

Heber City Corporation
City Council Meeting
01/05/2006

6:30 p.m.

WORK MEETING

The Council of Heber City, Wasatch County, Utah, met in **Work Meeting** on January 5, 2006, in the City Council Chambers in Heber City, Utah.

Present:	Mayor	David R. Phillips
	Council Members	Terry Wm. Lange Vaun Shelton Shari Lazenby Jeffery Bradshaw Elizabeth Hokanson
Also Present:	City Manager	Mark K. Anderson
	City Recorder	Paulette Thurber
	City Engineer	Bart Mumford
	City Planner	Allen Fawcett
	Chief of Police	Ed Rhoades

Mayor Phillips called the meeting to order at 6:30 p.m. He passed out a copy of a Tribune article which mentioned Officer Yardley, a Heber City Police Officer. Mayor Phillips welcomed the two new Councilmembers, Jeff Bradshaw and Elizabeth Hokanson.

City Offices closed January 16, 2006, for Martin Luther King Day: The Council was reminded the office would be closed on Monday, January 16, 2006, in observance of Martin Luther King Day.

Newly Elected Officials Workshop – January 7, 2006 – Provo City Hall – 7:30 a.m. -1:00 p.m.: Mayor Phillips reminded the new Councilmembers of this training and indicated he would not be able to attend after all. Councilmembers Bradshaw and Hokanson indicated they intended to attend.

Planning Commission / Board of Adjustment Dinner – Dock of the Bay – Friday, January 20th at 6:30 p.m. – RSVP to Karen Tozier: Mayor Phillips reminded the Councilmembers of this dinner and asked them to be sure and RSVP to Karen Tozier.

Local Officials Day at the Legislature – Wednesday, January 18th (see flyer): Mayor Phillips reminded the Council of this event and encouraged all those that could to attend. He talked about Youth City Councils being able to attend and the special opportunity it was for them, as well.

Budget Workshop – January 28th – Discuss Time and Format: Anderson indicated he had made arrangements at the Homestead to hold the Workshop. He said the Workshop started at 7:00 a.m. last year and finish at approximately 2:30 p.m. Discussion about the day and time. Councilmember Lazenby indicated she might not be able to attend on that day because of a conflict with a child's activity. Councilmember Lange suggested the meeting be held at Soldier Hollow instead of the Homestead because of the handicapped facilities (or lack of). Anderson felt Soldier Hollow was getting utilized heavily right now because of different cross country events and did not think a room would be available. Mayor Phillips asked Anderson to see about getting a room on the ground floor at the Homestead. Mayor Phillips felt it important to make sure all the Councilmembers could attend. Discussion about different dates. February 11, 2006, was decided upon starting at 7:00 a.m. Anderson indicated he would check with the Homestead about that date and a room on the ground floor.

Review letter from Utah League of Cities and Towns regarding Energy Sales and Use

Taxes: A copy of the letter from the League asking communities to consider relief for their citizens because of high energy rates this winter was provided to the Council prior to meeting. Mayor Phillips said he had had a call from someone about the Heat Program asking if the City had a policy in place that could also help those that qualified for that Program. Discussion. He asked if the Council wanted to give consideration to people on the Heat Program. Anderson did not think the City had any mechanism to do anything for a utility the City did not have control of. Anderson discussed the information summary he had provided the Council with the letter regarding increases of Questar and Heber Light and Power fees over the last three years. Mayor Phillips felt there should be some consideration to the citizens because of the increase in natural gas and other energy sources and wanted to try and reduce the City's utility fee based on those in need. Anderson again said the City did not have any mechanism to reduce a fee to a select group. Mayor Phillips asked if the City could create a mechanism. Anderson suggested collecting the normal revenue due the City and giving a portion of it back to Questar to use for the group in question. Mayor Phillips indicated again he wanted to do something for the people on low income. Anderson said he did not think information as to who was on the Heat Program could be given out as he thought it was "protected" information based on GRAMA regulations. Councilmember Lazenby felt there would be a way to get the information from other sources. Anderson said the City's heat bill had also increased. Councilmember Hokanson discussed the franchise tax and the differences between a flat fee and a percentage of the regular bill. She did not want the City to have the reputation of raising their fee every year. Anderson said the City was charging a franchise tax of 6% to both Questar and Heber Light and Power. He indicated if the franchise fee was reduced for one entity, it would have to be reduced for the other entity. He gave different scenarios of reduction of that tax and what that would cost the City in revenue. Mayor Phillips discussed other ways to help those on low income and asked the Council to think about the issue so it could be readdressed.

Review letter from Wasatch County School District regarding Property for Future

Schools: A copy of the letter from Wasatch County School District was provided to the Council in their materials just prior to the meeting starting. Mayor Phillips indicated that in all planning sessions for development that he attended, this issue was discussed. It was brought up that Old Mill Elementary School was built on property donated by a developer. Mayor Phillips felt this issue should always be considered when developments were proposed.

Discuss Request for Road Cut for Valley Hills Cove – Plat A – Lot #30: Bart Mumford, City Engineer, addressed the issue and indicated he had gotten a request to cut the road in order to put in a sewer lateral. He said the City had a policy to not allow road cuts in the winter. Depending on the weather, road cuts were not allowed between November and April except for an emergency. Mumford said there was no provision in the policy to cut the road in the winter unless it was an emergency. He said he had denied some other requests already this winter. However, he explained this was a sewer lateral that was missing that should have been installed at the time of development. Mumford indicated he had talked to the developer and he, the developer, had recognized that it was his responsibility. He discussed the home owner's position, as well, and their desire to occupy the home. However, Mumford questioned what the procedure would be for the other requests he had denied if the rules were broken with this instance. He indicated he was inclined to deny the request. Councilmember Bradshaw asked for clarification on "road cuts". Mumford explained that utility lines were buried under ground and the road had to be cut sometimes to lay pipe, etc. He also discussed the problems of putting new asphalt down in the cold weather and making the contractor responsible in the spring to fix the repair if the repair failed because of cold weather. Discussion that some winters were colder than others which changed the time frame for denying cuts each year. Mumford said he monitored the temperature to determine if a cut repair would be successful--when he saw freezing temperatures, he stopped granting road cuts. Mayor Phillips clarified that traditionally the lateral was in place and an additional road cut was not necessary. He suggested this was not a circumstance that constituted a precedence. Councilmember Shelton asked about developer responsibility. It was agreed the developer was responsible in this case. Mumford talked about some of the other requests he had received this winter which he had denied. Mayor Phillips suggested the question was to determine if an exception needed to be made. Councilmember Lazenby felt the policy should be followed and if they wanted to appeal, they could appear before the City Council. Councilmember Shelton supported Mumford and did not want to make an exception. Councilmember Hokanson agreed. Councilmember Bradshaw said to stick with policy and that if an exception were to be granted, he would want a bond in place. Councilmember Lange agreed that the policy should be adhered to.

Discuss Request from Boyer Company to meet with the City Council and planning Commission to brainstorm on the development of their property. Suggested dates are: January 24, 25 or February 1st. Anderson indicated the e-mail he received requested a "brainstorming" session with the Boyer Company, City Council and Planning Commission on property owned by the Boyer Company. Mayor Phillips reviewed the location of the Boyer property (north end of town at the "y" intersection) and possible dates for a meeting. January 24, 2006, 7:00 p.m. worked best for the Council. It was indicated the meeting would be held in the City Building. Fawcett was asked to notify the Planning Commission of the date and time. Fawcett indicated there was a conflict with a open space meeting at the County that same night.

As the time was 7:00 p.m., the Work Meeting was adjourned.

Paulette Thurber, City Recorder