

1 **Minutes of the North Logan City**
2 **City Council**
3 **Held on September 3, 2008**
4 **At the North Logan City Library, North Logan, Utah**
5
6

7 The City Council meeting was called to order by Mayor Watkins at 6:01 p.m.

8
9 Council members present were: Lloyd Berentzen, Al Moser, Steve Soulier, Kevin Dustin and
10 Elaine Nelson.

11
12 Others present were: Don Younker, Pat Northenor, Jim Huska, Terrel Huppi, John Italdasano, The
13 Herald Journal, Tim Israelsen, Melissa Salcedo, Jeff Jorgensen and Marie Wilhelm.

14
15 The Pledge of Allegiance was led by Mayor Watkins.
16 An invocation was given by Steve Soulier.

17
18 **Adoption of Agenda**

19 *Steve Soulier made a motion to adopt the agenda as presented. Al Moser seconded the motion.*
20 *A vote was called and the motion passed unanimously with Lloyd Berentzen, Kevin Dustin, Al*
21 *Moser, Elaine Nelson and Steve Soulier voting in favor.*

22
23 **Approval and Follow-up of Minutes for City Council Meeting for August 20, 2008**

24 *Steve Soulier made a motion to approve the minutes as presented. Al Moser seconded the*
25 *motion. A vote was called and the motion passed unanimously with Lloyd Berentzen, Kevin*
26 *Dustin, Al Moser, Elaine Nelson and Steve Soulier voting in favor.*

27
28 **Follow-up**

29 None needed at this time.

30
31 **Review of Action Items** #1

32 Jeff Jorgensen said the first three items on the list have been taken care of; and that regarding
33 the August 20, 2008 item regarding Leisure Villas, Jeff spoke to City Attorney, Bruce Jorgensen
34 and said that they are in the process of obtaining limited powers of attorney.

35
36 Steve Soulier asked if the September 13th Cemetery dedication is still going to occur on site; and
37 Jeff said it was.

38
39 Sgt. John Italdasano gave an update on the status of various nuisance ordinance situations,
40 including the Harris property; Russell Goodwin's property, who he said had put up a cedar, slat
41 fence which makes his older vehicles on his property out of sight; and the Alley property. Sgt.
42 Italdasano explained that Mr. Alley said he would remove all the metals from his property by
43 September 1st per an agreement Mr. Alley submitted, which has not yet occurred. Sgt. Italdasano
44 said he would stay on top of that. He also mentioned a property on 2600 North, east of Cache
45 Meadow Vet Clinic, where the owner appears to be running an auto rebuilding business. He said
46 he has checked with the city, and the owner does not have a business license to run that kind of
47 business out of his home, and will contact the owner and make sure he is aware of the ordinance
48 requirements.

49 Per a question from Steve Soulier regarding the Lauritzen property; Sgt. Italdasano explained that
50 that situation has been turned over to Bruce Jorgensen and City Prosecutor, John Jenkins. Sgt.
51 Italdasano said that Bruce Jorgensen is going to file civil charges, and John Jenkins is waiting for
52 Bruce to do that.

53 Mayor Watkins also mentioned the Fisher Construction nuisance issues, and that there has been
54 correspondence between their attorney and the city's, and briefly explained the status of the
55 situation.

56

57

New Business

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

60 No one scheduled to speak at this meeting.

61

62 Consider approval of a new ordinance requiring that new roads constructed as part of
63 development have funds set aside to accomplish the initial chip sealing of the roads at the
64 expense of the developer. Also consider a draft resolution setting the applicable fees to be
65 charged for the various types of surface coats that would be required by the ordinance. #1

66 *Steve Soulier made a motion to approve the ordinance. Lloyd Berentzen seconded the motion.*
67 *A vote was called and the motion passed unanimously with Lloyd Berentzen, Kevin Dustin, Al*
68 *Moser, Elaine Nelson and Steve Soulier voting in favor.*

69

70 Jeff Jorgensen briefly explained the resolution and how and where funds would be used.

71 Lloyd Berentzen asked why this is being handled through a resolution. Jeff Jorgensen explained
72 that all changes done to the master fee schedule are done through resolutions.

73 The City Council further discussed various associated issues with this ordinance and resolution.

74

75 *Kevin Dustin arrived at this time 6:17pm.*

76

77 *Steve Soulier made a motion to approve the resolution. Lloyd Berentzen seconded the motion.*
78 *A vote was called and the motion passed unanimously with Lloyd Berentzen, Kevin Dustin, Al*
79 *Moser, Elaine Nelson and Steve Soulier voting in favor.*

80

81 Consider approval of a resolution adopting a new Land Use Element for the General Plan. #1

82 *Steve Soulier made a motion to pass the resolution. Al Moser seconded the motion.*

83

84 Steve Soulier said he very much likes what the Planning Commission has done on this, especially
85 that there is a page including the design components to go along with the Land Use Element. He
86 said one thing he would like done is that a page is included and maintained within the Land Use
87 Element which constantly updates the associated design standards.

88 Al Moser said there are a lot of things within the element that he is "not too proud of", and some
89 things that *aren't* in it that ought to be; but that it is a living document, and should be passed even
90 if it is "not perfect", and that we would then have something to go on. Lloyd Berentzen and Kevin
91 Dustin concurred.

92 Elaine Nelson said she agreed with the other City Council members; and that she really wishes
93 there had been a workshop so that the City Council could have gone through the document page
94 by page with the Planning Commission, and made comments. She said she is not particularly
95 happy with some of the verbiage, nor the verbiage on the guiding principles; but still feels we
96 should move forward. She said she really feels that as a City Council and Planning Commission,
97 we should get together and look at these things and have more discussions about them.

98 Steve Soulier asked Elaine Nelson if she was suggesting doing the same for the forthcoming
99 Transportation Element being developed; and Elaine Nelson said she feels that would be a good
100 idea, and that the city should move quickly in completing the General Plan in its entirety.

101

102 *A vote was called and the motion passed unanimously with Lloyd Berentzen, Kevin Dustin, Al*
103 *Moser, Elaine Nelson and Steve Soulier voting in favor.*

104

105 Consider approval of a resolution calling for Logan City to negotiate a boundary change with
106 North Logan to straighten out the boundary on the west side of Main Street. #1

107 *Lloyd Berentzen made a motion to approve the resolution. Elaine Nelson seconded the motion.*
108 *A vote was called and the motion passed unanimously with Lloyd Berentzen, Kevin Dustin, Al*
109 *Moser, Elaine Nelson and Steve Soulier voting in favor.*

110

111 Consider alternatives for funding gravel on 2500 N. above upper canal and within cemetery plus
112 demolition of house at 2300 N 1200 E. #2

113 Jeff Jorgensen explained that after the water line and sewer line on the road to the cemetery,
114 staff feels it would be best to have two to three inches of gravel laid on top of that in addition to
115 what is already there. He said some funds were set aside for other items within this budget, but
116 feels that the monies should instead be used for this gravel. He also said in doing this some of
117 these funds will go towards paving the road, therefore not as many of the funds set aside for that
118 will be needed in the future. Terrel Huppi explained that there is no way a funeral can take place
119 there with the rains that we've had and what that has and will do to the road. He said the day
120 after the recent storm, they could not even get up that road. Per a question from Lloyd
121 Berentzen, Terrel said the cemetery will be "open for business" as of September 13

122 Jeff Jorgensen said these are things we can do within the existing budget, and that he just
123 wanted to bring it before the council for their information. The City Council agreed to have Jeff
124 move forward with this.

125

126 The City Council briefly discussed the demolition of the house at 1220 East 2300 North.

127

128 Consider the Development Plan for the Buttercup Dairy Minor Subdivision located at
129 approximately 2170 North 800 East, North Logan. #4

130 Cordell Batt briefly described the location and plans for this subdivision. Cordell discussed the
131 issue of curb, gutter and sidewalk. He said staff is recommending that that not be developed at
132 this point, and instead to put money into escrow to develop it at a later date.

133 Steve Soulier asked how this would be handled, for which Jeff explained.

134 Al Moser said he feels that it would not be fair to require the owners to do this now, as there is no
135 curb, gutter and sidewalk along that street. He said funds should be available for possible
136 development of in the future; but commented that the city may *never* require it.

137 The City Council discussed this issue further.

138 Cordell said the owners have also provided the other documents required, and that staff
139 recommends approval with staff's recommendations; including funds going into escrow for future
140 development of curb gutter and sidewalk. Per a question from Steve Soulier, Cordell explained
141 the zoning of the area.

142

143 *Al Moser made a motion to approve the development plan for this subdivision. Kevin Dustin*
144 *seconded the motion. A vote was called and the motion passed unanimously with Lloyd*
145 *Berentzen, Kevin Dustin, Al Moser, Elaine Nelson and Steve Soulier voting in favor.*

146

147 **Reports from city officers, boards, and committees**

148 Jeff gave an update on the gravel crusher situation in Canyon Ridge.

149

150 Elaine Nelson asked about the status of the situation on the 800 East litigation issue. Jeff said
151 that was handled through insurance and for significantly less than she was asking for and
152 essentially covered her medical expenses, which amounted to roughly \$13K.

153

154 Steve Soulier complimented the scouts on their service project improving the city signs
155 throughout the city; and said they did a marvelous job.

156

157 Kevin Dustin asked about a potential transitional care unit coming into the city. Jeff Jorgensen
158 said they pulled out because they could not get authorization from the state; so they are
159 reconsidering their situation.

160

161 The council briefly discussed the Utah League of Cities and Towns convention.

162

163 Mayor Watkins discussed the status of road development, as well as how the changes in the
164 Land Use Element will affect the development of 2200 North. He also mentioned his forthcoming

165 meeting with UDOT and the county highway representatives regarding funding, and the realities
166 of the decreasing Federal funds available.

167 Mayor Watkins also mentioned the hole being dug at King Park the following day; and that there
168 will likely be a pond with water there before winter.

169
170 Steve Soulier asked what the timeline is in relation to the five positions being advertised for
171 placement; for which Jeff Jorgensen explained.

172
173
174 *Steve Soulier made a motion to adjourn the meeting. Elaine Nelson seconded them motion. A*
175 *vote was called and the motion passed unanimously with Lloyd Berentzen, Kevin Dustin, Al*
176 *Moser, Elaine Nelson and Steve Soulier voting in favor.*

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179
180 The meeting adjourned at: 6:38am

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182
183 Approved by City Council: October 2, 2008

184
185
186 Transcribed by Marie Wilhelm

187
188 Recorded by _____
189 Jeff Jorgensen/City Recorder

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191
192
193 * Due to the fact that there is other documentation related to this agenda item that may not be included in the official
194 minutes of this meeting, the following repositories, cross referenced to applicable agenda items within these minutes, shall
195 indicate where additional documentation can be found for future reference for that agenda item:

- 196 1. Annual City Council meeting binders in the Office of the City Recorder
197 2. Budget folders in the Office of the City Recorder
198 3. Special Project folders in the Office of the City Administrator
199 4. Subdivision Folders in the Office in the City Engineer