

## Elwood Town Council Meeting June 11, 2024

The Elwood Town Council met at the Elwood Town Hall, 5235 West 8800 North, Elwood, Utah, at 7:00, June 11, 2024. The following members were present consisting of a quorum.

Keenan Nelson	Mayor	Scott Goodliffe	Councilmember
Mark Lay	Councilmember	Lynn Hardy	Councilmember
Mike Pace	Councilmember		

Staff present at this meeting

Gina Marble	Town Clerk
Steve Woerner	Public Works

Others present at this meeting

Devere Hansen	Clayton Sherman	Tyler Allen	Greg Iverson	Lorie Woerner
Cindy Hughes	Wesley Pound	Colton Ingram	Jerry & Estelle Stam	
Shawn Price	Shannon Scheer	Britton & Amber Hayden	Eli Pali	
Sherri Pali	Quinn Hamson	Denver Sherman	Kevin Pearson	

### WELCOME

#### ADMINISTRATION

Councilmember Lay gave the prayer  
Pledge of allegiances

Mayor Nelson welcomed everyone to the meeting.

*Councilmember Goodliffe made a motion to open the public hearing. Councilmember Hardy Secoded the motion. The voting was unanimous in favor of the motion*

Public Hearing Operating Budget 2024-2025 with a proposed tax rate & revised 2023-2024 budget. Mayor Nelson reported on the revised budget, he went through the budget and explained the line items. Councilmember Hardy asked about the Class C road money, Mayor Nelson stated we receive it quarterly from the state the amount reflects how many paved roads we have in Elwood.

Mayor Nelson reported on the Operating 2024-2025 budget, he explained the items. He stated this budget does include a tax increase of about 15%. Home property tax will go up 20.00 a year. The water budget is up due to the water and sewer increases we adjusted last month. The depreciation is higher also.

Cindy Hughes asked why the recreation is up Mayor Nelson stated we haven't done the 4<sup>th</sup> of July in a few years but we are going to do one this year so we budgeted for it. Cindy

also asked how we are paying for the secondary water project. Mayor Nelson stated so far we have used the impact fees.

Mayor Nelson asked if there were any other public comments-No comments.

*Councilmember Lay made a motion to close the public hearing. Councilmember Hardy seconded the motion. The voting was unanimous in favor of the motion*

*Councilmember Pace made a motion to open the town council meeting. Councilmember Goodliffe seconded the motion. The voting was unanimous in favor of the motion*

Minutes for the May 14, 2024 town council meetings were presented for approval.

*Councilmember Hardy made a motion to approve the minutes for May 14, 2024. Councilmember Lay seconded the motion. The voting was unanimous in favor of the motion.*

Item#1 Resolution 2024-005 Revised 2023-2024 Budget-Mayor Nelson presented the revised 2023-2024 to the council, he stated we went over it in the public hearing is there any questions. Councilmember Pace asked why we are projecting so low on the interest. Mayor Nelson stated in the revenue we project on the low side, we don't know what the interest will be in a year. Councilmember Pace asked what the administration line item includes- Mayor Nelson stated wages, utilities, insurance, and everything to run the town. Councilmember Pace stated that it looks like we have a lot of slush in the budget so why are we raising taxes. Councilmember Lay stated he gets Councilmember Paces point about the tax increase.

*Councilmember Lay made a motion to adopt Resolution 2024-005 revised 2023-2024 budget. Councilmember Pace seconded the motion. The voting was unanimous in favor of the motion*

Item#2 Resolution 2024-006 Operating 2024-2025 Budget with proposed tax rate- Mayor Nelson presented the tentative operating 2024-2025 budget. Mayor Nelson stated he went through the budget does the council have any questions.

*Councilmember Hardy made a motion to adopt Resolution 2024-006 tentative operating 2024-2025 budget. Councilmember Lay seconded the motion. Councilmember Pace Nay, Councilmember Goodliffe Nay, Mayor Nelson Aye the motion carried.*

Item#3 Sunset Vista Phase 2,3,4 rezone application (R) Residential to (MPC) Master Planned Community Zone-Located approximately at 10200 North 5100 West-Jeff Spentst-Jeff presented his application to the council, Jeff stated he would like to rezone the property from residential to the mpc zone.

*Councilmember Pace made a motion to approve the rezone application from residential to master planned community zone. Councilmember Hardy seconded the motion. The voting was unanimous in favor of the motion.*

Item#4 Concept plan approval MPC Zone-Sunset Vista Subdivision phase 2,3,4,-Jeff Spentst-Jeff stated he meet with planning and zoning and I have met all the requirements to be here we have also met all the requirements with the mpc. Councilmember Hardy stated he has a concern where it's in 4 phases, how are you going to take care of the weeds. Jeff stated we can put that in the development agreement that I will take care of them if you want. Councilmember Pace asked about the 3 inch sewer lines and the pumps is the town going to take that over when it's done. I'm concerned it's a high pressure. Phil stated it's a small pressure each home has its own pump and the town is not responsible for the pumps. Councilmember Pace stated is he just concerned with the 3 inch but our engineer has approved it.

Councilmember Pace asked if the Park is an HOA or the towns. Jeff said it's up to the town, Jeff stated he is not a fan of HOA's but I want a development and have it taken care of and kept nice. I want a nice lawn and a playground Jeff stated that when talking to Steve Woerner Steve thinks it should go to the town just in case the HOA falls apart. Councilmember Hardy stated a lot of cities don't like the little parks I would rather see you invest money for open space for a different part in town and use the space for parking. Towns don't like little satellite parks everywhere in town. Phil asked if the developer pays money in lieu of a park can he put lots in where the park was going to be. Councilmember Hardy stated yes if he pays in lieu of he can do whatever. Councilmember Pace stated you can do the park and don't have the town take it over. Brandon Green with Councilmember Hardy, we are in concept right now if that's what the town wants I can take it to the developer.

Councilmember Goodliffe asked if there is curb and gutter in the development. Jeff stated yes there is and sidewalks. Jeff stated some homes will have crawl spaces but no basements. Mayor Nelson suggested raising the homes up that field floods bad. Councilmember Lay stated the back side of the property by Bronson's is always under water. Mayor Nelson stated there is a tile line there and it takes the water to the canal.

Phil Shimik read parts of different ordinances and reminded the council you are just approving the concept plan. Jeff stated we are supposed to put this together by July with all your questions how am I supposed to do that. I'm giving the own 2 acres, I want a nice park. Councilmember Hardy stated he was looking at it how much it is going to cost to take care of it. Councilmember Pace agreed.

*Councilmember Hardy made a motion to approve the MPC zone concept phase 2,3,4 with the stipulations you have to find the tile lines and pipe them, we have money in lieu of park or you have an HOA, you take care of the weeds, you have to check with the canal company regarding your detention pond. Councilmember Pace seconded the motion. The voting was unanimous in favor of the motion*

Item#5 Bear River Vet Site Plan approval- Trevor from PJF corp. presented the site plan to the council. Mayor Nelson stated the planning commission approved the site plan and recommended it to town council. Trevor stated they wanted a concrete fence but we would like to put in a vinyl fence. We are going to put in the fence with steel and cable around the whole property. Councilmember Goodliffe stated we need to work on the ordinance, its wording is kind of odd. The Planning Commission wanted to give it the approval, they recommended it to town council to give the variance for the vinyl and steel cable fence.

*Councilmember Goodliffe made a motion to grant the variance for the fence and allow the vinyl and steel cable fence. Councilmember Pace seconded the motion. The voting was unanimous in favor of the motion*

*Councilmember Hardy made a motion to approve the Bear River Vet site plan. Councilmember Pace seconded the motion. The voting was unanimous in favor of the motion*

Item#6 Ordinance 2024-004 Water Ordinance-Mayor Nelson stated the only thing that changed in the ordinance is the fee part now it references the fee schedule we adopt every year and not a dollar amount tied to the ordinance.

*Councilmember Hardy made a motion to adopt ordinance 2024-004. Councilmember Goodliffe seconded the motion. The voting was unanimous in favor of the motion.*

Item#7 Ordinance 2024-005 Sewer Ordinance- Mayor Nelson stated just like the other ordinance the only thing that changed in the ordinance is the fee part now it references the fee schedule we adopt every year and not a dollar amount tied to the ordinance.

*Councilmember Lay made a motion to adopt Ordinance 2024-005 sewer ordinance. Councilmember Goodliffe seconded the motion. Councilmember Pace Nay, Councilmember Hardy Nay, Mayor Nelson Aye the motion carried.*

Item#8 Bid for Rocket Road project-Councilmember Goodliffe reported on the bids for the project, we received 3 bids the bids include widening the road and new overlay and shoulder graveled. The low bid is Staker Parsons for \$396,000.00 I would like a motion to move forward.

*Councilmember Hardy made a motion to approve the Rocket road project and award the bid to Staker Parsons. Councilmember Pace seconded the motion. The voting was unanimous in favor of the motion.*

- Item#9 Ditch water in subdivisions, right of way conveyance-Mayor Nelson reported subdivisions are encroaching with safety issues we need to get the Planning commission to look into the subdivision ordinances to protect the ditches. Councilmember Hardy suggested we need to look at the ordinance and reword it to make it safe for the kids in the subdivisions it all comes down to safety. We need to pipe the ditches, let's work on it.
- Item#10 Planning Commission- Councilmember Goodliffe reported the planning commission discussed MPC zoning information. They are almost done with the general plan and they are working on 150.
- Item#11 Sheriff's Department Report- Officer Kennedy and K9 Elvis attended-Officer Kennedy reported nothing to crazy is happening in town. We are seeing a lot of tools reported missing I suggest to you if you have tools write the serial number down that way if they do get stolen you have a chance at getting them back. We have a lot of burning going on in the county.

## **WATER**

Nothing to report.

## **SEWER**

Nothing to report.

## **PARKS AND RECREATION**

Councilmember Hardy reported we have a park committee that wants to raise money for a new park. The UCLT is working with us to get a grant. The park by the church is moving forward.

## **ROADS**

Scott Goodliffe reported we have a meeting with UDOT on July 18 at 9:30 to discuss the bridges.

## **EMERGENCY PREPAREDNESS**

Councilmember Hardy nothing to report.

## **OTHER**

Gina Marble trained the council on open meeting acts and talked about the fraud assessment.

*Councilmember Goodliffe made a motion to adjourn, Councilmember Hardy seconded the motion, and the remaining council agreed. The meeting was adjourned at 9:25p.m.*

The undersigned duly acting and appointed clerk for Elwood Town Corporation hereby certifies that the foregoing is a true and correct copy of the Town Council meeting minutes held on the 11<sup>th</sup> day of June 2024. Dated this the 9th day of July 2024.

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Gina R Marble, Elwood Town Clerk