

**MINUTES OF THE CITY OF HARRISVILLE
CITY COUNCIL MEETING**

Tuesday, October 12, 2010
7:00 p.m.
Council Chambers
363 West Independence Blvd.
Harrisville, Utah 84404

PRESENT: Mayor Richard Hendrix, Council Member Chad Allen, Council Member Wayne Crowther, Council Member Darla Fowers, Council Member Bruce Richins, Council Member Grover Wilhelmsen.

STAFF: Gene Bingham, Public Works Director; Jennifer Morrell, City Recorder; Bill Morris, City Administrator.

VISITORS: Ruth Pearce, Jeff Pearce, Bob Howard, Gene Bingham, Jerry Williamson, Antionette Williamson, Eric Thomas.

7:00 P.M. CITY COUNCIL MEETING

1. Mayor Richard Hendrix called the meeting to order and welcomed all visitors.

2. Mayor Hendrix led the Pledge of Allegiance and offered the opening ceremony.

3. **CONSENT ITEMS**

a. Approve the minutes of September 28, 2010 as presented.

MOTION: Council Member Fowers moved to approve the Consent Items as presented. Council Member Allen seconded the motion. All Council Members voted aye. Motion passed.

4. **BUSINESS ITEMS**

a. **Discussion and possible action on request for six (6) month extension on final approval of Thoroughbred Meadows.**

Eric Thomas, Thoroughbred Meadows developer, explained that he is asking for a six month extension on final approval. He stated the funding has been approved for the project but they would like to wait until the first of the year to record to postpone the property tax increase. He reiterated that funding was no longer an issue and their lender has approved money for the escrow and to finish the project.

Council Member Fowers expressed concern for the impact this development has had on neighboring properties relative to irrigation water. She acknowledged the Brown's property has received secondary water but mentioned other neighbors who have went all summer without water. She asked Mr. Thomas to assure the Council these problems will be taken care of.

Mr. Thomas explained that he was just made aware the Williamson's were without water. He discussed the original plan to trade shares of water from Costley Ditch for secondary water from Pineview and how the plan was discarded due to the substantial fees. He described the effort involved to put in a new box on a section of Costley Ditch they had piped with a turn out for water to the Williamson's only to discover that it was leaving the ditch and going into the storm drain. Mr. Thomas pointed out that they met with Ray Clark, who represents Costley Ditch, and were able to fix the problem with a slide gate.

He explained that he has been on the project site three times since then, working out other issues with the City and Costley Ditch, but was never made aware until tonight that the Williamson's had a problem getting water. He promised to meet with Ray Clark to determine what can be done to make certain the Williamson's are getting water. Mr. Thomas acknowledged the Williamson property has taken longer because of the route

they originally took with trying to get water from Pineview. He also offered to walk the ditch to ensure the debris is cleaned out and water is getting through.

Council Member Fowers asked if there were issues with the Butter's property. Bill Morris said the Butters have expressed some concern about their secondary water. Mr. Thomas said he was unaware of problems with the Butter's property and noted that nothing has changed since the subdivision was started, aside from them piping the ditch. Mr. Morris said he would refer the Butters to Mr. Thomas so they could discuss their concern.

Council Member Crowther asked why it took so long to get the Brown's secondary water put in. Mr. Thomas explained it was a connection issue with Pineview and mentioned the Browns have had water all along but the line was never put in giving them a connection. Council Member Allen asked Mr. Thomas if he foresees any further problems. Mr. Thomas said the whole project has gone back and forth over Costley Ditch but everything seems to be resolved. He explained how the ditch was piped and mentioned they are staying in contact with Ray Clark in case adjustments are needed.

Council Member Wilhelmsen expressed concern that the lines of communication stay open if there is no water in the spring. Mr. Thomas said once they complete the ditch piping the responsibility for water flow belongs to Costley Ditch. He emphasized they will remedy anything they have effected but Costley Ditch still has the main responsibility for water flow. Mayor Hendrix asked if it is Costley Ditch that provides water to the Williamson's. Mr. Thomas affirmed that it was and noted that the portion of the ditch providing water to the Williamson's is not piped.

Mr. Thomas explained again the areas of open ditch that will need to be piped. He said Costley Ditch requested that they pipe a certain portion of the ditch in the spring and then wait until the end of the water season to complete the rest once the water is turned off. He said they will pipe the other two ditches and explained that the ditch to the Williamson's was not piped this year because of the issue with Pineview. Mr. Thomas said had they been made aware of the issue they would have piped it sooner.

He reiterated that they were under direction from Costley Ditch to pipe the remainder of the ditch once the water was turned off so it would not affect the users downstream. He said there is approximately 500 feet of pipe that needs to go in on the two ends and most likely it will be done this fall or in the spring depending on how wet it is. Mr. Thomas reminded everyone it was the responsibility of Costley Ditch to get water to the users and it is not the City's responsibility. He apologized to the Williamsons and to the Council for the mix up on the Williamson property.

Council Member Allen mentioned the frustration that the Browns had and emphasized the need to communicate. Mr. Thomas explained that there was communication with Mr. Brown and his brother but there were other issues regarding the fees for the connection that were part of the hold up.

Council Member Richins asked how much of the infrastructure for Thoroughbred Meadows is in place. Mr. Thomas said everything is in except for curb and gutter, asphalt, sidewalk, and the piped portion of the Costley Ditch on the two ends that he previously described. He said all the underground utilities including sewer and storm drain are complete. He mentioned a portion of the storm drain line that runs through the Brown's driveway to Larsen Lane has been on hold while the Browns made a decision about saving some trees. He said now that the wall between Browns and Butters is built they have given permission to tear out the trees. Mr. Thomas said the plan is to have the improvements complete in six months going forward from January noting they will pave the roads once the asphalt plant opens in the spring.

Council Member Crowther asked Mr. Bingham for his thoughts on the subdivision improvement plans. Mr. Bingham asked Mr. Thomas if he was planning to record once their escrow is put up. Mr. Thomas confirmed that was his plan and the reason he is asking for this extension. Mr. Bingham explained the complications added to this project when Richmond America folded previous to Mr. Thomas being involved. He said the City may need to go in and inspect the storm drains to make sure they are still functioning and noted he has a current file on the infrastructure. Mr. Thomas said the plat is ready to be signed and recorded.

Staff members clarified that the six month extension would start on October 27th, 2010.

MOTION: Council Member Allen moved to approve a six month extension on final approval of Thoroughbred Meadows. Council Member Wilhelmsen seconded the motion. All Council Members voted aye. Motion passed.

b. Discussion and possible action on approval of Val Kotter & Sons for the 2010-11 annual Sanitary Sewer Internal Inspections project.

Mr. Bingham discussed the importance of these annual video inspections and asked the Council for approval to do another phase of the sanitary sewer internal inspections. It was mentioned that this has been done since 1998. Council Member Richins asked Mr. Bingham to explain the professional services agreement with Val Kotter & Sons and how it came about. Mr. Bingham referred the Council to his memo in their packet. Council Member Allen asked if he was satisfied with the work done by Val Kotter & Sons. Mr. Bingham said they have done very satisfactory work.

MOTION: Council Member Crowther moved to approve Val Kotter & Sons for the 2010-2011 Sanitary Sewer Internal Inspection project for \$40,000. Council Member Fowers seconded the motion. All Council Members voted aye. Motion passed.

5. Public Comments

No public comments

6. Mayor/ Council follow up

a. Planning Commission vacancies

Mayor Hendrix discussed Mike Norseth resigning and Bob Howard, who was an alternate, being appointed to take Mr. Norseth's place. He explained that we need to come up with a name for an alternate and also mentioned that the terms for Paula Knighton and Steve Weiss expire at the end of this year. He asked the Council for their help in coming up with a list of names of individuals who would be willing to serve on the Planning Commission. Mayor Hendrix asked Council Members to take a look at the areas where they live and identify those individuals who might be interested.

Council Member Richins asked if this has been advertised recently and encouraged that it be advertised again. Mayor Hendrix asked Mrs. Morrell to put something in the November newsletter.

b. Mayor Pro Tem

Mayor Hendrix pointed out that no one has been officially made mayor pro tem. He is proposing that Council Member Wilhelmsen be the mayor pro tem for the next two months and then he will appoint someone in January. Council Member Richins reiterated his request to have the name of the mayor pro tem put on the agenda for each meeting.

After some discussion Mayor Hendrix appointed Council Member Wilhelmsen for the next eight months. All Council Members voted aye. Council Member Wilhelmsen was unanimously elected as Mayor Pro Tempore until June 30, 2011.

Council Member Crowther asked that a Planning Commission update be included on the agenda for Mayor/Council Follow-Up. Mrs. Morrell went over assignments for the remaining months of the year.

Council Member Crowther asked Mr. Bingham if he does an annual storm drain inspection. Mr. Bingham said they incorporated a policy last April for new installation inspections. He explained that the storm drain was not as crucial as the sewer because there are less solids and corrosive gases. Council Member Crowther asked if there was interest in using a video trailer. Mr. Bingham explained the costs of using a video trailer and felt it would be hard to justify the expense for a city the size of Harrisville. Council Member Wilhelmsen asked if the sewer inspection project was cost effective for the City. Mr. Bingham stressed that the City has never had a sewer back up and said this is cheaper than buying our own equipment.

Council Member Richins asked Mr. Bingham how the cabin roof repair went. Mr. Bingham said there was some miscommunication but it all went well. He said the bottom of the roof was in good condition and they did not have to replace as much as anticipated. He said overall it looks really good.

Council Member Wilhelmsen provided some additional information regarding Heritage Days. He explained that \$550 is still outstanding from local businesses that placed ads in the Heritage Days book. He reviewed the list of businesses and explained that he was working to collect the money. He also discussed the cost of a vendor booth with and without power.

7. ADJOURN

Mayor Hendrix moved to adjourn at 7:45 p.m.

The content of the minutes is not intended, nor are they submitted, as a verbatim transcription of the meeting. These minutes are a brief overview of what occurred at the meeting.

RICHARD HENDRIX
Mayor

ATTEST:

JENNIFER MORRELL
City Recorder

Approved this 12th day of November 2010