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3 **City of Washington Terrace**  
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5 Minutes of a Regular City Council meeting  
6 Held on January 7, 2020  
7 City Hall, 5249 South 400 East, Washington Terrace City,  
8 County of Weber, State of Utah  
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10 **MAYOR, COUNCIL, AND STAFF MEMBERS PRESENT**

11 Mayor Mark C. Allen  
12 Council Member F. Carey Seal  
13 Council Member Blair Brown  
14 Council Member Larry Weir  
15 Council Member Scott Barker  
16 Council Member Jeff West  
17 Public Works Director Jake Meibos  
18 Public Works Supervisor Denzil Remington  
19 City Recorder Amy Rodriguez  
20 City Manager Tom Hanson  
21 City Attorney Bill Morris  
22

23 **Others Present**

24 Wallace Reynolds, Dan Johnson, Dwight Henderson, Darrin Williams (Planning Commissioners), Amy  
25 Miller, Mike Lawrence, Ulis Gardiner  
26

27 **1. OATH OF OFFICE: THE OATH OF OFFICE WILL BE ADMINISTERED TO**  
28 **NEWLEY ELECTED AND RE-ELECTED OFFICIALS 5:30 P.M.**

29 Rodriguez administered the oath of office to F. Carey Seal, Blair Brown, and Scott L.  
30 Barker.  
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32 **2. ROLL CALL 6:00 P.M.**

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34 **3. PLEDGE OF ALLEGIANCE**

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36 **4. WELCOME**

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38 **5. CONSENT ITEMS**

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40 **5.1 APPROVAL OF AGENDA**

41 **5.2 APPROVAL OF DECEMBER 3, 2019 MEETING MINUTES AND DECEMBER**  
42 **7, 2019 COUNCIL RETREAT MINUTES**

43 Items 5.1 and 5.2 were approved by general consent.  
44

45 **6. CITIZEN COMMENTS**

46 Resident William Dahlquist- 365 W 4525 S- stated that the water in front of his driveway does not drain.  
47 He stated that he has spoken to staff many times and he feels that no one wants to take care of it. He  
48 stated that the response of the city is that we do not have any money. He stated that just below the puddle,

49 there was a drain that has been covered up when a new curb was put in.

50

51 Resident Wally Reynolds- 5200 S 300 E- stated that the sidewalk in front of Wright Park is never  
52 shoveled. He stated that they do an excellent job on the streets and commends the drivers, however, the  
53 city should set an example with the sidewalks.

54

55 **7. COUNCIL/STAFF RESPONSE AND CONSIDERATION TO CITIZEN**  
56 **COMMENTS**

57 Mayor Allen stated that the city has a new concrete replace and repair program. He stated that the city has  
58 found a company to do the repairs on small concrete jobs. He stated that we might be able to help with  
59 Mr. Dahlquist's issue. Hanson stated that he will have Public Works contact Mr. Dahlquist and take a  
60 look at the situation.

61

62 Mayor Allen stated that some of the Fire Department Volunteers have been out shoveling sidewalks.  
63 Hanson stated that pedestrian traffic is secondary to sidewalks, however, he stated that we try to balance  
64 that out. Remington stated that they do plow the sidewalks at the parks and it is possible that the Wright  
65 Park sidewalk was missed during the last storm. Remington stated that the sidewalks are usually done the  
66 next day.

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68 **8. NEW BUSINESS**

69 **8.1 TRAINING: OPEN MEETINGS AND NON-DISCRIMINATION TRAINING**

70 City Attorney Bill Morris presented the mandatory trainings to the Council and Planning Commissioners.  
71 He presented on ethical policies, non-discrimination, and open meetings.

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73 **8.2 MOTION/RESOLUTION 20-01: RESOLUTION AMENDING COUNCIL**  
74 **RULES AND PROCEDURES OF ORDER**

75 Mayor Allen stated that he had suggested changes to the Procedures of Order regarding attendance. He  
76 stated that it was discussed at the Council Retreat. It has also been reviewed by legal. Council Member  
77 Barker stated that it is hard to make critical decisions with only three Council Members. He stated that he  
78 has a hard time accessing a one hundred dollar penalty for someone who is sick. He stated that the critical  
79 part of the conversation should be to compel Council Members to attend and schedule time around  
80 meetings. He stated that he feels that the money he receives is for reading house bills, talking with the  
81 Sheriff's, and taking time off of work to attend training and conferences. He stated that he feels that the  
82 \$100 penalty is excessive. Council Member Barker stated that he proposes a \$50.00 penalty. He stated  
83 that there are things that happen that we do not have control of.

84 Mayor Allen stated that he has had residents talk to him about attendance of Council Members at  
85 meetings. Council Member Barker stated that the Council should be committed to scheduling around the  
86 meetings. Council Member Brown stated that he doesn't remember a time when we haven't had a  
87 quorum. He stated that none of the Council are here for the money. He stated that he is fine with the \$100  
88 penalty, but doesn't mind lowering it.

89 Mayor Allen agreed with Council Member Barker that time is spent answering phone calls and meeting  
90 with residents, reading packets and researching issues, and attending trainings.

91 Mayor Allen stated that he can agree with the \$50.00. Council Member Weir stated that 99 percent of the  
92 time, Council Members do not miss any meetings.

93 Hanson stated that because there is a direct correlation and compensation, we will have to track the  
94 information so that it can be turned into the Finance/Payroll Department.

95 Council Member Barker stated that all absences should be excused because a member should call ahead  
96 and let someone know that they will not be attending.

97 Council Member Weir suggested tabling the item to go over more details.  
98 Council Member Barker stated that this will effect Councils years for now. Hanson stated that it could  
99 add fuel to the fire down the line.  
100 Council Member Barker stated that he is in a group of six people and wants to hear everyone’s thoughts  
101 and decide what is best for the City. He stated that it is hard when there are only three members.  
102 Council Member West stated that items can always be tabled.  
103 Council Member Barker stated that Council needs to be committed to the office.

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105 **Motion by Council Member Weir**  
106 **Seconded by Council Member Barker**  
107 **To table the item**  
108 **Approved Unanimously (5-0)**  
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111 **8.3 MOTION: APPROVAL OF CHANGE ORDERS ASSOCIATED WITH THE**  
112 **2019 CDBG PROJECT- WATER MAINS TO FEED WATER TANK 1**

113 Meibos presented to Council on the CDBG Project. He stated that there were a few change orders for the  
114 project. He stated that there is a reconstruction portion and reconnection for service laterals. Meibos  
115 stated that the projects were budgeted for, however, not as part of the project.  
116 He stated that there were two hydrant replacements which entailed reconnections. He stated that there  
117 was an airgap that had to be re-installed to release the air.

118  
119 Meibos stated that the project is not over-budget. The change orders have all been accounted for in the  
120 budget process, they were just not in the plans. Meibos stated that we actually saved on a few items.  
121 Hanson stated that the amount per unit is established in the original pricing. They are not receiving an  
122 extra margin. Meibos stated that the road project is complete and the complete project is around 80  
123 percent complete. The change orders total \$68,329.82

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125 **Motion by Council Member Barker**  
126 **Seconded by Council Member West**  
127 **To approve the change orders for the CDBG Project**  
128 **Approved unanimously (5-0)**  
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130 **8.4 DISCUSSION/MOTION: COUNCIL APPROVAL TO PROCEED IN THE**  
131 **PROCESS OF SELLING CITY PROPERTY ON ADAMS AVENUE**

132 Hanson stated that the City owns property south and adjacent to the library. He stated that the  
133 intent was always to sell at an appropriate time. Hanson stated that he would like to negotiate  
134 terms and sell the property. He stated that there is a little bit of time on the RDA to use incentives.  
135 He stated that the goal is to sell the property and have it built upon. He stated that the parking lot  
136 is shared with the library, however, a building can be built upon the grassy area.

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138 **Motion by Council Member West**  
139 **Seconded by Council Member Weir**  
140 **To approve the process of selling the property located by the library**  
141 **Approved unanimously (5-0)**  
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144 **8.5 MOTION: NOMINATION AND ELECTION OF MAYOR PRO TEMPE**

145 Mayor Allen stated that Council Member Barker serves as the current mayor pro tempe.

146 **Motion by Council Member Brown**  
147 **Seconded by Council Member Weir**  
148 **To nominate and elect**  
149 **Council Member Scott Barker**  
150 **To serve as Mayor pro tempe**  
151 **Approved unanimously (5-0)**  
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153 **9. ADJOURN INTO AN RDA MEETING**

154 The Council adjourned into an RDA meeting at 7:24 p.m.

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156 **10. COUNCIL COMMUNICATION WITH STAFF**

157 Mayor Allen stated that it has been suggested that all Council Members receive a washingtonterrace.org  
158 email for City business. Hanson will work with IT and Council to set the emails up because they have to  
159 go through our server.

160 Mayor Allen stated that Council should check their bio and picture on the website for any changes.

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162 **11. ADMINISTRATION REPORTS**

163 Hanson stated that the Council Retreat is scheduled for November 7, 2020.

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165 **12. UPCOMING EVENTS**

166 January 20<sup>th</sup>: City Offices Closed for Martin Luther King Jr. Holiday

167 January 21<sup>ST</sup>: City Council Work Session 5:00 p.m. (TENTATIVE)

168 January 21<sup>th</sup>: City Council Meeting 6:00 p.m.

169 January 30<sup>th</sup>: Planning Commission Meeting 6:00 p.m.

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171 **13. MOTION: ADJOURN INTO CLOSED SESSION**

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173 **Motion by Council Member Brown**  
174 **Seconded by Council Member Barker**  
175 **To adjourn into closed session**  
176 **Approved unanimously (5-0)**  
177 **Time: 8:19 p.m.**  
178 **Roll Call Vote Taken**

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180 **The Council Adjourned into a closed session to discuss:**

- 181 ○ Strategy sessions to discuss the purchase, exchange, or lease of real property when public
- 182 discussion of the transaction would disclose the appraisal or estimate value of the property
- 183 under consideration or prevent the public body from completing the transaction on the best
- 184 possible terms.

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187 **14. ADJOURN THE MEETING: MAYOR ALLEN**

188 Mayor Allen adjourned the closed session and regular meeting at 9:05 p.m.

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192 Date Approved

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City Recorder