

**Tooele City Council  
Business Meeting Minutes**

Date: Wednesday, April 21, 2010  
Time: 7:30 p.m.  
Place: Tooele City Hall Council Chambers  
90 North Main Street, Tooele Utah

**City Council Members Present:**

Scott Wardle, Chair  
Mike Johnson  
Dave McCall  
Shawn Milne

**City Council Member Excused:**

Steve Pruden

**City Employees Present:**

Mayor Patrick Dunlavy  
Glenn Caldwell, Finance Director  
Roger Baker, City Attorney  
Cary Campbell, Public Works Director  
Sharon Dawson, City Recorder  
Lisa Carpenter, Deputy Recorder  
Ron Kirby, Chief of Police  
Jaclynn Sagers, Communities that Care  
Paul Hansen, City Engineer  
Michelle Pitt, Mayors Assistant

Minutes prepared by Elisa Jenkins

Chairman Wardle called the meeting to order at 7:00 p.m.

**1. Pledge of Allegiance**

The Pledge of Allegiance was led by Paul Hansen.

**2. Mayor's Community Recognition Awards**

Presented by Mayor Patrick Dunlavy, Councilman McCall and Chief Kirby

Mayor Dunlavy welcomed all those who have come to support the recipients of this award. He indicated that this is one of the most important things the City does which is to recognize the young people in the community. He stated that they have honored over 300 students since they started this program.

Councilman McCall then presented the Mayor's Community Recognition Award to the following students:

Parker Burt, Stansbury High School  
Sarah Pankratz, Harris Elementary  
McKynlee Morill, East Elementary  
Shania Worthington, Middle Canyon Elementary  
Sonya Smart, West Elementary  
Daniel Wallace, Tooele High School  
Sarah Wilson, Northlake Elementary  
Madisyn Olsen, Overlake Elementary  
Michael Schwab, Tooele Junior High School  
Kimberly LaRue, Settlement Canyon Elementary  
Isabel Handley, Copper Canyon Elementary

Mayor Dunlavy congratulated the students who received this award. He thanked all the students who work so hard, he has no doubt that these students will be successful in their lives. He thanked the families for their support as well. Mayor Dunlavy stated that this program is part of the Communities that Care program which is run out of City Hall. This program is in the schools helping students deal with the day to day challenges that they may have. There is another program that is part of the Communities that Cares program that is called Guiding Good Choices which is parenting program designed to help parents. He urged those interested in this program to call City Hall. He again congratulated the youth who received this award.

A brief recess was taken for a picture with Mayor Dunlavy.

### **3. Girl Scout Gold Project**

Presented by Jessica Gunderson

Jessica Gunderson introduced herself and her friend Christina who are working on their Girl Scout Gold Project. Their Girl Scout Gold Project is called Camp Discover which is a camp for teens with disabilities in Tooele County. They are looking for sponsors to help with their program. They will have about 25 participating in the camp.

Councilman Johnson asked when and where the camp will be.

Ms. Gunderson indicated that the camp will be July 13<sup>th</sup> and 14<sup>th</sup> at the Ophir campground.

Councilman Johnson asked if Ms. Gunderson is looking for financial support.

Ms. Gunderson said "yes". They are looking for money to provide food, games and activities for the teens.

Councilman Johnson told Ms. Gunderson that they would be happy to help and asked her to contact Kathy Bell or Mayor Dunlavy.

Councilman Milne asked Ms. Gunderson how she came up with this idea as her gold project.

Ms. Gunderson stated that her and her friend Christina have brothers with disabilities and they are co-leaders in a special needs group. She also helps teach the Special Olympics.

Councilman Milne asked what their goal is for the gold project.

Ms. Gunderson stated that they need to have 65 volunteer hours for each of them.

Councilman Johnson asked if the kids are Tooele County residents.

Ms. Gunderson said “yes”.

Mayor Dunlavy told Ms. Gunderson to contact him.

#### **4. Open Forum for Public Comment**

Councilman Wardle invited anyone who would like to address the Council to come forward. No one came forward.

Councilman Wardle closed the public hearing at 8:00 p.m.

#### **5. PUBLIC HEARING and MOTION on Second Public Hearing for Community Development Block Grant (CDBG)**

Presented by Michelle Pitt

Ms. Pitt explained that this public hearing is being held for the public to provide input concerning the projects that were awarded in the 2010 Community Development Block Grant (CDGB) program. Ms. Pitt stated that Tooele City were successful in the rating and ranking process and received \$100,000 for the County Housing Authority to help with down payment assistance. They also received \$150,000 for Valley Foundation to purchase kitchen equipment for their new Reflections Clubhouse. There were representatives at the meeting from both organizations if the Council had any questions.

Councilman Johnson stated that he is very happy that they received funding for both projects.

Ms. Pitt indicated that this was the first year that Tooele was put in with a bigger region and they were not sure what they would get. She is very happy that they received funding for both of the applications.

Councilman Johnson asked what the amount of the down payment assistance was.

Ms. Pitt indicated that it was \$2,000 per applicant.

Chairman Wardle asked if \$150,000 for the Valley Foundation would fund the entire kitchen.

Ms. Pitt indicated that it will purchase their bigger commercial equipment and also some equipment for their dining room.

Councilman Johnson asked if the Council votes to finalize the sponsorship.

Ms. Pitt stated that a vote is not required. Only a public hearing is required. It is a time to allow the public to ask questions about the projects.

Councilman Johnson asked if the County did better being in the bigger region?

Ms. Pitt said that the County has a multi year project that is being funded. She is happy that both of the City's projects were funded. Ms. Pitt doesn't feel that Tooele City was hurt by being in the bigger region this year.

Chairman Wardle stated that this is a public hearing if anyone would like to come forward and address either one of the projects being funded by the CDBG. No one came forward.

**Councilman Milne moved to close the CDBG public hearing.** Councilman McCall seconded the motion. The vote was as follows: Councilman McCall, Aye; Councilman Johnson, "Aye"; Councilman Milne, "Aye", Chairman Wardle, "Aye". The motion passed. The public hearing closed at 8:03 p.m.

**6. PUBLIC HEARING and MOTION on Ordinance 2010-03 An Ordinance of the Tooele City Council Enacting Revisions to Tooele City Code Chapter 7-12, Sensitive Area Overlay Zoning Regulation**

Presented by Roger Baker

Mr. Baker explained that this ordinance has been before the Council before for discussion. A public hearing is being held for members of the public to make comments on the ordinance. A public hearing is required by state law. He reminded the Council that Exhibit A is the entire revised ordinance as proposed. Exhibit B lists about a dozen ways in which they propose to amend the ordinance. He indicated that although this is a good ordinance they are trying to make it better. The proposed changes will make it more defensible in court and more effective in preserving sensitive hillside and mountain areas within the City limits. They have clarified procedures and the rights of developers as developers go through the process. Staff feels that this is a better planning tool for the Council as they move forward in the City's future growth.

Councilman Johnson noted in the Planning Commission minutes that Commissioner Dale made good comments concerning road slopes.

Mr. Hansen stated that Commissioner Dale's concern was that by reducing the road grade from 12% to 10% that it may lead to an increased cut in the side slope. There is nothing in the ordinance that restricts what the side slope can be, for example 3:1, 2:1 or 1:1. There are ways to engineer instability with technical information. Staff feels that there are ways to accommodate the concern of having a very large disturbed slope that would be obtrusive to the eye or unsafe.

Councilman Johnson also noted that Commissioner Montano voted against this because he felt that the City shouldn't regulate this area.

Mr. Hansen indicated that Commissioner Montano was concerned that they should look at this on an individual basis. Staff disagreed; they felt that would be very arbitrary.

Mr. Baker stated that with this new improved ordinance things can be better evaluated on a case by case basis, but with all applicants on an equal playing field.

Councilman Johnson noted that the proposed changes spell out the rules for everyone.

Chairman Wardle stated that this is a public hearing if anyone would like to come forward and address this issue. No one came forward.

**Councilman Milne moved to close the public hearing.** Councilman McCall seconded the motion. The vote was as follows: Councilman McCall, Aye; Councilman Johnson, "Aye"; Councilman Milne, "Aye", Chairman Wardle, "Aye". The motion passed. The public hearing closed at 8:07 p.m.

**Councilman Milne moved to approve Ordinance 2010-03 as presented.** Councilman Johnson seconded the motion. The vote was as follows: Councilman McCall, Aye; Councilman Johnson, "Aye"; Councilman Milne, "Aye", Chairman Wardle, "Aye". The motion passed.

**7. Minutes: March 17, 2010; Business Meeting, Closed Meeting; and Tooele Redevelopment Agency**

Chairman Wardle noted that the Redevelopment Agency Minutes should read the RDA Board Members Present not City Council Members Present.

**Councilman Milne moved to approve the minutes with the one change as noted above.** Councilman McCall seconded the motion. The vote was as follows: Councilman McCall, Aye; Councilman Johnson, "Aye"; Councilman Milne, "Aye", Chairman Wardle, "Aye". The motion passed.

## **8. Invoices**

Presented by Sharon Dawson

Ms. Dawson presented the following invoices for payment:

- Nickerson Company Inc. for repair on the motor from well #14 in the amount of \$10,496.00.
- Caldwell Richards Sorensen for the right of way acquisition for the 1000 N project in the amount of \$12,689.25.
- Specialty Vehicle Concepts Inc. for surveillance equipment for drug task force in the amount of \$15,000.00. Councilman Johnson asked if this is being paid with grant money. Mayor Dunlavy stated “yes”.

**Councilman Johnson moved to approve the invoices as presented by Ms. Dawson.**

Councilman Milne seconded the motion. The vote was as follows: Councilman McCall, Aye; Councilman Johnson, “Aye”; Councilman Milne, “Aye”, Chairman Wardle, “Aye”. The motion passed.

## **9. Adjourn**

**Councilman Milne moved to adjourn the meeting.** Councilman McCall seconded the motion. The vote was as follows: Councilman McCall, Aye; Councilman Johnson, “Aye”; Councilman Milne, “Aye”, Chairman Wardle, “Aye”. The motion passed. The meeting adjourned at 8:10 p.m.

Approved this 5<sup>th</sup> day of May 2010

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Chairman Wardle