



**CLINTON CITY COUNCIL MEETING MINUTES
CITY HALL
2267 North 1500 W Clinton UT 84015**

**MAYOR
L. Mitch Adams**

**CITY COUNCIL MEMBERS
Anna Stanton
Mike Petersen
Barbara Patterson
TJ Mitchell
Marie Dougherty**

This meeting was attended electronically by Councilmember Mitchell

Date of Meeting	June 8, 2021	7:01 PM	Called to Order: 7:03 PM
Staff Present	City Manager Dennis Cluff, Community Development Director Valerie Claussen, Police Chief Shawn Stoker, Public Works Director David Williams, Recreation Director Bruce Logan and Lisa Titensor recorded the minutes.		
Citizens Present	Dereck Bauer, Matt Meyer, Brandon Stanger, Lori Miller		
Pledge of Allegiance	Councilmember Stanton		
Invocation or Thought	Councilmember Dougherty		
Roll Call & Attendance	Mayor Adams, Councilmember Marie Dougherty, Councilmember Barbara Patterson, Councilmember Mike Petersen, Councilmember Anna Stanton, Councilmember TJ Mitchell attended electronically.		
Public Input	There was none.		

A. EMPLOYEE OF THE MONTH FOR MAY 2021 - ADDISON RODRIGUEZ - RECREATION

Petitioner	Dennis Cluff, Recreation Director Bruce Logan
Discussion	<p>Director Bruce Logan stated it is his pleasure to recommend Addison Rodriguez as the employee of the month for May 2021. Bruce explained that as Addison's Recreation Director he has worked closely with him for the past four years. He is a great team player and very dedicated to the recreation department and the city. Addison is very positive, courteous, tactful, and respectful to the citizens, coaches and his co-workers. He conveys a professional image while in the office or on the field. He is thorough and very well-organized and exhibits good work habits which are evident in the soccer programs which run very smoothly.</p> <p>Mr. Logan reported he is especially impressed how Addison handled a situation with his quick thinking and action when there was an impaired person who was driving his vehicle on the soccer fields earlier this spring.</p> <p>Mr. Logan said he would like to thank Addison for his dependability, responsibility and diligence which all contribute to the effective service he renders Clinton City and the recreation department.</p> <p>Addison expressed appreciation for the guidance and direction he has received from Recreation Director Logan and Clinton City. He enjoys working for the City.</p>
	Recreation Director Logan also reported that the Clinton City JR Jazz program was recognized by the Utah Jazz as the best in the State. Councilmember Petersen and Dougherty both attended the award ceremony.

B. VISIT FROM DAVIS COUNTY COMMISSIONER LORENE KAMALU

Petitioner	Dennis Cluff
Discussion	<p>Commissioner Lorene Kamalu addressed the City Council to provide County updates and answer questions and concerns.</p> <p>During their discussion, the following topics were discussed:</p> <ul style="list-style-type: none"> • Paramedic Program Funding • County ARPA money • County Wide Dispatch • County Law Enforcement Fees • Voter Registration • Solid Waste & Recycling <p>Commissioner Kamalu assured the City that County leaders have many of the same goals and concerns as Clinton City Officials and they will continue to work on behalf of and together with the Davis County Cities to resolve them.</p> <p>Commissioner Kamalu then updated the Council on the Veteran’s Memorial Courthouse renovation.</p> <p>The Council expressed their appreciation for Commissioner Kamalu’s visit and willingness to listen.</p>
Mayor Adams directed the Council to agenda item E.	
C. DISCUSSION ON WEST DAVIS CHAMBER OF COMMERCE	
Petitioner	Dennis Cluff, Councilmember Marie Dougherty
Discussion	<p>The newly formed West Davis Chamber is hoping to gain traction among the five cities in its coverage area: Syracuse, West Point, Clinton, Clearfield, and Sunset. Its directors are asking each city to place a representative on its board. Councilmember Dougherty is willing to serve on the board as she is already the Council's liaison to the Davis Chamber of Commerce.</p> <p>The West Davis Chamber is not asking for membership dues from cities. The only dues would come from member businesses -- \$150 for brick-and-mortar or \$75 for home-based. The chamber would like the City to send a kick-off email to business owners, informing them of the new chamber's existence and directing them on how they can get involved.</p> <p>West Davis leaders say their needs have gone unmet by the countywide chamber, which they feel caters to larger businesses. They are of the opinion that many small businesses in the area find the county chamber cost-prohibitive to join, with dues ranging from \$300-\$500 a year. They want to maintain a positive relationship with the county chamber. They have met with its director and have talked about ways they can work together, such as allowing the West Davis Chamber to be a member of the county chamber with a seat on its board, or offering discounted membership dues to businesses that join both.</p> <p>West Davis is hoping they create a strong network of local business owners and cater to their needs, providing social media and other public relations support. They want to connect business owners with their local elected officials and be a resource for getting businesses involved in city activities.</p> <p>Mayor Adams commented he likes the idea that the Davis County Chamber of Commerce has these types of subgroups to accommodate specific needs of each area.</p> <p>The Council was in consensus that Marie Dougherty should serve on the West Davis Chamber Board.</p>

D. CONDITIONAL ACCEPTANCE OF PUBLIC IMPROVEMENTS AT WILLOW FLATS SUBDIVISION PH 4	
Petitioner	Submitted By: Valerie Claussen, Community Development and Dave Williams, Public Works
Discussion	The developer has requested Conditional Acceptance of the public improvements for this phase of the subdivision. Public Works has inspected the improvements for this phase and recommends the release of appropriate escrow funds and to enter the one-year warranty period.
CONCLUSION	Councilmember Patterson moved to approve the conditional acceptance of Willow Flats, Phase 4 subdivision improvements, authorize the release of the appropriate funds held in escrow and enter the subdivision into the one-year warranty period. Councilmember Petersen seconded the motion. Voting by roll call is as follows: Councilmember Dougherty aye; Councilmember Patterson, aye; Councilmember Petersen, aye; Councilmember Mitchell, aye; Councilmember Stanton, aye.
Mayor Adams directed the Council to agenda item C.	
E. RESOLUTION 17-21 REQUEST FOR FINAL PLAT APPROVAL OF CLINTON ACRES, LOCATED AT 2300 N 3250 W (ZONED A-1)	
Petitioner	Petitioners: Jim Flint, on behalf of Kip Cashmore Submitted By: Valerie Claussen, Community Development
Discussion	<p>The site is roughly 5 acres and located at 2300 N and 3250 W in the A-1 zone. The request is consistent with the City’s General Plan and the A-1 zoning district standards; such as lot size, average, and frontage. Furthermore, the proposal meets the Standards of Approval as established in Section 26-3-3(5) of the Subdivision Ordinance, including the provision for adequate utilities available to serve the subdivision, providing future access to undeveloped adjacent properties and the commitment to either complete public improvements prior to final plat recordation, or posting of financial assurance for any uncompleted improvements.</p> <p>The subdivision previously sought approvals (circa 2008 and then again in 2013), but those approvals have since expired.</p> <p>The proposal is unique in that lots are not typically permitted to have driveway access to major or secondary arterial streets; however, this layout has previously been accepted, there is no other viable configuration, and the design is consistent with the surrounding development of properties along this portion of 2300 North. With a condition of approval that at time of building permits all of the lots shall be designed to provide a circular drive (and two curb cuts) so vehicles do not have to back onto 2300 North conforms with the requirements of the subdivision Ordinance. This is also consistent with the existing lots in the immediate vicinity.</p> <p>The subdivision is proposed to be constructed in one phase. The development does not propose to have an HOA, nor are there common elements or maintenance that would require one to be established. No developer installed fencing is proposed, and because there is identical use of property surrounding the subdivision, none is required.</p> <p>Councilmember Stanton commented that she appreciates the circular driveways.</p> <p>Findings and Conditions:</p> <ol style="list-style-type: none"> 1 At time of building permits and as the homes are constructed, each of the individual lots shall be required to be designed in such a manner that a circular drive (with two curb cuts) are provided so that the vehicles are not required to back into traffic onto 2300 North. Such requirement shall also be noted on the plat. 2 All comments related to the plat and engineering shall be corrected and

	<p>reviewed by the City before the final plat is presented for signatures.</p> <p>3 Final plat approval is subject to North Davis Sewer District review and approval.</p> <p>4 A preconstruction meeting shall not be scheduled until all required changes have been made to the Final Plat and Improvements Drawings, the required number of copies provided to the City, and the plans are stamped approved by the City.</p> <p>5 Plat shall not be recorded until a Subdivider’s Improvement Agreement and Subdivider’s Escrow Agreement have been completed and executed to ensure the completion of the improvements in this development.</p> <p>6 It is the developer/contractor’s responsibility to comply with all Clinton City Standards, Ordinances, Staff, Engineer and development requirements established during the approval process. Wherever there is a discrepancy between these drawings and City Standards the more stringent requirement will apply. If there is any doubt as to the requirement, the developer is to seek clarification from the Community Development Department and obtain the determination in writing. Copies of the Standards are available at the Community Development Department.</p> <p>7 The developer/contractor is responsible for ensuring that all required inspections are performed by the Clinton City Public Works Department. If the developer is unsure of what inspections are required he can obtain a list from the Public Works Department. The developer is cautioned not to proceed past an inspection point without ensuring that the inspection has been performed and work passed by representative(s) of Public Works.</p> <p>8 It is the developer/contractor’s responsibility to ensure adequate dust, trash and weed control practices are observed while any of the lots are under their control.</p> <p>9 Prior to Conditional Acceptance by the City, the Subdivider shall clear any construction debris from lots within the subdivision, except lots with buildings under construction, and level vacant lots within the subdivision in such a way that weed control, via mowing with a brush hog or similar item, is possible and all vacant lots will be mowed for weed control.</p>
CONCLUSION	Councilmember Petersen moved to adopt Resolution 17-21 and approve Clinton Acres Final Plat, with the conditions listed above. Councilmember Stanton seconded the motion. Voting by roll call is as follows: Councilmember Dougherty aye; Councilmember Patterson, aye; Councilmember Petersen, aye; Councilmember Mitchell, aye; Councilmember Stanton, aye.
	Mayor Adams directed the Council to Agenda Item D.
Approval of Minutes	Councilmember Peterson moved to approve the minutes of the May 11, 2021 City Council Meeting. Councilmember Patterson seconded the motion. Councilmembers Mitchell, Patterson, Petersen, Stanton and Dougherty voted in favor of the motion.
Accounts Payable	Councilmember Stanton moved to pay the bills. Councilmember Petersen seconded the motion. Councilmembers Mitchell, Patterson, Petersen, Stanton and Dougherty voted in favor of the motion.

<p>Planning Commission Report</p>	<ul style="list-style-type: none"> The Planning Commission will meet on June 15, 2021.
<p>City Manager</p>	<ul style="list-style-type: none"> The Candidate Filing is complete. The following candidate have filed: <p style="text-align: center;"><u>CLINTON CITY COUNCIL MUNICIPAL ELECTION CANDIDATES</u></p> <p style="text-align: center;"><u>MAYOR</u></p> <p>Lane Mitchell Adams Brandon Stanger Lori Miller Anthony “Tony” O. Thompson</p> <p style="text-align: center;"><i><u>*A primary election will be held on August 10, 2021</u></i></p> <p style="text-align: center;"><u>CITY COUNCIL (2 Seats)</u></p> <p>Michael Petersen Marie Dougherty Gary Tyler</p> <p style="text-align: center;"><i><u>*No primary election will be held. The General Election will be held on November 2, 2021</u></i></p> <p>Names are listed in accordance with the Master Ballot Position List provided by the Lieutenant Governor’s Office.</p> <ul style="list-style-type: none"> The Truth in Taxation hearing will be held on August 10, 2021.
<p>Mayor Adams</p>	<ul style="list-style-type: none"> Nothing at this time.
<p>Councilmember Patterson</p>	<ul style="list-style-type: none"> The Parks Board will meet on Wednesday, June 9 at 7 p.m.
<p>Councilmember Petersen</p>	<ul style="list-style-type: none"> Nothing at this time.
<p>Councilmember Mitchell</p>	<ul style="list-style-type: none"> Nothing at this time.
<p>Councilmember Stanton</p>	<ul style="list-style-type: none"> Sewer District Meeting on Thursday, June 10 Youth Council is getting back up and running.
<p>Councilmember Dougherty</p>	<ul style="list-style-type: none"> Nothing at this time.
<p>Dave Williams</p>	<p>Sewer line project on 1800 N will be paved next Monday.</p> <p>The project for the water line 1800 N to 1300 N will begin Wednesday.</p> <p>Construction on 800 N will start next week.</p>
<p>Chief Stoker</p>	<p>Reported that he and Recreation Director Logan have agreed and the carnival has been informed they will shut down at 11:00 p.m. after the fireworks.</p>

ADJOURNMENT	Councilmember Stanton moved to adjourn. Councilmember Petersen seconded the motion. Councilmembers, Dougherty, Mitchell, Patterson, Petersen and Stanton voted in favor of the motion. The meeting adjourned at 8:47 p.m.
<u>ACTION ITEMS</u>	<ul style="list-style-type: none">• Subdivision Ordinance – recommendation for concrete in the park strips along UDOT roads. (August 2016) – Planning Commission Review• Bring back Chapter 4 of the Subdivision Ordinance regarding allowing a letter of credit for escrow and researching what surrounding jurisdictions allow (26-4-8). 6g(January 2017) Planning Commission Review• Update Ordinance to eliminate pressurized sewer lines in the Clinton City streets on new residential development (January 2018).• Create a facilities maintenance plan before the next budget cycle in FY 19-20 (May 2018).• Remove river rock from the low maintenance material allowed for park strips in the ordinance (Aug 2019).

Dennis W. Cluff, Clinton City Recorder