

Present:

Mayor Piccolo	Lisa Richens, Finance Director
Councilmembers:	Nick Tatton, Community Director
Kathy Hanna-Smith	Kevin Drolc, Police Chief
Wayne Clausing	John Daniels, Human Resource Director
Jeanne McEvoy	Nick Sampinos, City Attorney
Rick Davis	Bret Cammans, Customer Service Director
	Gary Sonntag, Public Works Director
	Laurie Tryon, City Recorder

Excused Absence: Councilmember Miller

Present: Kevin Scannell, Zach Heywood, Linda Allred and Dana Young

A workshop was held at 4 p.m. before the regularly scheduled City Council meeting on the Retirement System Education and Eligibility for Elected Officials. An item will be added to the next agenda to determine whether Elected Officials are considered part or full time employees.

Mayor Piccolo called the meeting to order at 5:30 p.m. and led the Pledge of Allegiance. Roll was called with the above Councilmembers and staff in attendance.

1. PUBLIC COMMENT-No public comment received.
2. COUNCILMEMBERS REPORT-The Councilmembers presented an update on the activities and functions in which they have participated.
3. WATER CONSERVATION-
Gary Sonntag stated that in view of this year's dry winter, spring and summer, water use by all citizens needs to be controlled so that a mandatory water restriction does not need to be implemented. He stated that the City staff recommends a plan to: 1) implement voluntary water conservation in lieu of water restrictions; 2) revise the water rate structure to increase the cost per gallon used beyond the base amount of 10,000 gallons; 3) curtail outside watering on Sundays to stabilize water tank storage while weekly treatment plant maintenance is done. He stated that the City needs to ask users to not water on Sundays so that the water treatment plant personnel can perform required maintenance to keep the plant going. This involves shutting the plant down which in turn stops water from being produced. Mr. Sonntag stated that he would like to approach the water conservation plan through educational methods with the media, utility bill flyers and City website to get the word out. Mayor Piccolo suggested that a name be attached to the educational program to teach citizens how to conserve. Mr. Sonntag stated that there is a resolution in place that needs to be rescinded and revised to address today's conservation needs and rates. Mayor Piccolo stated that the City needs to review the base rate and enforce a conservative effort with a small increase as we are far below the state in base rate costs. Councilmember McEvoy suggested having the employees that work in the water department assist with the educational program as they understand water conservation and may have ideas from their everyday jobs. Gary Sonntag stated that he would like to present a revised resolution on the next agenda for approval and begin the conservation media program. **MOTION.** Councilmember Hanna-Smith moved to accept staff recommendations. Motion seconded by Councilmember McEvoy and carried.

PLANNING AND ZONING COMMISSION-Nick Tatton reported that the Planning and Zoning Commission gave the following recommendations on the applications for Conditional Use Permits:

4. Conditional Use Permit
 - a. JK Bon Bon's-9 E. Main Street-CUP Final with conditions:
 - a. Inspection of the subject property and operation by the Southeastern Utah District Health Department (District) and certification of all employees, as required, by the District finding that food safety is a primary health, safety and wellness concern;
 - b. Inspection of the subject property by the Price City Fire Chief and Price City Building Inspector and compliance with all safety recommendation stemming from the respective inspections finding that

- c. compliant safe business locations protect the health, safety and welfare of the community;
 - c. No on-street parking by employees or owners of the business finding that employee and owner parking in the mid-block public lots mitigates parking congestion on street, maintains open parking for customers and improves the commercial activity in the area;
 - d. All signage to be approved by the Price City Planning Department prior to installation for Code compliance finding that properly reviewed business signage promotes consistency and improved commercial activity;
 - e. No on-premises food service beyond candies and confections finding that additional review and permitting may be required.
- b. Elk's Private Club-57 W. -CUP Final with conditions:
- a. Authorize the continuation of the existing restaurant land use at 57 West Main finding the conditions of restaurant operation to be consistent with prior approval;
 - b. Authorize the continuation of the existing bar/lounge land use at 57 West Main finding the conditions of bar/lounge operation to be consistent with prior approval;
 - c. Installation of signage only after review of proposed building signage by the Price City Planning Department and subject to installation directions thereby obtained finding that properly reviewed and installed signage promotes consistency and improved commercial activity;
 - d. No on-street parking by employees or owners of the Elks Club, all employee and owner parking to be maintained in the mid-block public lot, finding that open parking on Main Street promotes increased commercial activity in the community;
 - e. No smoking or loitering near or adjacent to the building finding that smoking near or adjacent to the building may violate the Utah Clean Air Act.
 - f. Garbage, rubbish and debris must be disposed of in an approved dumpster and grease container in an approved dumpster enclosure finding that properly disposed of garbage and rubbish promotes an increased community aesthetic and protects the health, safety and welfare of the community.
- c. Land and Development Use of existing structure-202 N. 200 E.-CUP Final with conditions:
- i. Building expansions of pre-existing structure not to exceed that indicated on the site plan;
 - ii. Ingress and egress not to exceed 25' in width;
 - iii. Minimum of 9 off street parking stalls, parking on east boundary to be angled;
 - iv. Garbage enclosure to accommodate quantity of residential cans necessary to serve the building occupant or dumpster. No offensive smells to emanate from garbage location or visible garbage accumulations to contact neighboring residential uses finding that offensive garbage smells or visible garbage may negatively impact adjoining land uses;
 - v. Fencing to surround site on north and east boundaries to be maintained in place or replaced;
 - vi. Ingress gutter overshot on 200 North and any authorized overshot extension of distance to be maintained free of debris to allow for free flow of water at all times;
 - vii. All utility connections (water, sewer, storm water, electric, natural gas, telephone) to be in compliance with direction and requirements from the utility provider(s);
 - viii. Park strip xeriscape landscaping to be compliant with Price City requirements for access and vegetation;
 - ix. All parking lot and area lighting to be angled away from neighboring land uses and/or placed on timers to not negatively impact adjoining land uses;
 - b. Procurement of a demolition permit from the Price City Public Works finding that properly permitted and controlled demolition activity protects the health, safety and welfare of the community;
 - c. Procurement of a Price City building permit for all renovation and construction activity finding that proper permitting and inspection of construction activity protects the health, safety and welfare of the community;
 - d. Completion of a storm water drainage plan and approval of the said storm water drainage plan by the Price City Engineer finding that properly approved storm water control plans mitigate flooding hazard and potential;
 - e. Building and location and business signage to be reviewed and approved by the Price City Planning Department prior to installation finding that properly reviewed and approved signage promotes improved location identification and signage consistency in the community;
 - f. Completion, approval and recording of a lot-line adjustment application and plat combining the existing 2 parcels into 1 parcel prior to approval of occupancy finding that both parcels are necessary to accommodate the proposed project and boundary lines are prohibited from intersecting buildings;
 - g. No conditions at structure or property that place the structure or property in violation of the Price City Property Maintenance Code.

MOTION. Councilmember Hanna-Smith moved to approve items a, b and c based on staff recommendations and inclusive of all conditions enumerated above. Motion seconded by Councilmember Clausing and carried.

CONSENT AGENDA-Councilmember Hanna-Smith moved to approve the Consent Agenda items 5 through 13. Motion seconded by Councilmember Davis and carried.

5. MINUTES

- a. June 27, 2012 City Council Meeting
- b. July 6, 2012 City Council Workshop

6. LOCAL ALCOHOL CONSENT-Consideration and possible approval of local consent for Notre

Dame Oktoberfest Event scheduled for Sept. 28-29, 2012 to be held at Notre Dame Community Center at 185 North Carbon Avenue.

7. LOCAL ALCOHOL CONSENT-Consideration and possible approval of single event(s) local alcohol consent for summer outdoor picnic activity at Holiday Inn, 838 Westwood Blvd.
8. STREET CLOSURE- Authorization to close 700 North to 800 North on August 6, 2012 from 4-9 p.m. for an annual neighborhood block party sponsored by Kristi Ohlwiler
9. PIONEER PARK & SOUTH PARK PAVILION-Exterior Upgrade (paint & stain), Project #4C-2012. The low bidder withdrew their bid. It is recommended that the second low bid be awarded to O'Shea Painting: \$8,875 Pioneer Park and \$7,575 South Park (within budget).
10. PARK SHELTER STEEL STRUCTURE-Project #5E-2012. It is recommended that Schedule A, 1 shelter and Schedule B, 5 additional shelters, totaling \$29,041 be awarded to the low bidder- Arrowhead Construction (within budget). It is recommended that the additive alternate for assembly and installation not be awarded. The steel fabricator CO Building Systems is asking for an advanced deposit of \$10,796.19 and to sign a separate purchase order. This would be paid directly to the fabricator and then credited towards the contract with Arrowhead Construction.
11. PEDESTRIAN SAFETY TRAFFIC CROSSING DEVICE-Project #4E-2012. No bids received. Intermountain Traffic Safety Inc. was invited to submit a bid. They were awarded the project in the amount of \$12,785.72 (within budget). Tentative ship dates are: basic equipment 7/17 and data controller 8/13.
12. FINANCE DEPARTMENT-Authorization for Mayor to sign proposal from Tyler Technologies to upgrade utility billing software to latest version; included in the Fiscal Year 2012-2013 budget.
13. POLICE DEPARTMENT- Authorization to hire a Police Officer from the existing hiring roster to fill a vacant position in the Police Department contingent upon completion of due process and claims.
14. WATER RESOURCES- Gary Sonntag stated that he would provide the Mayor and City Council with weekly updates from the River Commission.
15. COMMUNITY PROG.-CULTURE CONNECTION-Update by Councilmember Hanna-Smith
 - Great crowds on Thursday nights for the Culture Connection events.
 - Community Progress group went on a field trip around the City and created a list for the Property Code Maintenance program to give to Nick Tatton so that he can begin the maintenance review on those properties.
16. INTERNATIONAL DAYS- Update by Councilmember Davis
 - Last meeting was held and everything is on track and ready to go for International Days.
 - Have Centennial Committee get activity information for International Days to the Chamber of Commerce for advertising.
 - Will approach all booth vendors this year for next year's event to see if they would like to receive a \$10 discount to sign up a year in advance. Vendors will be able to get their money back if request is 30 days in advance. **MOTION.** Councilmember Davis moved to approve the \$10 prepayment discount for vendors for next years International Days. Motion seconded by Councilmember Clausung and carried.
 - Discussed crowd control on burnout and safety cones/barricades.
 - Boys and Girls Club will be decorating the parade float on behalf of Price City and will have kids riding on float. Insurance has been checked and safety issues have been reviewed.
17. UNFINISHED BUSINESS:
 - a. Recycling- No update
 - b. Tennis Courts-No update
 - c. Centennial Committee-Update by Mayor Piccolo
 - Item will be removed from the agenda
 - Savings account in the amount of \$25.00 will be placed in the time capsule and opened in 2037. Savings account will be purchased with the funds in the City's Centennial account

from Zion's Bank due to their large donation to the Centennial Celebration. A note will be placed in the time capsule as to where to access the account.
d. City Projects- Auditorium and Library Access, Peace Garden Stage- No update

A meeting was set for July 19th at 7 a.m. in Room 106 to discuss the Public Safety Special Service District.

MOTION. Councilmember McEvoy moved to go into the Community Redevelopment and Renewal Meeting at 6:41 p.m. Motion seconded by Councilmember Hanna-Smith and carried.

The regular City Council meeting adjourned at 6:50 p.m. by Mayor Piccolo pursuant to the motion by Councilmember McEvoy.

APPROVED

ATTEST

Joe L. Piccolo, Mayor

Laurie Tryon, City Recorder