreement will be entered into regarding storm drainage. He felt issues regarding ditch piping could be addressed in the agreement as well.

Councilmember Swenson made a **motion** to approve the Bagley Zone Change from R-R to R-1-8 by Ordinance Z15-98 and the Bagley Estates Preliminary Plat subject to the following conditions:

1. The plat include all the property on the west side of the sect ditch.
2. The northerly diagonal section of the sect ditch be piped in the first phase.
3. 100 South be improved, including sidewalk, from 630 West to the east side of the sect ditch in the first phase.
4. The retention basin be developed and landscaped in the first phase. The City shall accept maintenance of the basin one year from completion.
5. The off-site storm drainage system shall be installed in the second phase of development.
6. A Development Agreement shall be signed with the City to reimburse the developer for the off-site storm drainage and the ditch piping.

Councilmember Shaw **seconded**, and the motion **passed** with a unanimous vote.

Public Hearing - Ordinance Z16-98: William Creer Zone Change (R-R to R-1-9); and Creer Preliminary Plat

A request for a zone change has been submitted by Mr. William Creer to rezone approximately 5.4 acres along 1240 South between 1400 East and 1700 East from R-R to R-1-9. Preliminary plat approval will create 20 lots from the 5.4 acres. These items were tabled from the Council's September 1st and 15th, 1998 meeting.

Development agreements and easements between the developers and property owners in the area will be completely signed by the following day. The City Engineer must be satisfied with the easements for the sewer line on 1400 East. Mr. Oyler noted the Planning Commission and Development Review Committee have reviewed these items and recommended approval.

Mr. Heap stated the sewer line for 1400 East will go straight as was preferred by the City.

Mayor Barney opened the meeting for public comment. None was received.

Councilmember Huff made a **motion** to approve the William Creer Zone Change from R-R to R-1-9 by Ordinance Z16-98, and the Creer Preliminary Plat with the condition that the lots west of Lot 7 cannot be developed until 1400 East is adequately improved to Canyon Road.

Councilmember Shaw **seconded**, and the motion **passed** with a unanimous vote.

Councilmember Shepherd made a **motion** to exit the public hearings at 7:25 pm.

Councilmember Shaw **seconded**, and the motion **passed** with a unanimous vote.

Resolution 98-22: A Resolution Authorizing Armstrong Consultants to Act as Consultants for the Airport Upgrade Project and Appointing Representative

Mr. Heap reviewed details of Resolution 98-22. The Resolution will acknowledge the process of the Airport Board going through the request for proposal process for consultants to work on the Airport upgrade project. The resolution will also select Armstrong Consultants to act in that consulting capacity.

Mr. Heap noted the FAA seems very impressed with Armstrong Consultants. Councilmember Kelepolo noted he was part of the process to select Armstrong Consultants. He feels very comfortable with the decision.

Councilmember Kelepolo made a **motion** to adopt Resolution 98-22: A Resolution Authorizing Armstrong Consultants to Act as Consultants for the Airport Upgrade Project and Appointing Representative. Councilmember Shepherd **seconded**, and the motion **passed** with a unanimous vote.

Computer Consultant Interlocal Agreement

Mr. Oyler reviewed the Computer Consultant Interlocal Agreement. The agreement authorizes the sharing of a computer consultant with Springville City. The proposed employee would be hired through Springville City who would bill Spanish Fork City for ½ of the employee's hours each month. The agreement is for a length of ten years, but will be renegotiable after three years. This employee would be responsible for Y2K compliance.

Councilmember Shaw made a **motion** to authorize Mayor Barney's signature on the Computer Consultant Interlocal Agreement with Springville City as set forth. Councilmember Huff **seconded**, and the motion **passed** with a unanimous vote.

Adjournment

Councilmember Shepherd made a **motion** to adjourn the meeting of the Spanish Fork City Council at 7:33 pm. Councilmember Kelepolo **seconded**, and the motion **passed** with a unanimous vote.