

City of Washington Terrace

Minutes of a Regular City Council meeting

Held on June 18, 2019

City Hall, 5249 South 400 East, Washington Terrace City,
County of Weber, State of Utah

MAYOR, COUNCIL, AND STAFF MEMBERS PRESENT AT TOWN HALL MEETING

Mayor Mark C. Allen

Council Member Scott Monsen – Excused

Council Member Blair Brown

Council Member Larry Weir

Council Member Scott Barker

Council Member Jeff West

Finance Director Shari’ Garrett

Interim Fire Chief Clay Peterson

Public Works Director Steve Harris

City Recorder Amy Rodriguez

City Manager Tom Hanson

Others Present

Charles and Reba Allen, Connie Goodman, Steve Jacobson, Cheryl Parkinson, Amy Miller, Kathleen Hurst, Danielle Shupe, Ullis Gardiner, Wallace Reynolds, Marilyn Jorgenson

1. TOWN HALL MEETING: 6:00 P.M.

PRESENTATION/DISCUSSION: TRUTH-IN-TAXATION - FIRE/EMS SERVICES

The Mayor welcomed the audience to the town hall meeting. He stated that Council has been trying to improve fire operations for many years. He stated that the Fire Department needs equipment and support to help in their life-saving operations, as around 95 percent of their calls are for EMS services. He stated that Hanson will present and then the meeting will open up for questions and comments.

Hanson presented the discussion on the Proposed Truth in Taxation, focusing on Fire Operations. Hanson stated that he has been working with Chief Bush for close to ten years on this topic. He stated that the type of operations that we have now are very different from when the Department started. He stated that the Department receives over 1000 call a year and 99 percent of them are medical calls. He stated that the Department is struggling to recruit and retain fire fighters to work 12 hour shifts in the station. Council Member Brown stated that we are a small community and struggle to keep qualified people, as they train here and leave for more money to bigger cities.

Hanson stated that most of our Fire fighters are already employed somewhere else, and use this as a supplemental income. He stated that we are understaffed. Hanson stated that the reason that the conversation is taking place is to recruit and retain qualified fire fighters.

Hanson stated that several options have been considered. One of the considerations was to join a Fire District. Hanson stated that Weber County Fire District was too expensive to partnership with. He stated that consolidation with Riverdale and South Ogden was also considered. He stated that a study was completed to see if it was feasible to join with the two cities. Hanson stated that the door is still open however, the city realizes that no matter what, the city will have to raise its rates to match the cities that

49 would be consolidated. He stated that the cost to consolidate would be quite high.
50 He stated that if we went to a consolidated district, there would be no going back. He stated that we are at
51 \$285,000 to run our department, and we are proposing an increase to \$535,000.
52 Hanson stated that the city was looking at ways to make it work without joining a consolidation. Hanson
53 stated that if we consolidated, we would have to go to a full time department with benefits.
54 Hanson noted that the consolidation would be for a one year trial. He stated that if they cities back out, it
55 would leave Washington Terrace in a bad spot. We would not be able to go back once we leave the
56 volunteer department.
57 Council Member Brown stated that there are different appetites and budgets for the other departments. If
58 one of the other cities wants to buy full price and expensive equipment, Washington Terrace would have
59 to help foot that bill.
60 Hanson stated that staff has been looking at what we can do to move forward, while not putting too much
61 of a burden on the residents. Hanson stated that we are trying to balance out the ability to raise revenue
62 and how we can afford it.
63 Hanson stated that we would increase shift pay for the volunteers. Hanson stated that we are looking to
64 increase shift pay to \$155 per night shift and a \$178 per day shift.
65 Hanson stated that we would like to increase the 2 person shift to a 3 person crew. He stated that this
66 increases confidence in the service level that is being provided. Hanson stated that we would receive
67 Automatic Aid from other cities because we would be a full function staff. Automatic Aid will be
68 provided unless called off. Hanson stated that the Chief is the only full time employee in the
69 Department.
70 Hanson stated that the Ogden Fire Department dispatches their ambulance out of our station. Ogden City
71 pays a building lease and also backs us up on fire calls with a battalion chief.
72 Hanson stated that the shift pay and changes in staffing may help us recruit and retain firefighters.
73
74 Hanson stated that Fire is under a general fund expense. He stated that the funding cannot come from
75 water, sewer, or any other funding expense. He stated that it is mandated that fire and law enforcement be
76 provided to residents.
77 Hanson stated that the city budget for fire is being proposed to be \$256,000 to start and \$16,000 annual
78 maintenance
79 Hanson stated that for a home value of \$236,000, the annual tax increase for the resident would be
80 \$76.97. Hanson stated that we received these numbers from the county last week.
81 Hanson gave a property tax revenue history. Hanson stated that the tax commission has advised that it
82 doesn't help anyone by waiting to do a tax increase after kicking the can down the road.
83 Hanson stated that he reached out to the Utah Sales Taxpayers Association about the proposed tax and he
84 stated that they would not oppose the increase because we do not have any options to raise the funds.
85
86 Council Member Brown stated that this comes down to adding an extra person to save lives on medical
87 call. He stated that it is the cheapest we can do it.
88 Hanson stated that the residents of the City voted down consolidating with South Ogden and Riverdale.
89 Hanson stated that we are buying time by staying volunteer while we look at other options and keeping
90 the level of service, or higher, that we have now.
91
92 Hanson stated that the door is open to other options while maintaining a volunteer department.
93
94 Chief Peterson stated that we do not bill for calls for service. They are only billed by Ogden City if they
95 are transferred in an ambulance. Hanson stated that we charge a disproportionate cost to provide services
96 to businesses, stating that the nursing homes are by far our biggest users of the EMS services.

97 Chief Peterson explained the difference between two person shift and a three person shift, stating that the
98 major difference would be Automatic Aid. He stated that when we go to three people, one person could
99 be taking the report while the other two people take care of the victim.

100 He stated that with a two man shift, we could not be able to do anything on a fire. The team would have
101 to contact another city to assist.

102 He stated that a three person shift is needed, not just a want. He explained why three people are needed
103 on medical calls. He stated that the ambulance is not available to every call in Washington Terrace. The
104 ambulance assists other cities and hospitals. There are times when the Department has to wait for the
105 nearest ambulance and must perform medical calls while they are waiting.

106 Hanson stated that we do not have the capacity to take on an ambulance at this time.

107

108 Hanson stated that most everything we buy now costs more than it did five years ago. He stated that
109 without new growth, we need to increase to pay for mandated services.

110

111 Hanson stated that if we combine with Riverdale and South Ogden, we would have to pay full freight
112 which would cost more than what is being proposed at this time. Council Member West stated that when
113 we combine, we lose control on how much we would have to increase taxes. If one of the cities decides
114 to buy a 3 million pumper truck we would have no choice but to buy into that. We would not be able to
115 control the tax increases that would be caused by the District.

116

117 Council Member Brown stated that whenever there is an increase proposed, Council is on staff to justify
118 for every penny. He stated that Council talks about money and ability to pay. He stated that he was very
119 skeptical of the increases for Fire and Law Enforcement, but agrees that it is needed. He stated that the
120 process is very streamlined.

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124 The Town Hall concluded into a Regular Meeting at 7:30 p,m,

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MAYOR, COUNCIL, AND STAFF MEMBERS PRESENT

Mayor Mark C. Allen
Council Member Scott Monsen- Excused
Council Member Blair Brown
Council Member Larry Weir
Council Member Scott Barker
Council Member Jeff West
Finance Director Shari' Garrett
Public Works Director Steve Harris
Recreation Director Aaron Solomon
City Treasurer Heidi Gerritsen
City Recorder Amy Rodriguez
City Manager Tom Hanson

Others Present

Charles and Reba Allen, Amy Miller, Dan Foncesbeck, Sheryl Parkinson , Kevin Nelsen

2. ROLL CALL 7:00 P.M.

3. PLEDGE OF ALLEGIANCE

4. WELCOME

5. CONSENT ITEMS

5.1 APPROVAL OF AGENDA

5.2 APPROVAL OF JUNE 4, 2019, MEETING MINUTES

Items 5.1 and 5.2 were approved by General Consent.

5.3 APPOINTMENT OF CITY TREASURER

Mayor Allen appointed Heidi Gerritsen as City Treasurer.

**Motion by Council Member Barker
Seconded by Council Member Weir
To appoint Heidi Gerritsen as City Treasurer
Approved unanimously (4-0)**

6. CITIZEN COMMENTS

Resident Sheryl Parkinson - 5529 S 225 E-stated that her home and several back yards in her neighborhood have been flooded with surface water from the hospital. She stated that she has worked with Steve Harris and he has been wonderful and she appreciates him speaking to the hospital. She wanted Council to be aware that the hospital is working on the problem.

7. COUNCIL/STAFF RESPONSE AND CONSIDERATION TO CITIZEN COMMENTS

Harris stated that the hospital recontoured the back area and the water line has been going over into the three homes behind them. He stated that the hospital has not responded to him concerning the storm

193 water coming off of their property. He stated that the issue has not been resolved. Harris stated that they
194 are not taking care of the pumping of the water. Harris stated that their detention basin has never worked
195 correctly.
196

197 **8. CONTINUATION OF TOWN HALL MEETING (IF NEEDED)**

198 The Town Hall meeting continued until 7:30 pm.
199

200 **9. NEW BUSINESS**

201
202 **9.1 TERRACE DAYS REVIEW**

203 Solomon stated that all the events were full and there was a big turn out this year. He thanked the
204 Sheriff's Office for their work, Council Member Brown for running the successful dog run, and he
205 expressed his appreciation to the Public Works Crew for all their work on the event.

206 Hanson stated that the Public Works Crew does a fantastic job with all the background work that they do
207 for the event. Hanson stated that he sends Thank you notes to all the business who donate to the event.
208 Mayor Allen stated that he has a few concerns on public safety and he would like to get together and talk
209 about the public safety issues. Hanson stated that he is going to suggest to use more family friendly music
210 at a lower volume. Solomon stated that all the vendors that he spoke to were happy with the event.
211 Hanson stated that he did not realize there was not a flag leading the parade and will make sure that
212 doesn't happen again.
213

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215 **9.2 MOTION/RESOLUTION 19-23: RESOLUTION AUTHORIZING INDIVIDUALS**
216 **TO ACCESS/ANDOR TRANSACT WITH THE MUNICIPALITY'S UTAH**
217 **PUBLIC TREASURER'S INVESTMENT ACCOUNTS**

218 Garrett stated that the resolution is a formality to add the new City Treasurer to our investment account.
219

220 **Motion by Council Member West**
221 **Seconded by Council Member Barker**
222 **To approve resolution 19-23 authorizing**
223 **The City Manager and City Treasurer to access/transact with the municipality's**
224 **Utah Public Treasurer's Investment Accounts**
225 **Approved unanimously (4-0)**
226 **Roll Call Vote**
227

228 **9.3 MOTION/RESOLUTION 19-22: TO APPROVE AN ACTING BUDGET FOR FY**
229 **2020, APPROVE THE FEE SCHEDULE, AND PROPOSE AN INCREASE TO**
230 **THE CERTIFIED PROPERTY TAX REVENUE**

231 Garrett stated that the resolution is made of up of three parts.

232 She stated that the first component is to adopt an acting budget so that the City can
233 continue business starting July first. She stated that the acting budget is the tentative
234 budget, with the only exception being the proposed \$260,000 related to the increased level
235 of service for the fire department and the correlating tax increase we are proposing be
236 excluded from the acting budget. She stated that a final budget will need to be adopted
237 before September first.

238 She stated that the second component is the fee schedule which includes the \$1.95 to the
239 base rate on the utility bill.

240 The last piece of the resolution directs staff to notify the county auditor of the city's intent to

241 propose an increase to the certified tax rate revenue. For 2019 it has been calculated at
242 approximately \$607,000. We will be asking it to be increased to \$867,000, thus prompting
243 a Truth in Taxation hearing. She stated that by taking action tonight does not give final
244 approval, which will come later.

245
246 **Motion by Council Member Barker**
247 **Seconded by Council Member Weir**
248 **To approve Resolution 19-22 to approve and acting budget**
249 **For Fiscal Year 2020, and approve the fee schedule**
250 **And propose an increase to the**
251 **certified property tax revenue**
252 **Approved unanimously (4-0)**
253 **Roll Call Vote**

254
255 Garrett stated that the Council will meet again for a town hall meeting on July 16th. She
256 stated that the property evaluation notice will be sent out on July 22,2019. She stated that
257 the August 6th meeting will have the Truth in Taxation public hearing. The final decision
258 on the proposed tax increase will be on August 20th.

259
260 **9.4 MOTION/ORDINANCE 19-04: AMENDING CHAPTER 5.07 “BUSINESS**
261 **LICENSING” RELATING TO FOOD TRUCK BUSINESSES**

262 Hanson stated that the Ordinance would allow food trucks to operate in the city for special events
263 with specific parameters. Specific requirements would have to be met. Hanson stated that the City
264 would receive minor sales tax from the operations.

265
266 **Motion by Council Member West**
267 **Seconded by Council Member Barker**
268 **To approve Ordinance 19-04 amending chapter 5.07 “Business Licensing”**
269 **Relating to food truck businesses**
270 **Approved unanimously (4-0)**
271 **Roll call vote**

272
273 **9.5 MOTION/ORDINANCE 19-03: COMMERCIAL ZONES AMENDED**
274 Hanson stated that the Ordinance amends permitted uses in commercial zones.

275
276 **Motion by Council Member Weir**
277 **Seconded by Council Member Barker**
278 **To approve ordinance 19.03 “Commercial Zones Amended”**
279 **Approved unanimously (4-0)**
280 **Roll Call Vote**

281
282 **9.6 MOTION: APPROVAL OF IN-FILL SUBDIVISION FOR TERRACE PINES**
283 **(PROPOSED NAME) LOCATED BETWEEN 475 WEST 5000 SOUTH**

284 Hanson stated Kevin Nelson is the developer on the project.
285 Hanson stated that he is delighted that the property is under development. He stated that it has
286 been a hazard in the past and is happy that it is being taken care of. Hanson stated that the project
287 has been approved by Council a few years ago under the old owner. He stated that the property
288 will be a nice fit in the area. Hanson stated that this is a terrific project.

289
290 **Motion by Council Member Barker**
291 **Seconded by Council Member West**
292 **To approve the infill subdivision currently known as Terrace Pines**
293 **Between 475 West 5000 South**
294 **With the contingency of application and acceptance of engineers requirements**
295 **Approved unanimously (4-0)**
296
297

298 **9.7 DISCUSSION/ACTION: HGTV EXTREME MAKEOVER- HOME ADDITION**
299 **REQUEST FOR PERMISSION TO FILM IN WASHINGTON TERRACE CITY**

300 Hanson stated that HGTV is wanting to do two projects in the area. Ogden City is one of the
301 projects, and they would like Washington Terrace to be another one. They are wanting to
302 demolish a home and rebuild for around a week. He stated that they are asking that the city would
303 be available around the clock for road closures, inspections, and permitting. He stated that he does
304 not know the downsides to the project as of yet. He will be meeting with the HGTV team on
305 Wednesday to talk about the projects and what needs they would have. Hanson stated that he does
306 not know the burdens that we would have to take on to make this available. He stated that we do
307 not have the capacity to pay to have other inspectors to come in. Hanson stated that it might be
308 disruptive to the neighborhood. He stated that he does not know if HGTV will be funding
309 everything or if they are relying on City donations, to which we do not have the funding.
310

311 **Motion by Council Member Brown**
312 **Seconded by Council Member West**
313 **To allow the film crew to film and build as per the**
314 **recommendation based on the approval of one Council Member the Mayor**
315 **And City Manager**
316 **Approved unanimously (4-0)**
317

318 **9.8 MOTION: MOTION TO AMEND THE COUNCIL MEETING SCHEDULE**
319

320 **Motion by Council Member Barker**
321 **Seconded by Council Member Weir**
322 **To amend the meeting schedule to cancel**
323 **The July 2, 2019 Meeting**
324 **Approved unanimously (4-0)**
325

326 **10. ADJOURN INTO RDA MEETING**

327 **The meeting adjourned into RDA at 8:50 p.m.**

328 **The meeting reconvened at 8:52 p.m.**
329

330 **11. COUNCIL COMMUNICATION WITH STAFF**

331 **Council Member Brown expressed his thanks to staff for their work on Terrace Days.**
332

333 **12. ADMINISTRATION REPORTS**

334 **There were no reports.**
335
336

- 337 **13. UPCOMING EVENTS**
338 **June 27th: Planning Commission Meeting (tentative)**
339 **July 4th: City Offices closed for Independence Day**
340 **July 16th: Town Hall Meeting for Truth in Taxation and Fire Operations 6:00 p.m.**
341 **July 16th: City Council Meeting 7:00 p.m.**
342 **July 24th: City Offices closed for Pioneer Day**
343 **July 25th Planning Commission Meeting 6:00 p.m. Tentative**

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345
346 **14. ADJOURN THE MEETING: MAYOR ALLEN**
347 **Mayor Allen adjourned the meeting at 8:55 p.m.**

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349 **15. WORK SESSION (Immediately following the regular meeting)**
350 **Topic to include: Training on Storm Water Procedures**

351 Public Works Director Steve Harris presented a training on Storm Water Procedures.
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Date Approved

City Recorder