

1 **Minutes of the North Logan City**
2 **City Council**
3 **Held on April 19, 2007**
4 **At the North Logan City Library, North Logan, Utah**
5

6
7 The meeting was called to order by Mayor Watkins at 6:40 p.m.
8

9 Council members present were: Elaine Nelson, Steve Soulier, Trent Wentz and Mark Williams.
10 Scott Galbraith was excused.
11

12 Others present were: David Kay Collins, Dave Helen, Hyrum Gunther, Ryan Hoth, Hunter Hoth,
13 Zac Olsen, Dee B. Israelsen, Pat Northenor, Don Younker, Peggy Giles, Jon Keller, E. Kim
14 Arnell, Thomas Lee, Landon Shoemaker, Wesley Geddes, Michael Grover, Jake Gr-sic?, Kay
15 Gilgen, Brandon Griffin, Mike Wright, Trudy Day, Craig Dy (sic?), Matthew J.sic?), Jared Pierson,
16 Nathan Thompson, Scott R., Steve Carroll, Braden Carroll, Sue Randleman, Lloyd Berentzen,
17 Bryon Geddes, Val Potter, Nancy Potter, Ross Lapray, Jeff Jorgensen and Marie Wilhelm.
18

19 The Pledge of Allegiance was led by Trent Wentz.

20 An invocation was given by Mark Williams.
21

22 **Adoption of Agenda**

23 *Trent Wentz made a motion to adopt the agenda as presented. Steve Soulier seconded the*
24 *motion. A vote was called for and the motion passed unanimously.*
25

26 **Approval and Follow-up of Minutes of March 29, 2007**

27 *Trent Wentz made a motion to approve the minutes as presented. Elaine Nelson seconded the*
28 *motion. A vote was called for and the motion passed unanimously.*
29

30 **Follow-up**

31 Steve Soulier asked Mark Williams what the follow up was for contacting the city attorney
32 regarding the cemetery taxation question discussed at the last City Council meeting; Mark
33 Williams said he thought it had already been addressed, and said it was not a concern.
34

35 **Review of Action Items**

36 Steve Soulier asked what the status was of the annexation issue. Jeff Jorgensen said it will not
37 be back on an agenda, but that it will be in the paper in the near future; and further stated that
38 there is another potential area that may want to annex.
39

40 Trent Wentz said he would like to add an action item on the list to consider a right-of-way on
41 2500/2600 North, running from 1200 East to 1600 East; and would like the council to establish
42 where they would like the road to go. He also mentioned that there needs to be follow up on the
43 "Welcome to North Logan" sign and that the issue should go on the next agenda in order for a
44 decision to be made about what is going to be done with it. He said the city needs to ensure that
45 the sign is well built and attractive, and that the project comes to a conclusion.
46

47 As this was the last meeting for Councilman Mark Williams, Mayor Watkins read a proclamation
48 to Councilman Williams and the audience thanking him for his dedicated service.
49

50 **New Business**

51 Open Public Input Forum (Citizens are invited to schedule one of two five-minute times through
52 the City Recorder)

53 No citizens were scheduled to speak at this meeting.
54

55

56 Presentation to the council by the Cemetery Advisory Committee regarding the proposed long-
57 term plan for the city cemetery.

58 Nancy Potter, Chairman of the North Logan Cemetery Committee gave a presentation regarding
59 the status of the cemetery. She reviewed a document that she distributed, which outlined the
60 current accomplishments and the proposed recommendations; as well as described the details of
61 the design plans for the site. She described the changes that were made to the last set of plans,
62 which include moving the cemetery location 30 feet to the west, which allows for a parking area
63 as well as a 30 foot strip along the east of the cemetery for a line of trees. There is also a spot
64 which will be used for a drinking fountain, flag pole area and a site for a future veterans'
65 memorial. Per a question from Elaine Nelson regarding what future plans the Cemetery
66 Committee would like to see happen; Nancy Potter discussed a possible future water feature as
67 well as an amphitheatre, which could possibly be done several years down the road.

68 Elaine Nelson asked if the Cemetery Committee felt that the \$100K budgeted for the Sexton's
69 office was enough. Mark Williams said it will most likely cost more than that, but that figure was a
70 good estimate to include in the budget, and that it will be somewhere around that figure.

71 Steve Soulier wanted to make it clear that only part of the Cemetery road will be built with impact
72 fees; and also said that it will be important to discuss who will ultimately assume some of the
73 responsibilities for the cemetery in terms of personnel. He also discussed what residents are
74 charged for the cost of a plot vs. non-residents. He said that people who have lived their whole
75 lives in North Logan, but have moved away from the area for just the last few years of their lives
76 in order for family to care for them, for example, but still want to be buried in North Logan, is an
77 issue that needs to be addressed. Nancy Potter said she feels that the consideration should go
78 to the residents, as they are the ones who are paying the taxes on the cemetery, and should
79 therefore be given the better rate. She also said that a long-time resident who is now a non-
80 resident could go before the City Council to get consideration as a resident when purchasing a
81 plot.

82

83 Consider a concept plan for the North Logan Marketplace shopping center, dividing the existing
84 center into a commercial subdivision (4 lots) with a remain parcel, located at approximately 2100
85 North Main Street (west side of Main), North Logan.

86 Cordell Batt presented the plans for this center and oriented the attendees to the location. He
87 explained that the developers are proposing to subdivide the existing shopping center into four
88 lots (matching with their existing buildings), with a fifth, remaining parcel on the west part of the
89 property, to be used for future development. He explained that the reason for doing this allows
90 the developer to be able to sell the different buildings to different property owners. He said that
91 the Planning Commission has already approved this request. He said that there are CC&Rs
92 which will manage the whole subdivision, which will take care of various issues, including
93 combined parking and snow removal from common parking areas.

94 Mayor Watkins asked why the subdivision request is coming at this point, after the fact, and did
95 not occur initially.

96 Mike Wright with North Logan Marketplace explained that sometimes a tenant who is leasing
97 ends up wanting to purchase the building they have been leasing. He said the developers are
98 requesting the subdivision at this point in order to be prepared in the event that occurs.

99 Jeff Jorgensen said that the zoning will remain intact.

100 Cordell Batt said the only concern of staff is that the City Engineer wants to make sure that the
101 existing buildings have the proper setbacks from the proposed property lines and that the lines
102 conform to the fire code requirements.

103 Elaine Nelson asked if the developer had met all of the city's design standards and Cordell Batt
104 said that they had.

105

106 *Steve Soulier made a motion to approve the concept plan for the North Logan Marketplace. Mark*
107 *Williams seconded the motion.*

108

109 Trent Wentz said that it really concerns him that this request is coming in at this point and was not
110 done during the original request of the project.

111 Mayor Watkins asked Mr. Wright if the buildings were spec or built for specific tenants and Mr.
112 Wright said they were spec.

113 Cordell Batt said this situation is similar to a condominium plat where the owners decide at a later
114 time to separate the units and sell them individually.

115

116 *Elaine Nelson made a friendly amendment to Steve Soulier's motion to approve the concept plan*
117 *with the inclusion that all requirements made in the staff report are done. Steve Soulier accepted*
118 *that amendment. A vote was called for and the motion passed unanimously.*

119

120 Discuss changes to a proposed ordinance making changes to the city's nuisance ordinance and
121 the administrative remedies ordinance.

122 Per a question from Lydia Embry, Jeff Jorgensen explained that this is being passed as one
123 ordinance, but that it makes changes in two places within the city code, which Jeff Jorgensen said
124 is typical. Steve Soulier said that the changes made to the ordinance help to clarify the ordinance
125 and make it work more smoothly.

126 Trent Wentz asked about the section regarding refuse and rubbish regulations and asked if it now
127 limited burning, and that brush piles and the like would no longer be allowed to be burned in one's
128 backyard. Steve Soulier said the definitions were not intended to limit that, but that he would look
129 into it and make sure that it was clear that burning brush, branches, etc. was still allowed. Trent
130 Wentz also Steve Soulier to look into the situation about how the section that describes not
131 having abandoned vehicles on the property would allow for property owners who were in fact
132 restoring a car, for example.

133

134 Consider approval of proposed changes to the city's Position Allocation by Grade for FY2008
135 which establishes the wage and salary grades for North Logan City Employees.

136 Jeff Jorgensen explained some of the improvements and changes made to the list since the last
137 City Council meeting when it was discussed, including adding cities to the list which were not as
138 comparable in size to North Logan but which had positions that were compatible.

139

140 *Trent Wentz made a motion to approve the new Position Allocation by Grade document for*
141 *FY2008. Steve Soulier seconded the motion. A vote was called for and the motion passed*
142 *unanimously.*

143

144 Consider proposed changes to the city's policy on paying an expense allowance versus
145 reimbursement for actual expenditures for the mayor and city council members. Also consider
146 options for health care benefits for employees.

147 Jeff Jorgensen explained that currently, the members of the City Council receive \$50 per month,
148 and the Mayor \$100, for miscellaneous expenses. He said that in the past that has been
149 sufficient; but that with Mayor Watkins also serving as the city's economic development
150 coordinator; he incurs more expenses than \$100 will cover. Jeff Jorgensen said his
151 understanding of the tax code is that the mayor and City Council can either opt to receive a
152 monthly expense allowance, or have their expenses covered on a reimbursement basis.

153 Trent Wentz said he felt that the City Council did not need to change, but that perhaps the
154 change can be made with just the Mayor.

155 Mayor Watkins suggested that all of the City Council should change to a reimbursement program,
156 since the money they are currently receiving is considered income.

157 Jeff Jorgensen said that getting reimbursed for expenses is an easy process, as well as to get
158 paid up front when a City Council member knows that they will be doing something specific.

159 Steve Soulier said he does not feel that he would in reality ever submit receipts for expenses,
160 particularly for things like printing or photocopying expenses. Jeff Jorgensen suggested that the
161 city can help him with copying or mailing projects he needs to do, at the least by supplying him
162 with paper or postage. Jeff said that it just needs to be fair and as simple as possible; and that he

163 does not see a problem with keeping the City Council on an expense allowance basis and putting
164 the Mayor on a reimbursement program. Trent Wentz said he agrees with this latter idea, or
165 possibly letting the various members choose which system they would like to go with. Jeff
166 Jorgensen said that would be acceptable. The City Council agreed to maintain the \$50 expense
167 allowance for the City Council members, and have the Mayor utilize a reimbursement program.
168 The City Council agreed to approve it through a resolution at the next City Council meeting.

169

170 Health care benefits for employees

171 Elaine Nelson referred to the current working budget regarding costs of benefits for the city
172 council portion of the budget, and asked Jeff Jorgensen why that figure had doubled since the
173 previous year. Jeff Jorgensen said he would look into it.

174 Jeff Jorgensen explained that this is the time of the year when employees have to make a choice
175 regarding their health benefits. He said that PEHP now offers a high deductible plan along with a
176 health savings plan. He said with the number of employees that the city currently has, either
177 choice could be made. He said the high deductible option will actually end up costing the city
178 more money. He said there are some changes to what is being offered this year compared to last
179 year; for example the premiums are only up 6%, but that there is a new deductible in all of the
180 plans now, where there was not one before. He said it was originally thought that the deductible
181 applied to everything, but it actually does not on the traditional plans; only on the high deductible
182 health savings plans, and is only initiated when major events such as expensive tests or
183 surgeries are done. He said there is also an offsetting benefit to the employees because the
184 maximum out-of-pocket expenses decrease. He said that since there is not a big change to the
185 benefits that are being offered to the employees, and there is not a substantial increase to the
186 city, he recommends that the city stays with the plan they currently have.

187 Steve Soulier mentioned that the deductible for the USU employees has doubled across the
188 board, with their plans.

189

190 Reports from city officers, boards, and committees

191 Steve Soulier said the Eccles Ice Arena trustees are cordially inviting the City Council and the
192 Mayor to "Broadway on Ice" on Saturday, April 28 at 8:00 p.m. He said each member will be
193 given two tickets to attend, and encouraged them to do so.

194 Steve Soulier also mentioned that he received the Utah Public Library Trustee Manual from the
195 State Library Board, which he said is very informational and outlines the duties of not only the
196 Library Trustee or Board, but also the responsibilities of the City Council for the library.

197

198 Jeff Jorgensen requested consideration from the City Council to allow Richard Bradford, a
199 member of the Cemetery Committee and North Logan citizen, to have a burial in a small plot in
200 the North Logan Cemetery, prior to its official opening, for a grandchild, yet to be born, who will
201 not survive long after birth. The City Council would deliberate on the question of making an
202 exception to allow this to be done prior to the cemetery being opened generally. One important
203 consideration was that the council wanted to ensure that the site would not be disturbed during
204 any construction of the cemetery that might follow the burial.

205

206 *Mark Williams made a motion to adjourn the meeting. Trent Wentz seconded the motion. A vote*
207 *was called for and the motion passed unanimously.*

208

209 The meeting adjourned at: 7:55 p.m.

210

211

212 Approved by City Council:

May 3, 2007

213

214 Transcribed by: Marie Wilhelm

215

216 Recorded by

217

Jeff Jorgensen/City Recorder