

NOTICE & AGENDA

Notice is hereby given the Town Council of Elk Ridge will hold a regular Town Council Meeting on Tuesday, August 10, 1993, beginning with the Council Work Session at 7:00 P.M., the regular Council Meeting at 8:00 P.M. The meeting will be held at the Elk Ridge Town Hall, 80 E. Park Drive, Elk Ridge, Utah.

7:00 P.M. - COUNCIL WORK SESSION:

SESD Report
Sewer Master Plan/Cost Estimate-Tony Searle
Declaration of Annexation, Rough Draft-Clayton Creek

8:00 P.M. - REGULAR COUNCIL MEETING AGENDA ITEMS:

8:05 Invocation & Pledge of Allegiance
8:10 Approval of Agenda Time Frame
8:15 Public Hearing on the Issue of Adopting a Tax Rate which Exceeds the Suggested Certified Tax Rate for the Fiscal Year 1993-1994
8:45 Revised Salem Hills Subdivision/Plat B-Kim & Joy Jaspersen
8:55 Road Corner Solution/Escalante & Alpine Rick & Pam Sloan
9:00 Public Hearing on the Issue of Adopting the Final Budget for the Fiscal Year 1993-1994 for the Operation of the Town of Elk Ridge.
9:30 Revised Final Plat/Oak Bluffs Estates
9:35 New Well Update-Tony Searle
9:40 Parks/Recreation-Phase 1 Playground/Funding Lynn Jacobson
9:45 Adoption/Tax Rate for the Fiscal Year 1993-1994
9:50 Adoption/Final Budget for the Fiscal Year 1993-1994 for the Operation of the Town of Elk Ridge.
9:55 Roads/Update-Hal Shuler
Repairs/Maintenance
10:05 Loafer Canyon Road Proposal-Hal Shuler
10:15 Additional Members on Board of Adjustments
10:20 Allred/Gasser Agreement Update-Mayor Bean
10:25 C-1 Zone/Proposed Change (Update)-Lea Ann Adams
10:35 Expenditures:
General
Approval of Expenditures for July, 1993
Final Financial Report for June, 1993
10:50 Approval of Minutes of Previous Meeting
10:55 Adjournment

Additions to Agenda: Jeep Replacement/Hal Shuler

Closed Session:

Council Agenda
8-10-93

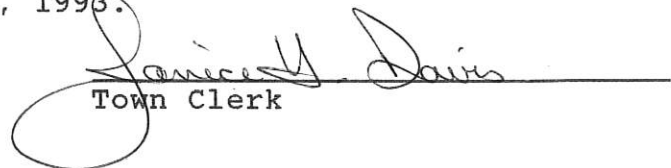
The times listed for each item and the agenda may be accelerated if time permits. All interested persons are invited to attend.

Dated this 5th day of August, 1993.


Town Clerk

CERTIFICATION

I, the undersigned, duly appointed and acting town clerk for the municipality of Elk Ridge hereby certifies that a copy of the foregoing Notice and Agenda was hand carried to the Payson Chronicle, 12 S. Main, Payson, Utah and mailed to each member of the governing body on August 5, 1993.


Town Clerk

MINUTES OF ELK RIDGE TOWN COUNCIL MEETING - 8-10-93 CONT.

Those present expressed concern that the extra money generated would not be spent wisely and wanted to know how the money would be spent.

Councilmember Creek offered a formal apology for moving the proposed tax rate increase to a Public Hearing. He explained that this action was taken before the information on increased property values was available. Councilmember Creek feels that with this added information and, in that the Council has not indicated specifically how the money would be spent, that he has changed his position and does not support the proposed tax rate.

Ernestine Folks and Lynn Jacobson expressed their feeling that the rate increase is justified. Small Towns need extra revenue to function. Mrs. Folks commented that the Tax Commission can't even explain their methods of figuring the tax rate, and that she is in favor of the proposed rate increase; however, she also feels the Council needs to be careful where the money is spent. She advised that the Department Heads need to spend the funds which are requested. Lynn Jacobson said he would support the Town in whatever way he could. Mat Dastrup wants a high quality of life style and said that the tax increase is probably favorable. Councilmember Shuler suggested the money generated from the proposed tax rate could be put into road repair.

Repair plan:

1. Repair pot holes
2. Chip and seal (Councilmember Shuler feels working with the County would be the most economical way to go. The Town will probably have to wait)
3. One or two places needing major repair will be taken care of this year

Councilmember Searle questions what is to be done with the freeway asphalt purchased last fiscal year. Councilmember Shuler is to get a proposal for a leveling coat with an overlay on top using the asphalt.

When asked for an informal vote, the Councilmembers were for the proposed tax rate 3 to 2 (yes: Mayor, Hal Shuler, Lea Ann Adams / no: Tony Searle, Clayton Creek)

MINUTES OF ELK RIDGE TOWN COUNCIL MEETING - 8-10-93 CONT.

MOTION WAS MADE BY CLAYTON CREEK SECONDED BY TONY SEARLE, TO CLOSE THE PUBLIC HEARING. VOTE: YES-ALL(5), NO-NONE(0).

REVISED
SALEM HILLS
SUBDIVISION/
PLAT B

Kim & Joy Jasperson were present to request approval for a building permit on the lot on the Southwest corner of Salem Hills Dr. & Park Dr. (476 Park Dr. or 237 Salem Hills Dr.), located within Plat "B", Salem Hills Subdivision.

Copies of this portion of the Utah County Map were submitted to the Council for review. The Lot was recorded incorrectly, showing a greenbelt area as well as a "buffer" area within the lot boundaries. These are no longer part of the current plat.

MOTION WAS MADE BY LEA ANN ADAMS SECONDED BY CLAYTON CREEK, TO ALLOW THE LOT ON THE SOUTHWEST CORNER OF SALEM HILLS DR. & PARK DR. (IDENTIFIED BY THE UTAH COUNTY'S LEGAL DESCRIPTION AS #52:011:0047:009) TO BE RECOGNIZED AS AN APPROVED LOT WITHOUT THE GREENBELT AREA OR THE "BUFFER" AREA. THERE WILL BE NO RESTRICTIONS ON BUILDING ON SAID LOT DUE TO THE GREENBELT AREA SHOWN ON THE UTAH COUNTY PLAT MAP. VOTE: YES-ALL (5), NO-NONE (0).

ROAD CORNER
SOLUTION/
ALPINE &
ESCALANTE

Rick & Pam Sloan were present to approach the Council about a solution to the problem existing on Lot #7, Plat "I", Salem Hills Subdivision. The corner of Alpine Dr. & Escalante Dr. curves through Lot #7.

The Sloans seek an agreement on one of two options:
1. They, upon purchase of the lot, would deed the portion of the road that curves through the lot, to the Town, in exchange for an arrangement to waive certain building permit fees.

2. Straighten the road (square it up) now to avoid problems in the future.

Valley Asphalt is to give a bid on the cost of correcting the road.

MOTION WAS MADE BY TONY SEARLE, SECONDED BY CLAYTON CREEK FOR THE TOWN TO OBTAIN 2 BIDS ON CORRECTING THE ROAD WHERE IT JOINS AT ALPINE DR. & ESCALANTE DR. THIS INFORMATION IS TO BE AVAILABLE BY THE NEXT COUNCIL MEETING TO BE HELD 8-24-93, AND IS TO BE PLACED ON THE AGENDA. THE ROAD CORRECTION IS TO BE COMPLETED BY OCT. 1, 1993. VOTE: YES-ALL (5), NO-NONE (0).

MINUTES OF ELK RIDGE TOWN COUNCIL MEETING - 8-10-93 CONT.

PARKS/
RECREATION-
PHASE 1
PLAYGROUND
FUNDING-
LYNN JACOBSON

Lynn Jacobson was present to inform the Council that he is ready to move with the playground. He seeks approval for \$1100 for surveying and leveling, and funds to purchase 660' of 1 1/2" pipe (no cost estimate at this time). The Gas Co. has been contacted to mark the gas lines.

MOTION WAS MADE BY HAL SHULER SECONDED BY CLAYTON CREEK, TO APPROVE THE EXPENDITURE OF \$1100 FOR IMPROVEMENTS ON THE PLAYGROUND AREA AND FOR 660' OF 1 1/2" PIPE.

In an effort to raise funds for the playground, the suggestion was made to add a place on the regular utility bill to include donations for the playground.

Such as: "Capital Projects-Parks.....Playground Donation \$..... The donation would be added onto the utilities payment.

ADOPTION/
TAX RATE-
FISCAL YEAR
1993-94

MOTION WAS MADE BY TONY SEARLE SECONDED BY CLAYTON CREEK, NOT TO EXCEED THE SUGGESTED CERTIFIED TAX RATE FOR THE FISCAL YEAR 1993-1994.

Discussion:

Councilmember Adams requested that Councilmember Creek clarify the reasons against the proposed Tax Rate. Councilmember Creek responded: 1. No plan of action to present for how the money will be used 2. There are other ways to raise money. Councilmember Creek commented that the Council should be careful custodians of the citizen's money.

VOTE: YES-(3), TONY SEARLE, CLAYTON CREEK, LEA ANN ADAMS, NO-(2), MAYOR BEAN, HAL SHULER.

ADOPTION/
FINAL BUDGET
FISCAL YEAR
1993-94

MOTION WAS MADE BY TONY SEARLE SECONDED BY CLAYTON CREEK, TO ADOPT THE FINAL BUDGET FOR THE FISCAL YEAR 1993-1994 AS PRESENTED WITH THE NECESSARY MODIFICATION IN THE PROPERTY TAX REVENUE. THIS WOULD RESULT IN AN INCREASE IN THE FUND BALANCE AMOUNT. VOTE: YES-ALL(5), NO-NONE(0).

MINUTES OF ELK RIDGE TOWN COUNCIL MEETING - 8-10-93 CONT.

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| ROADS/UPDATE- HAL SHULER | 1. Councilmember Shuler met with the Utah County Engineer on the problem of drainage on the East side of Loafer Canyon Road. If the Town can obtain the necessary easements, the county will do the work at no cost to the Town. This would include the installation of culverts. The equipment at the County will be available after October 1, 1993. 2. Payson City is not doing any more chip and seal work this year. Councilmember Shuler feels next year the County and Payson will help with the work. 3. The roads are to be patched in August. |
| BOARD OF ADJUSTMENTS MEMBER | No information at this time. |
| ALLRED/GASSER AGREEMENT/ UPDATE- MAYOR BEAN | \$500 of the remaining \$1,000 due, has been paid by Vernile Gasser as a portion of the Durability Retainer for the Allred/Gasser Cul de Sac. The Mayor is to contact Mr. Gasser and Mr. Allred regarding the Agreement to go with this money, as well as the additional \$500 due. |
| C-1 ZONE/ PROPOSED CHANGE- LEA ANN ADAMS | There was a discussion of the boundaries of the proposed Zone Change, as well as clarification of the reasons for the petition to reduce the C-1 Zone. |
| EXPENDITURES GENERAL | None |
| APPROVAL OF EXPENDITURES FOR JULY 1993 | MOTION WAS MADE BY CLAYTON CREEK SECONDED BY LEA ANN ADAMS, TO APPROVE THE LIST OF EXPENDITURES FOR JULY 1993. VOTE: YES-ALL(5), NO-NONE(0). |
| FINANCIAL REPORT | Will be approved at the next Council Meeting |
| APPROVAL OF MINUTES OF THE PREVIOUS MEETING | MOTION WAS MADE BY CLAYTON CREEK SECONDED BY TONY SEARLE, TO APPROVE THE MINUTES OF THE PREVIOUS MEETING WITH THE FOLLOWING CHANGES: PAGE 208, 4TH PARAGRAPH, 6TH LINE CHANGE THE WORD "PIPE" TO "WATER", 6TH PARAGRAPH 2ND LINE CHANGE "700 FT" TO "600 FT", LAST PARAGRAPH HEADING "ADOPTION/WATER POLICY". VOTE: YES-ALL(5), NO-NONE(0). |

MINUTES OF ELK RIDGE TOWN COUNCIL MEETING - 8-10-93 CONT.

ADDITIONS TO THE AGENDA:

JEEP
REPLACEMENT-
HAL SHULER

The radiator on the Jeep needs replacing. Councilmember Shuler offered a replacement but that is a temporary solution. It is 30 years old and needs continual repair. Gary Proctor has a proposal for a 1984 pick up, extended cab, 4 wheel drive (from the State Surplus) for \$4,600.

MOTION WAS MADE BY TONY SEARLE SECONDED BY HAL SHULER, TO APPROVE FUNDS TO EXPEND UP TO \$4,600 TO BE SPLIT BETWEEN PARKS, ROADS, WATER AND SEWER. VOTE: YES-(3), HAL SHULER, MAYOR BEAN, TONY SEARLE, NO-(2), LEA ANN ADAMS, CLAYTON CREEK.

ADJOURNMENT

MOTION WAS MADE BY LEA ANN ADAMS SECONDED BY MAYOR BEAN TO ADJOURN. VOTE: YES-ALL(5), NO-NONE(0).


Town Clerk

NOTICE & AGENDA

Notice is hereby given the Town Council of Elk Ridge will hold a special Town Council Meeting on Thursday, August 19, 1993, at 7:00 P.M. The meeting will be held at the Elk Ridge Town Hall, 80 E. Park Drive, Elk Ridge, Utah. Consideration will be given to the following agenda items:

7:00 P.M. - SPECIAL COUNCIL MEETING AGENDA ITEMS:


| | |
|------|--------------------------------------|
| 7:05 | Invocation & Pledge of Allegiance |
| 7:10 | Approval of Agenda Time Frame |
| 7:15 | Mecham Agreement |
| 7:30 | New Well Update Drilling Concerns |
| 8:30 | Adjournment |

Additions to Agenda:

Closed Session:

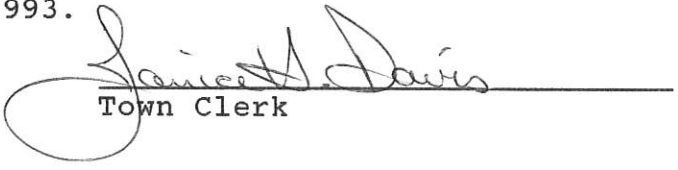
The times listed for each item and the agenda may be accelerated if time permits. All interested persons are invited to attend.

Dated this 18th day of August, 1993.


Town Clerk

CERTIFICATION

I, the undersigned, duly appointed and acting town clerk for the municipality of Elk Ridge hereby certifies that a copy of the foregoing Notice and Agenda was hand carried to the Payson Chronicle, 12 S. Main, Payson, Utah and to each member of the governing body on August 18, 1993.


Town Clerk

ELK RIDGE TOWN COUNCIL MEETING

August 19, 1993

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| TIME & PLACE OF MEETING | A special meeting of the Elk Ridge Town Council was held on Thursday, August 19, 1993, beginning at 8:00 P.M. at the Elk Ridge Town Hall, 80 East Park Drive, Elk Ridge, Utah. Notice of time, place and Agenda of this meeting was provided to the Payson Chronicle and to each member of the governing body by mailing a copy to each on August 5, 1993. |
| ROLL CALL | Mayor Bean, Council members: Hal Shuler, Lea Ann Adams, absent - Clayton Creek, Tony Searle; Kent Crawford, Paul Billings, Bruce Hall, Janice H. Davis, Town Clerk |
| INVOCATION & PLEDGE OF ALLEGIANCE | Prayer was offered by Hal Shuler, with the pledge of allegiance following. |
| APPROVAL OF AGENDA TIME FRAME | MOTION WAS MADE BY LEA ANN ADAMS SECONDED BY HAL SHULER, TO APPROVE THE AGENDA TIME FRAME AS PRESENTLY CONSTITUTED. YES-(3), NO-NONE(0), ABSENT-(2), CLAYTON CREEK, TONY SEARLE. |
| MECHAM DEVELOPMENT AGREEMENT | A letter is to go to Mr. Mecham, for Tax Exemption purposes, for the donation of \$15,000 to be used to reimburse the Town for the money spent to upgrade Well #4. The money is restricted to use within the Water Department. The agreement was reviewed by the Town's attorney and presented to the Counsel. MOTION WAS MADE BY HAL SHULER SECONDED BY MAYOR BEAN, TO APPROVE THE AGREEMENT BETWEEN ELK RIDGE TOWN AND MECHAM DEVELOPMENT AS WRITTEN. VOTE: YES-(3), NO-NONE(0), ABSENT-(2), CLAYTON CREEK, TONY SEARLE. |
| NEW WELL/ DRILLING | Paul Billings, representing Advanced Drilling, was present to update the New Well situation. Some of his tools and the drill bit are stuck in the Well at 385 ft. Mr. Billings drew a diagram for the Council to explain the well and the types of surfaces and rock penetrated in drilling the well. During the drilling process, the hole began to collapse and draw gravel out of the ground. |

MINUTES OF ELK RIDGE TOWN COUNCIL MEETING - 8-19-93 CONT.

There are three alternatives:

- A. Move over and drill new hole
 - 1. Disadvantages
 - a. Guarantees 91,532 loss
 - b. New site may produce less water
 - c. May change land requirements
 - d. Delay well completion date
Prolong friction with Loafer Canyon residents
 - 2. Advantages
 - a. New Site may produce more water
 - b. Allow changes to original design
- B. Attempt to remove tools from well & complete as designed
 - 1. Disadvantages
 - a. Expensive and tools may not be recovered
 - b. Additional hole may be lost
 - 2. Advantages
 - a. Substantial reduction of lost dollars
 - b. Tools may be recovered and well completed as designed.
Well production will be maximum available
- C. Complete well on top of drilling tools
 - 1. Disadvantages
 - a. Possible loss of available water may exclude lower aquifers
Reduction of possible drawdown
 - 2. Advantages
 - a. Substantial reduction of lost dollars
 - b. Substantial reduction of total well cost
 - c. Earlier completion time
Reduced friction time with property owners

Mr. Billings sought Council approval of option #2. His insurance company will pay up to \$9,000 for recovery of tools. If the tools cannot be retrieved, he wants approval to build the well on top of the tools. He must be able to demonstrate that the Well has the capacity to pump 1,000 gal/minute in test pumping.

MINUTES OF ELK RIDGE TOWN COUNCIL MEETING - 8-19-93 CONT.

Bruce Hall:

1. Less Cost to the Town by building the Well on top of the tools.
2. Bryce Montgomery projected 300-500 gals/minute, the well exceeds that estimate
3. Is 1,000 gals/min. acceptable?

MOTION WAS MADE BY MAYOR BEAN SECONDED BY HAL SHULER, TO AUTHORIZE ADVANCED DRILLING, (AFTER ATTEMPTING TO WITHDRAW THE TOOLS, IF UNSUCCESSFUL); TO COMPLETE THE WELL ON TOP OF THE TOOLS. TEST PUMPING MUST PRODUCE 1,000 GALS/MINUTE WITH NO UNUSUAL AMOUNT OF DRAWDOWN (TO BE DETERMINED BY HALL ENGINEERING). VOTE: YES-(3), NO-NONE(0), ABSENT-(2), CLAYTON CREEK, TONY SEARLE.

ADJOURNMENT

MOTION WAS MADE BY MAYOR BEAN SECONDED BY HAL SHULER TO ADJOURN. VOTE: YES-(3), NO-NONE(0), ABSENT-(2), CLAYTON CREEK, TONY SEARLE.


Town Clerk

NOTICE & AGENDA

Notice is hereby given the Town Council of Elk Ridge will hold a regular Town Council Meeting on Tuesday, August 24, 1993, beginning with the Council Work Session at 7:00 P.M., the regular Council Meeting at 8:00 P.M. The meeting will be held at the Elk Ridge Town Hall, 80 E. Park Drive, Elk Ridge, Utah.

7:00 P.M. - COUNCIL WORK SESSION:

New Well Update
Woodland Hills/Water-Mayor Bean
Sewer Master Plan/Update-Tony Searle
Employee Bar-B-Q-Lea Ann Adams
Elections Update-Town Clerk

8:00 P.M. - REGULAR COUNCIL MEETING AGENDA ITEMS:

8:05 Invocation & Pledge of Allegiance
8:10 Approval of Agenda Time Frame
8:15 Public Hearing on the Proposed Rezoning of the
Property Adjacent to Loafer Canyon Road from
R&L 1-20,000 to RR-1
8:45 Public Hearing on the Issue of Amending the Road
Cross Section for Urban Class Roads within the Town
9:15 Shuler Lane Approval-Brad Shuler
9:25 Water Line/South Clark Lane-Gary Proctor
9:35 Main Tank/Overflow-Gary Proctor
9:40 Escalante & Alpine/Bids for Correction
9:50 Approval/Proposed Zone Change
R&L 1-20,000 to RR-1 (Loafer Canyon Rd.
Property)
10:00 Adoption/Amended Road Cross Section-Urban Class
Roads
10:05 New Well
10:15 Lot Trade-Tittle/Folks
10:25 Roads/Update-Hal Shuler
Repairs/Maintenance
10:35 Allred/Gasser Agreement Update-Mayor Bean
10:40 Expenditures:
General
Financial Reports for June & July, 1993
10:50 Approval of Minutes of Previous Meeting
10:55 Adjournment


Additions to Agenda: 1. John Meredith/Eagle Project
2. Utah Retirement Systems Resolution

Closed Session:

Council Agenda
8-24-93

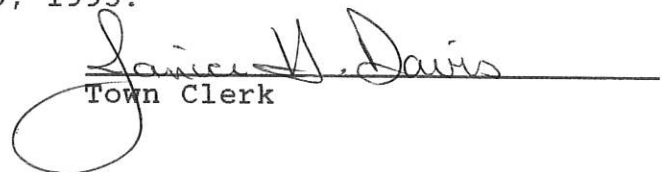
The times listed for each item and the agenda may be accelerated if time permits. All interested persons are invited to attend.

Dated this 20th day of August, 1993.


Town Clerk

CERTIFICATION

I, the undersigned, duly appointed and acting town clerk for the municipality of Elk Ridge hereby certifies that a copy of the foregoing Notice and Agenda was hand carried to the Payson Chronicle, 12 S. Main, Payson, Utah and mailed to each member of the governing body on August 20, 1993.


Town Clerk

ELK RIDGE TOWN COUNCIL WORK SESSION

August 24, 1993

| | |
|----------------------------|---|
| TIME & PLACE OF MEETING | The regular meeting of the Elk Ridge Town Council was held on Tuesday, August 24, 1993, beginning with the Work Session at 7:00 PM, and the regular Council Meeting at 8:00 P.M. at the Elk Ridge Town Hall, 80 East Park Drive, Elk Ridge, Utah. |
| | Notice of time, place and Agenda of this meeting was provided to the Payson Chronicle and to each member of the governing body by mailing a copy to each on August 20, 1993. |
| ROLL CALL | Mayor Bean, Council members: Clayton Creek, Tony Searle, Lee Ann Adams, Hal Shuler; Janice H. Davis, Town Clerk. |
| NEW WELL UPDATE | There was a review of the special Council Meeting held 8-19-93 for the purpose of hearing the alternatives presented by Paul Billings of Advanced drilling. |
| WOODLAND HILLS WATER | Mayor Tom Proctor (Woodland Hills) contacted Mayor Bean. He had heard that Elk Ridge has water to sell. He was informed by Mayor Bean that this not true. Mayor Bean feels that this does indicate that Woodland Hills is in need of water. |
| SEWER MASTER PLAN | Councilmember Searle needs to meet with Bruce Hall to discuss the Master Plan. Councilmember Shuler feels that if he and Councilmember Searle could meet, that they could come up with a plan without the added expense of the engineer. |
| BAR-B-Q | Councilmember Adams reports that the Fire Department prefers to have the Bar-B-Q on a weekend evening rather than on a Wednesday evening. Sept. 18, 1993 was decided upon, at 6:30 p.m. |

ELK RIDGE TOWN COUNCIL MEETING

August 24, 1993

TIME & PLACE OF MEETING The regular meeting of the Elk Ridge Town Council was held on Tuesday, August 24, 1993, beginning with the Work Session at 7:00 PM, and the regular Council Meeting at 8:00 P.M. at the Elk Ridge Town Hall, 80 East Park Drive, Elk Ridge, Utah.

Notice of time, place and Agenda of this meeting was provided to the Payson Chronicle and to each member of the governing body by mailing a copy to each on August 20, 1993.

ROLL CALL Mayor Bean, Council members: Clayton Creek, Tony Searle, Hal Shuler, Lee Ann Adams; Pam Knight, Kent Purdy, Claudia Knudsen, Larry Knudsen, Alan Meredith, John Meredith, Jack Mecham, Don Mecham, Jim Nicolet, Tim Isaacson, Rod Despain, Max Staheli, Lee Pope, Brad Shuler, Melissa Shuler, Janice H. Davis, Town Clerk

INVOCATION & PLEDGE OF ALLEGIANCE Prayer was offered by Tony Searle with the pledge allegiance following.

APPROVAL OF AGENDA TIME FRAME MOTION WAS MADE BY CLAYTON CREEK SECONDED BY TONY SEARLE, TO APPROVE THE AGENDA TIME FRAME AS PRESENTLY CONSTITUTED, WITH THE TWO ADDITIONS, AND STRIKING THE 10:05 ITEM, MOVING THE AGENDA ITEMS FORWARD AS NECESSARY. VOTE: YES-ALL(5), NO-NONE(0).

PUBLIC HEARING- PROPOSED ZONE CHANGE AT 8:15 P.M. MAYOR BEAN OPENED THE PUBLIC HEARING

ROLL CALL Mayor Bean, Council members: Clayton Creek, Tony Searle, Hal Shuler, Lea Ann Adams; Pan Knight, Kent Purdy, Claudia Knudsen, Larry Knudsen, Alan Meredith John Meredith, Jack Mecham, Don Mecham, Jim Nicolet, Tim Isaacson, Rod Despain, Max Staheli, Lee Pope, Bran Shuler, Melissa Shuler, Janice H. Davis, Town Clerk.

Councilmember Shuler discussed some of the differences in the zones, R&L 1-20,000 and RR-1:

1. R&L 1-20,000 is more restrictive with animal rights

MINUTES OF ELK RIDGE TOWN COUNCIL MEETING - 8-24-93 CONT.

2. There is no curb & gutter required in the RR-1 zone
3. The cross sections for road width is 28' of paved surface for rural, 34' for urban.

Councilmember Shuler proposes that the property adjacent to Loafer Canyon Road be re-zoned from R&L 1-20,000 to RR-1. He feels strongly that curb and gutter would not only be inappropriate in the rural setting existing along Loafer Canyon Road, but also feels it would be hazardous for young children. If there is curb and gutter (no sidewalk) children will be walking in the street. The property owners and residents on Loafer Canyon Road, who were present, feel the same way. They also expressed their feelings that they purchased property out in a rural setting to get away from urban life. They are resentful that the new zoning requires curb and gutter.

Don Mecham asked if the Town will require piecemeal improvements or a bond for the amount and install the improvements at one time. Councilmember Adams advised that the intent is to bond for the amount. Councilmember Shuler feels that if a zone is going to change, the feeling of the property owners in the area should be taken into consideration. Kent Purdy and Pam Knight (members of the Planning Commission who were present) expressed the views of the Planning Commission that there should be more curb and gutter throughout the Town, not less, for the following reasons:

1. Reduces maintenance costs to the roads
2. Safety factors
3. Controls Drainage
4. More cost effective to tax payers in the long run
5. Controls erosion

Councilmember Adams feels that zones with lots at 15,000 sq. ft. or less, curb and gutter is appropriate. In zones where lots are 20,000 sq. ft. or more, the rural setting should be maintained without curb and gutter.

Kent Purdy - Safety....curb and gutter defines the edge of the street for pedestrians and drivers.

MINUTES OF ELK RIDGE TOWN COUNCIL MEETING - 8-24-93 CONT.

Don Mecham - Differentiate between urban and rural:

1. Rural, shoulders on the side of the roads - gives parking space
2. Urban, curb and gutter - parking in the road creates a barricade and unsafe conditions.

Lee Pope - Read a letter to the Mayor from Clyde Naylor (Utah County Engineer) stating that "Loafer Canyon Road needs to exist almost independent of water ways." Mr. Naylor adds: "It is my opinion that curb and gutter would only add to the run off problems that would exist in that area." The letter also states that a "multi-culvert" solution might be preferable on Loafer Canyon Road.

Pam Knight - Read Bruce Hall's recommendation that curb and gutter on Loafer Canyon Road would put water in the street, rather than eroding the sides.

Tim Isaacson - Suggest: 1. speed bumps
2. reservoir above to catch run off.

Kent Purdy - Road assessments, for bonding, should be required at the time of the issuance of a building permit.

Brad Shuler feels that property owners should have a right to have a say in what will be done with their property.

MOTION WAS MADE BY CLAYTON CREEK SECONDED BY LEA ANN ADAMS, TO CLOSE THE PUBLIC HEARING. VOTE: YES-ALL(5), NO-NONE(0).

PUBLIC
HEARING
ROAD CROSS
SECTION

MAYOR BEAN OPENED THE PUBLIC HEARING ON ROAD CROSS SECTIONS

Rod despain submitted drawings of revised road cross sections with a 34' pavement for urban class roads. Bruce Hall feels this is too narrow to allow adequate parking. The solution of a 34' pavement/56' right of way reflects the Planning Commissions recommendation, not necessarily Mr. Despain's opinion of the best solution.

MINUTES OF ELK RIDGE TOWN COUNCIL MEETING - 8-24-93 CONT.

Orem City uses this cross section, with curb, gutter and sidewalk and seems to find it adequate. No further comments.

MOTION WAS MADE BY CLAYTON CREEK SECONDED BY TONY SEARLE, TO CLOSE THE PUBLIC HEARING. VOTE: YES-ALL(5), NO-NONE(0).

SHULER LANE
APPROVAL-
BRAD SHULER

Brad Shuler was present to request that Shuler Lane be approve as a public road owned by the Town.

1. Four residents use the road as a main access road to their homes.
2. Payson uses it to access their storage shed for the golf course.

Requests:

1. Shuler Lane as a Town Road
2. A variance in width for 175' of the road. Mr. Shuler (Brad) would install the remainder of the road to his lot.

Issues:

1. Is the Town willing to accept a sub-standard road?
2. What will be required as a standard for the portion of road that is extended?

Rod Despain:

The road can only be widened so far, due to power poles being in the way. Already existing homes also present a problem to widening the road. There is a risk to the Town to accept a narrow, substandard road, if a dangerous situation exists, and if a problem should arise, it would be the Town's responsibility.

Rod Despain advises a more adequate road and to widen it as much as possible. The matter is referred to the Planning Commission for Concept and Preliminary approval.

WATER LINE/
SO. CLARK LN.
GARY PROCTOR

A 2" line exists as a main on South Clark Lane. According to Gary Proctor, there is next to no water pressure on the south end of the road. Mr. Proctor recommends changing the 2" line to a 6" line to supply adequate water to the residents. Mr. Proctor is to check the pressure at the homes, and contact Bruce Hall with his findings or call Ken Orton (Rural Water). This item is to be on the next Town Council Agenda.

MAIN TANK/
OVERFLOW-
GARY PROCTOR

The "Clay" valve at the well site is malfunctioning, causing overflow of the Main Tank. The overflow crosses Jerry Thun's property frontage.

MINUTES OF ELK RIDGE TOWN COUNCIL MEETING - 8-24-93 CONT.

The Town is responsible for routing the water to the culvert on Oak Lane.

Greg Magalby (Hall Engineering) estimates \$250 to make the correction. Councilmember Searle is to contact Gary Proctor to do it out of the water budget.

ESCALANTE &
ALPINE/
BIDS FOR
CORRECTION

Valley Asphalt submitted a rough estimate of \$11,000. At least one more bid is required. Oct. 1, 1993 was set as the date of completion of the correction.

APPROVAL/
PROPOSED
ZONE CHANGE

MOTION WAS MADE BY CLAYTON CREEK SECONDED BY TONY SEARLE, NOT TO APPROVE THE PROPOSED ZONE CHANGE IN THE AREA OF LOAFER CANYON ROAD FROM AN R&L 1-20,000 TO RR-1. VOTE: YES-(2) CLAYTON CREEK, TONY SEARLE, NO-(2) MAYOR BEAN, LEA ANN ADAMS, ABSTAIN-(1) HAL SHULER.

MOTION WAS MADE BY MAYOR BEAN SECONDED BY LEA ANN ADAMS, TO APPROVE THE PROPOSED ZONE CHANGE FROM R&L 1-20,000 TO RR-1 FOR THE PROPERTY ON LOAFER CANYON ROAD. VOTE: YES(2) MAYOR BEAN, LEA ANN ADAMS, NO-(2) CLAYTON CREEK, TONY SEARLE, ABSTAIN-(1) HAL SHULER.

Due to the split decision, the Proposed Zone Change did not pass. The Ordinance stands as written.

ADOPTION/
AMENDED
ROAD CROSS
SECTION

MOTION WAS MADE BY CLAYTON CREEK SECONDED BY LEA ANN ADAMS, TO ADOPT THE AMENDED ROAD CROSS SECTION WITH 34' OF PAVED SURFACE. VOTE: YES-(4) MAYOR BEAN, LEA ANN ADAMS, TONY SEARLE, CLAYTON CREEK, NO-NONE(0), ABSTAIN-(1) HAL SHULER.

NEW WELL

Stricken from the Agenda

LOT TRADE-
TITTLE/FOLKS

Mr. Tittle desires a building permit for a lot on the East end of Park Dr. He owns a lot on Park Dr. adjacent to Ray Folks's lot. He desires to sell the lot to Mr. Folks. Mr. Folks does not intend to build on the lot. Mr. Tittle seeks approval from the Council to transfer the paid development fees and water right to the lot he wishes to build on. (Mr. Folks agrees). As shown on the plat map, the lot does not have frontage on Park Drive. It does on the end of Loafer Drive (north of the lot). Is the frontage sufficient? The Council declared that neither the fees nor the water right are transferable.

MINUTES OF ELK RIDGE TOWN COUNCIL MEETING - 8-24-93 CONT.

ROADS/UPDATE-
HAL SHULER

Patching roads:

1. The Town can rent equipment from Valley Asphalt
 2. Asphalt can be purchased from Valley Asphalt
 3. 4 people are needed to help with labor.
- A time must be decided upon. Gary Proctor is to call Interstate Asphalt.

Doug Pace is building a home in Elk Ridge. He needs "fill" dirt. He owns a "Cat" tractor and would like to remove dirt from the west side of the dugway and transport it to his lot. This would be an advantage to the Town, as the Town is seeking a way to clear some of the west side away to lessen the problem of rocks falling onto the road. Mr. Pace would like Gary Proctor to help by driving the Town's dump truck to transport the dirt. Mr. Proctor will supervise and help as much as possible.

Mr. Proctor is to call Bruce Hall for written results of the survey work done on the dugway.

Councilmember Shuler met with Valley Asphalt regarding overlays on the roads in lieu of chip and seal. He recommends using funds on overlay work.

ALLRED/GASSER
AGREEMENT
UPDATE-
MAYOR BEAN

Mayor bean reported that:

1. The remaining \$1,000 has been submitted to the Town and is in the Escrow account.
2. The Performance Agreement has not been signed

EXPENDITURES-
GENERAL:

1. The Town Clerk informed the Council that the loan for the Snowplow replacement is going to be taken out. That will result in a \$12,000 check (down payment) on the list of expenditures.
2. Bruce Hall's bill was presented for approval of \$1,295.
3. Bryce Rawlings wants to apply for a grant from the Utah Safety Council Board, for a possible \$1,000. The Grant Application needed the Mayor's signature. Mr. Rawlings wants the Council to consider adding to the grant amount to upgrade the radio system. He wants the Fire Department to have their own frequency so that the firemen can talk to each other from one truck to another. The council feels the application for the grant is a positive action. Mr. Rawlings needs to present a cost estimate for upgrading the radio system.

MINUTES OF ELK RIDGE TOWN COUNCIL MEETING - 8-24-93 CONT.

4. Kim Christiansen was allocated a tentative water right. She is not continuing with the subdivision process at this time and would like a refund of her deposit of \$200.

5. The Clerk's Fall seminar is to be held Sept. 13-17 in Salt Lake City. The Town Clerk will go to only those classes which are worth the time. The Deputy Clerk will be attending only one day of classes and the Treasurer will attend Thursday and Friday. The office will be open all 5 days. Only one night will require hotel accommodations.

FINANCIAL
REPORTS FOR
JUNE & JULY
1993

A. The June Financial Report was approved
B. The Report for July was late due to injury to the Accountant handling the Town's account. No approval at this time.

APPROVAL OF
MINUTES OF
THE PREVIOUS
MEETING

MOTION WAS MADE BY CLAYTON CREEK SECONDED BY LEA ANN ADAMS, TO APPROVE THE MINUTES OF THE PREVIOUS MEETING WITH THE FOLLOWING CHANGES: PAGE 208, 4TH MEETING PARAGRAPH, 6TH LINE CHANGE THE WORD "PIPE" TO "WATER", 6TH PARAGRAPH 2ND LINE CHANGE "700 FT" TO "600 FT", LAST PARAGRAPH HEADING "ADOPTION/WATER POLICY". VOTE: YES-ALL(5), NO-NONE(0).

ADDITIONS TO THE AGENDA:

JOHN MEREDITH/
EAGLE PROJECT

John Meredith proposes to 1. repaint the Town's fire hydrants that are in need. 2. put posts near the fire hydrants 3. put blue reflectors on the posts.

Materials needed: 15 cans of red spray paint. (\$1.50 ea) 15-20 reflectors, 8 green and white metal fence posts.

Councilmember Adams suggests the Roads Department pay 1/2 of the costs.

MOTION WAS MADE BY LEA ANN ADAMS SECONDED BY CLAYTON CREEK, TO APPROVE THE PROPOSED EAGLE PROJECT FOR JOHN MEREDITH WITH THE TOWN FUNDING THE PROJECT. VOTE: YES-ALL(5), NO-NONE(0).

MINUTES OF ELK RIDGE TOWN COUNCIL MEETING - 8-24-93 CONT.

UTAH
RETIREMENT
SYSTEMS
RESOLUTION

MOTION WAS MADE BY HAL SHULER SECONDED BY CLAYTON CREEK, TO ADOPT RESOLUTION 93-8-24-9R, WHICH ALLOWS ELK RIDGE TOWN TO PARTICIPATE IN THE UTAH NON-CONTRIBUTORY RETIREMENT SYSTEM. THIS ACTION WILL INCLUDE THE TREASURER'S POSITION ON A 401(K) PLAN. VOTE: YES-ALL(5), NO-NONE(0).

ADJOURNMENT

MOTION WAS MADE BY TONY SEARLE SECONDED BY MAYOR BEAN TO ADJOURN. VOTE: YES-ALL(5), NO-NONE(0).


Town Clerk

NOTICE & AGENDA

Notice is hereby given the Town Council of Elk Ridge will hold a regular Town Council Meeting on Tuesday, September 14, 1993, beginning with the Council Work Session at 7:00 P.M., the regular Council Meeting at 8:00 P.M. The meeting will be held at the Elk Ridge Town Hall, 80 E. Park Drive, Elk Ridge, Utah.

7:00 P.M. - COUNCIL WORK SESSION:

Well Classification/Well #2-Tony Searle
Master Plan/Water & Sewer-Tony Searle
Loafer Canyon Rd. Assessments
New Well/Pipeline-Tony Searle
Subdivision Fees-
Goosenest, Plat B/Iron Oaks

8:00 P.M. - REGULAR COUNCIL MEETING AGENDA ITEMS:

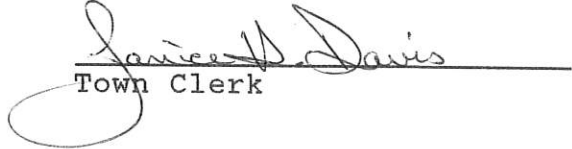
8:05 Invocation & Pledge of Allegiance
8:10 Approval of Agenda Time Frame
8:15 Building Permit/Baum-Ken Orton
8:25 Goosenest Dr./Speed Control-Debbie Cloward
8:35 Cul de sac/N. Clark Ln.-Tracy Grover
8:45 Eagle Scout Project-Richard Davis
8:50 Oak Bluffs Estate/Preliminary & Final Approval
9:05 Mecham Subdivision, Plat A/Extension
9:15 Water line/Salem Hills Dr.-Tony Searle
9:25 Building Permit Issuance
Prior to Completions of Improvements
9:35 S. Clark Lane-Gary Proctor
9:35 Roads Dept.:
Update
Repairs
Escalante/Alpine
9:50 Parks/Recreation-Hal Shuler
10:00 Sheriff Dept. Contract-Lea Ann Adams
10:00 Water Rights-Rod Despain
10:15 Annexation Ordinance-Rod Despain
10:30 Expenditures:
General
Financial Reports for July, 1993
Expenditures for August, 1993
10:40 Approval of Minutes of Previous Meeting
10:45 Loafer Canyon Rd. Assessments
10:50 New Well/Pipeline
10:55 Adjournment

Additions to Agenda:

Closed Session:

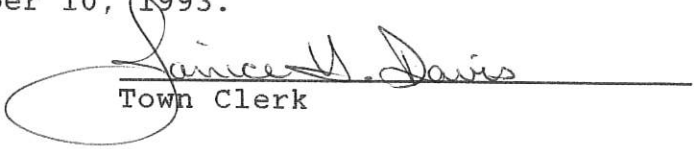
Council Agenda
9-14-93

The times listed for each item and the agenda may be accelerated if time permits. All interested persons are invited to attend.
Dated this 10th day of September, 1993.


Town Clerk

CERTIFICATION

I, the undersigned, duly appointed and acting town clerk for the municipality of Elk Ridge hereby certifies that a copy of the foregoing Notice and Agenda was hand carried to the Payson Chronicle, 12 S. Main, Payson, Utah and mailed to each member of the governing body on September 10, 1993.


Town Clerk

ELK RIDGE TOWN COUNCIL WORK SESSION

September 14, 1993

| | |
|--------------------------------------|---|
| TIME & PLACE OF MEETING | <p>The regular meeting of the Elk Ridge Town Council was held on Tuesday, September 14, 1993, beginning with the Work Session at 7:00 PM, and the regular Council Meeting at 8:00 P.M. at the Elk Ridge Town Hall, 80 East Park Drive, Elk Ridge, Utah.</p> <p>Notice of time, place and Agenda of this meeting was provided to the Payson Chronicle and to each member of the governing body by mailing a copy to each on September 10, 1993.</p> |
| ROLL CALL | <p>Clayton Creek (Mayor Pro Tempore) Council members: Clayton Creek, Tony Searle, Hal Shuler, Absent-Lea Ann Adams, Mayor Bean; Don Mecham, Gary Proctor, Ron Cooper, Janice H. Davis, Town Clerk.</p> |
| SESD- RON COOPER | <p>Ron Cooper reported that the hearing on "Territory Integrity" is set for Nov. 15, 1993. Mr. Cooper reported that Jim Winterton approached Strawberry Electric requesting that a line above Canyon View Dr., feeding the pump house for Well #2, be relocated. Mr. Winterton anticipated further development and feels the line should be relocated at the expense of SESD. Strawberry Electric will not relocate the line at their expense and advises the Town not to be responsible. It should be the responsibility of the developer. The present easement has been there since before the Town incorporated. "Strawberry Electric is not in the business of subsidizing developers."</p> |
| MASTER PLAN/ WATER & SEWER | <p>Councilmember Searle reported that Hall Engineering estimated \$2,500 for a Water Master Plan and \$10,000 for a Sewer Master Plan. Bruce Hall encourages the Town to consult Spanish Fork City, who contracted with Hall Engineering for a Master Sewer Plan for \$20,000. (After comparing estimates from other companies, Spanish Fork found \$20,000 to be the lowest bid.)</p> |
| LOAFER CANYON ROAD ASSESSMENTS | <p>Steve Powell seeks a building permit on one of the lots being developed by Hal Shuler. The current road assessment (\$13.86 PLF) is based on an estimate which does not include the present requirement of curb and gutter. A cost estimate for curb and gutter only is needed from the developers to provide the information needed for the Council to make a decision on the assessment.</p> |

MINUTES OF ELK RIDGE TOWN COUNCIL WORK SESSION - 9-14-93 CONT.

Rod Despain is to submit a policy for curb and gutter to Councilmembers in one week, so the Council will be prepared by the next Council meeting.

NEW WELL/
PIPELINE-
TONY SEARLE

Councilmember Searle informed the Council that the driller has retrieved most of his tools to 300 ft. and is optimistic as to his ability to be able to retrieve the bit.

SUBDIVISION
FEES-
GOOSENEST
PLAT B/IRON
OAKS

Subdivision fees are owed the Town by Brian Smith and Alvin Harward for services rendered by Hall Engineering for Gooseneast Plat B, and Iron Oaks Subdivision. The bill has been paid by the Town to Hall Engineering. The developers feel the bill was unreasonable. Brian Smith has reimbursed the Town all but \$85.00; however Alvin Harward still owes \$565.00 Mayor Bean is to contact both and try to negotiate.

ELK RIDGE TOWN COUNCIL MEETING

September 14, 1993

TIME & PLACE
OF MEETING

The regular meeting of the Elk Ridge Town Council was held on Tuesday, September 14, 1993, beginning with the Work Session at 7:00 PM, and the regular Council Meeting at 8:00 P.M. at the Elk Ridge Town Hall, 80 East Park Drive, Elk Ridge, Utah.

Notice of time, place and Agenda of this meeting was provided to the Payson Chronicle and to each member of the governing body by mailing a copy to each on September 10, 1993.

ROLL CALL

Clayton Creek (Mayor Pro Tempore), Tony Searle, Hal Shuler, Lea Ann Adams, Absent-Mayor Bean; Steve & Gretchin Powell, Ken Orton, Ross Baum, Don Mecham, Gary Proctor, Rod Despain, Gary Prestwich, Jim Nicolet, Maxine Haskell, Maryanne Williams, Kip Hardy, Julie Osborn, Sheryl Brown, Veronica Feild, Michelle Le Sueur, Debra Cloward, Randy Cloward, Evelyn Brown, Douglas Grover, Tracy Grover, Janice H. Davis, Town Clerk

MINUTES OF ELK RIDGE TOWN COUNCIL MEETING - 9-14-93 CONT.

INVOCATION & PLEDGE OF ALLEGIANCE Prayer was offered by Hal Shuler with the pledge of allegiance following.

APPROVAL OF AGENDA TIME FRAME MOTION WAS MADE BY TONY SEARLE SECONDED BY LEA ANN ADAMS, TO APPROVE THE AGENDA TIME FRAME AS PRESENTLY CONSTITUTED, MOVING THE 10:45 AGENDA ITEM FORWARD. VOTE: YES-(4), NO-NONE(0), ABSENT-MAYOR BEAN.

BUILDING PERMIT-BAUM Mr. Baum wants to begin the subdivision process for his lot now located in the existing Commercial Zone. A "bed & breakfast" business is a permitted use in the existing zone. The proposed Zone Change is not even an issue at this time.

Issues:

1. Septic Tank
2. Sewer System

The suggestion was made to analyze whether or not hooking onto the sewer system is feasible. Councilmember Shuler reviews a contour map with the council and states that he feels Mr. Baum's property is too low to make hooking onto the system feasible. Councilmember Creek suggests that there is not enough justification to allow a septic tank. Councilmember Searle advises that more preparation is needed on the part of the developer to produce proof that the property is too low and would require a temporary septic tank.

MOTION WAS MADE BY HAL SHULER, TO ALLOW ROSS BAUM TO PROCEED WITH HIS SUBDIVISION INCLUDING:

1. BONDING FOR THE AMOUNT FOR SEWER HOOK-UP.
2. APPROVAL FOR A SEPTIC TANK FROM THE HEALTH DEPARTMENT. NO SECOND, THE MOTION DIES.

Mr. Baum is to return with the requested information on the feasibility of a sewer hook up.

GOOSENEST DR. SPEED CONTROL-DEBBIE CLOWARD Many citizens were present to present the problems, existing within the Town, of hazardous driving. Stop signs are being ignored, cars are speeding, and drivers are ignoring flashing red lights on the school busses and are going around the busses when children are loading and unloading. The particular area of discussion was along Gooseneast Dr. It was reported that drivers have been clocked at speeds up to 60-70 MPH.

MINUTES OF ELK RIDGE TOWN COUNCIL MEETING - 9-14-93 CONT.

Suggestion:

1. Speed dips
 - A. Could also serve for drainage
 - B. Gary Proctor said there should be no problem with snow plowing.
 - C. Councilman Shuler is to check on
 1. Legalities (with attorney)
 2. Costs
2. More patrol from the Sheriff's dept.
(Councilmember Adams)
3. More parent patrol at bus stops (pick-up/drop off times)
 - A. Debbie Cloward to work with Councilmember Adams on obtaining equipment.
4. Possibility of Crosswalks
(Councilmember Shuler)

CUL DE SAC/
N. CLARK LN.

Douglas and Tracy Grover have recently moved into their home on North Clark Lane. The cul de sac is not finished off properly.

They propose;

That the Council compare the road to the accepted Town Standards; if it is determined that the cul de sac is not to standard, they request that the Town do whatever is necessary to correct the situation.

Councilmember Shuler is to review the matter and give a recommendation at the next Town Council meeting.

EAGLE SCOUT
PROJECT-
RICHARD DAVIS

Jan Davis presented the idea of Richard Davis for a proposed project. He would like to paint the Town Hall. Before actually approaching the Council for approval, it is necessary to determine if the Town would be willing to fund the project. The Council responded -yes- requesting that the prospective Eagle Scout gather the necessary information and approach the Council.

OAK BLUFFS
ESTATES/
PRELIMINARY &
FINAL APPROVAL

Don Mecham (developer) requests Preliminary and Final Plat approval for the revised Platting of Oak Bluffs Estates, Plat A. He was unable to obtain the necessary signatures of certain property owners. The original Plat was designed to include 5 developed lots that Mr. Mecham was to trade for 3 (undeveloped) lots which would have been crossed. The owners were agreeable, but changed their minds and would not sign the Plat.

MINUTES OF ELK RIDGE TOWN COUNCIL MEETING - 9-14-93 CONT.

Mr. Mecham revised the Plat to exclude the 5 lots. The new Plat goes around the 3 lots. The property owners are now responsible for developing their lots through the subdivision process. The revised Plat was approved by the Planning Commission.

MOTION WAS MADE BY TON SEARLE SECONDED BY LEA ANN ADAMS, TO APPROVE THE FINAL PLAT OF OAK BLUFFS ESTATES, PLAT A. VOTE: YES-(4), NO-NONE(0), ABSENT-MAYOR BEAN.

MECHAM
SUBDIVISION,
PLAT A/
EXTENSION

Don Mecham seeks an extension on the time allotted to him to finalize Mecham Subdivision. The time has exceeded the 1 year limit. He has been waiting for a resolution to the issue of Road Assessments on Loafer Canyon Road to be settled.

MOTION WAS MADE BY CLAYTON CREEK SECONDED BY TONY SEARLE, TO EXTEND THE TIME REQUIREMENT FOR FINAL APPROVAL 6 MONTHS, FOR MECHAM SUBDIVISION, PLAT A. VOTE: YES-(4), NO-NONE(0), ABSENT-MAYOR BEAN.

WATER LINE/
SALEM HILLS
DRIVE-
TONY SEARLE

Don Mecham is going to connect a 12" water main onto the 500,000 gal. Water Tank. The main will continue West down Salem Hills Dr. to Oak Bluffs Estates. An 8" line will split off to service the 1st phase of the subdivision. The Town will pay the difference between an 8" and a 12" line. Bids are necessary for the installation: 1. Don Mecham will offer his own bid.

MOTION WAS MADE BY TONY SEARLE SECONDED BY HAL SHULER, TO COMMISSION BRUCE HALL TO DESIGN THE 12" WATER LINE, WITH HYDRANTS, AND TO OBTAIN A 2ND INDEPENDENT BID. VOTE: YES(4), NO-NONE(0), ABSENT-MAYOR BEAN.

BUILDING
PERMIT
ISSUANCE
PRIOR TO
COMPLETION OF
IMPROVEMENTS

Should building permits be issued on lots within new subdivisions without a certain level of improvements having been completed? Bill Pierce would like to see all improvements in before permits are issued. Reasons:

1. Inspections difficult if utilities/roads are not in
2. Safeguard home owner - if home is built with no water/sewer - weather could prohibit installation of mains/laterals.

MINUTES OF ELK RIDGE TOWN COUNCIL MEETING - 9-14-93 CONT.

Councilmember Adams feels that if a Performance Bond is in place, there should be allowance for building permits prior to the completion of the improvements.

Don Mecham is to address the Planning Commission with a suggested list of completed improvements.

1. Sewer/Water mains and laterals installed
2. Road base

SOUTH CLARK
LANE-GARY
PROCTOR

A 2" (water main) on South Clark Lane is not delivering adequate pressure to the existing homes. A 6" line is the minimum standard. There could be an obstruction in the line. There is no way to "flush" the line. Estimate for replacement, \$3500 - \$3900. Gary Proctor is to obtain 3 bids for replacement of the line and present them at the next Council meeting.

ROADS DEPT.
UPDATE:
ESCALANTE/
ALPINE

1. Correction of the corner of Escalante/Alpine
 - A. Valley Asphalt - Approximately \$11,000
 Gary Proctor has been unable to collect other bids. Asphalt companies are busy with bigger jobs and don't need the Town's business.

Councilmember Shuler suggested an option: 1) Contact Noel Hyatt and use freeway asphalt to mix "cold mix". 2) Grant a variance to the property owners of the lot on the corner and post pone the correction of the corner.

REPAIRS:

September 25, 1993 is the date scheduled to patch the roads. Equipment is rented through Noel Hyatt. Help from the Council and other citizens is required.

PARKS/
RECREATION

A report by Lynn Jacobson was submitted for Council review.

1. Volleyball court
 - A. Leveled 9-18-93
 - B. Base sand & telephone poles (borders), donated
 - C. Grading, Dale Bigler checking with National Guard, work donated. The Town would provide lunch Sat./Sun. on 2nd week end in Oct

MINUTES OF ELK RIDGE TOWN COUNCIL MEETING - 9-14-93 CONT.

- D. If National Guard approves, priority of grades:
 - 1. The 2 playgrounds
 - 2. Tennis Court
 - 3. Walking paths
 - 4. Parameter work
- E. If National Guard declines, bids will be obtained for only #1, possibly #2.
- 2. Possible Grants
 - A. Tree planting
 - B. Playground equipment
- 3. Trees through State Prison
- 4. A request for donations for the Park will appear on the next utility bill from the Town.

SHERIFF'S
DEPT.
CONTRACT-
LEA ANN ADAMS

The Sheriff's Department is now billing the Town for calls over and above the 60.8 hours/year. The contract has not been interpreted as to require payment for calls. There has been one annual payment. \$2,500 is budgeted for the entire year for police protection. We have received a bill for calls from 1/93 - 6/93 amounting to \$657. Councilmember Adams is to meet with Sheriff Jerry Scott to discuss this matter.

WATER RIGHTS-
ROD DESPAIN

Rod Despain reported that there has been a major reversal in Transfer Policies regarding Irrigation companies. The Supreme Court ruled that applications for transfers from Irrigation Companies must be accompanied by a written concurrence from the Irrigation Company. This reverses the long standing rule that whomever holds the deed to the water shares determines to whom the share is sold.

How is Elk Ridge Affected?

- 1. Elk Ridge owns 6 shares of Springville Irrigation Co. (non transferable due to lack of concurrence of the Irrigation Co.)
- 2. Elk Ridge owns 220 shares of Upper East Union Irrigation Stock Co. (Will the court's decision be retroactive?)

MINUTES OF ELK RIDGE TOWN COUNCIL MEETING - 9-14-93 CONT.

Ron Ririe/ Ririe Subdivisions:

1. Deeded Town 6 shares in "good faith", expecting transfer
2. 6 shares won't transfer without concurrence
3. Town has advanced 14 rights to connect after Preliminary review; in anticipation of transfer.

Options:

1. Require Ron Ririe to obtain more Water shares
2. Use Town Reserve to satisfy the 14 rights to connect

The council decided to allow Mr. Ririe to go forward with his subdivision and use the Town's Reserve to supply the 14 rights to connect.

ANNEXATION
ORDINANCE-
ROD DESPAIN

The master Declaration for Annexation is to be presented at the next Planning Commission Meeting.

EXPENDITURES
GENERAL:

Councilmember Adams is to attend a seminar in Salt Lake City (10-4-93) on "Proposal Writing and Grantsmanship".

FINANCIAL
REPORT/7-93

Not available for approval.

APPROVAL OF
EXPENDITURES
FOR AUGUST
1993

MOTION WAS MADE BY TONY SEARLE SECONDED BY LEA ANN ADAMS, TO APPROVE THE EXPENDITURES FOR AUGUST.
VOTE: YES-(4), NO-NONE(0), ABSENT-MAYOR BEAN.

APPROVAL OF
MINUTES OF
PREVIOUS
MEETING

MOTION WAS MADE BY TONY SEARLE SECONDED BY CLAYTON CREEK, TO APPROVE THE MINUTES OF THE PREVIOUS MEETING AS PRESENTLY CONSTITUTED. VOTE: YES-(4), NO-NONE(0), ABSENT-MAYOR BEAN.

LOAFER
CANYON ROAD
ASSESSMENTS

Work Session discussion was reviewed. No additional information at this time.


MINUTES OF ELK RIDGE TOWN COUNCIL MEETING - 9-14-93 CONT.

NEW WELL/
PIPELINE-
TONY SEARLE

Councilmember Searle reviewed the possibility of rerouting the pipeline over Ken Hall's property and property owned by Bob Peay. This would eliminate the problems associated with running the line over property owned by Loafer Recreation Associates. Mayor Bean met with Loafer Recreation Associates and both attorneys. It appears that Loafer wants a cash settlement to end the condemnation process.

ADJOURNMENT

MOTION WAS MADE BY TONY SEARLE SECONDED BY CLAYTON CREEK TO ADJOURN. VOTE: YES-(4), NO-NONE(0), ABSENT-MAYOR BEAN.


Town Clerk

NOTICE & AGENDA

Notice is hereby given the Town Council of Elk Ridge will hold a regular Town Council Meeting on Tuesday, September 28, 1993, beginning with the Council Work Session at 7:00 P.M., the regular Council Meeting at 8:00 P.M. The meeting will be held at the Elk Ridge Town Hall, 80 E. Park Drive, Elk Ridge, Utah.

7:00 P.M. - COUNCIL WORK SESSION:

Master Plan/Water & Sewer-Tony Searle
New Well/Update-Tony Searle
Election Update-Town Clerk
Sheriff's Dept. Contract-Lea Ann Adams
Goosenest Dr./Speeding-Update-Hal Shuler

8:00 P.M. - REGULAR COUNCIL MEETING AGENDA ITEMS:

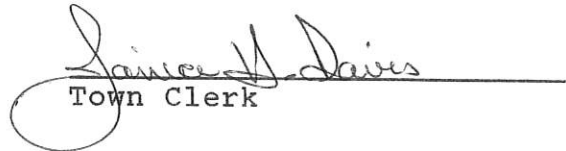
8:05 Invocation & Pledge of Allegiance
8:10 Approval of Agenda Time Frame
8:15 Bed & Breakfast/Baum-Ken Orton
8:30 Cul de sac/N. Clark Ln.-Tracy Grover
8:45 Building Permits/Improvements-Bill Pierce
8:55 Lot Substitution/Jim Winterton
9:10 Planning Commission Update-Clayton Creek
1. Shuler Ln. Approval
2. C-1 Recommendation
3. Master Annexation Policy Declaration
4. Planning Commission/Plan Review
(Members)
5. Loafer Canyon Rd. Assessments
9:40 South Clark Ln.-Gary Proctor
9:50 Fire Dept./Matching Funds-Lea Ann Adams
10:00 Roads Dept.
General:
Repairs:
Escalante/Alpine
Patching
10:15 Development Fees:
Cordell Logan
Ray Gibby
10:30 Adoption/Utah Traffic Code, 1993 Issue
10:35 Expenditures:
General
Certification School/Gary Proctor
Sheriff's Dept.
Town Pick-up Truck-Gary Proctor
Financial Reports for August, 1993
10:50 New Well
10:55 Approval of Minutes of Previous Meeting
11:00 Adjournment
Additions to Agenda:

Closed Session:

Council Agenda
9-28-93

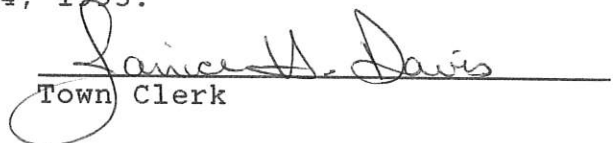
The times listed for each item and the agenda may be accelerated if time permits. All interested persons are invited to attend.

Dated this 24th day of September, 1993.


Town Clerk

CERTIFICATION

I, the undersigned, duly appointed and acting town clerk for the municipality of Elk Ridge hereby certifies that a copy of the foregoing Notice and Agenda was hand carried to the Payson Chronicle, 12 S. Main, Payson, Utah and mailed to each member of the governing body on September 24, 1993.


Town Clerk

ELK RIDGE TOWN COUNCIL WORK SESSION

September 28, 1993

TIME & PLACE OF MEETING The regular meeting of the Elk Ridge Town Council was held on Tuesday, September 28, 1993, beginning with the Work Session at 7:00 PM, and the regular Council Meeting at 8:00 P.M. at the Elk Ridge Town Hall, 80 East Park Drive, Elk Ridge, Utah.

Notice of time, place and Agenda of this meeting was provided to the Payson Chronicle and to each member of the governing body by mailing a copy to each on September 24, 1993.

ROLL CALL Mayor Bean, Council members: Tony Searle, Hal Shuler, Lea Ann Adams, Absent-Clayton Creek; Don Mecham, Tod Shulthess, Janice H. Davis, Town Clerk.

MASTER PLAN No update

NEW WELL After review, Councilmember Searle advised the Council that the driller has had ample time to retrieve his tools from the Well and that he will contact Bruce Hall for a decision as to how much time should be allowed. The Town is ready to move forward!

Questions to the driller; What are the consequences; if any, of building the well on top of the remaining tools? (Can the water be contaminated in any way?)

ELECTION UPDATE The Town Clerk informed the Council of the list of Candidates for the upcoming Municipal Elections:

Mayor - Lynn Jacobson
Councilmembers - Scot Sessions and Jim Nicolet

SHERIFF'S DEPT. CONTRACT-LEA ANN ADAMS The Town budgets a set amount for police protection each year, (2500). An annual payment is made. After review, the Sheriff's Dept. now interprets the contract as follows:

1. Annual payment - for preventative patrol
2. Separate billing - Police Calls

The Town has been billed for calls from Jan, 1993 to June 1993 in the amount of \$657. The Town also received a bill for calls in 1992 amounting to about \$2,000. The Clerk contacted Sheriff Jerry Scott and discussed the issue with him. If the Sheriff's Dept. is going to change their billing policy, they should have informed the Town prior to the end of the fiscal year (6-30-93). There are no funds budgeted for additional calls.

MINUTES OF ELK RIDGE TOWN COUNCIL WORK SESSION - 9-28-93 CONT.

Sheriff Scott was agreeable to the deletion of 1992's charges for the additional calls (since the statement was received in Sept., '93). Councilmember Adams is to meet with Sheriff Scott to further discuss this matter. The bill is not to be paid until the situation is clarified.

Questions to Sheriff Scott:

1. Possibility of renegotiating the contract for a higher amount?
 - A. This allows for budgeting
2. Will this affect Animal Control?

GOOSENEST DR./ Councilmember Shuler was to contact the Town's attorney, David Tucket, as to any legal problems associated with "speed dips" as well as other proposed ways to control speed and hazardous driving in Town. Mr. Tucket was contacted to research this matter, but has been unable to do so since he has been out of Town.

SPEEDING
UPDATE-
HAL SHULER

Suggestions:

1. Change speed limit from 30 MPH to 25 MPH
2. Speed dips
 - A. Councilmember Adams feels this would be hazardous. Cars, at high speeds, hit the dips and if out of control could be more dangerous.
 - B. Is this really a solution to drainage or would it create more of a problem?
3. Stop signs (3-way) - Elkhorn
4. 25 MPH by the LDS chapel
5. Cross walks (bus stops)
6. School bus loading signs

ELK RIDGE TOWN COUNCIL MEETING

September 28, 1993

TIME & PLACE OF MEETING

The regular meeting of the Elk Ridge Town Council was held on Tuesday, September 28, 1993, beginning with the Work Session at 7:00 PM, and the regular Council Meeting at 8:00 P.M. at the Elk Ridge Town Hall, 80 East Park Drive, Elk Ridge, Utah.

Notice of time, place and Agenda of this meeting was provided to the Payson Chronicle and to each member of the governing body by mailing a copy to each on September 24, 1993.

ROLL CALL

Mayor Bean, Councilmembers: Tony Searle, Hal Shuler, Lea Ann Adams, Clayton Creek; Rod Despain, Jim Nicolet, Brian Smith, Ross Baum, Ken Orton, Gary Proctor, Don Mecham, Todd Shulthess, Pat Jacobson, Tara Merryweather, Alicia Barker, Lori Nemelka, Julie Alsop, Leslie Baird, Tara Howard, Amber Fawson, Ken Hall, Douglas Grover, Scot Bell, Jim Winterton, Janice H. Davis, Town Clerk

INVOCATION & PLEDGE OF ALLEGIANCE

Prayer was offered by Tony Searle with the pledge of allegiance following.

APPROVAL OF AGENDA TIME FRAME

MOTION WAS MADE BY TONY SEARLE SECONDED BY LEA ANN ADAMS, TO APPROVE THE AGENDA TIME FRAME AS PRESENTLY CONSTITUTED, STRIKING THE 10:30 AND 10:50 ITEMS, ALLOWING TIME FOR KEN HALL/ANNEXATION TO BE MOVED FORWARD. VOTE: YES-(4), NO-NONE(0), ABSENT-CLAYTON CREEK.

ADOPTION/ RESOLUTION- HALL ANNEXATION

Ken Hall wishes to annex approximately 38 acres into Elk Ridge Town. The property is owned by Mr. Hall and his son, Thomas Hall.

Issues for consideration:

1. Is the property contiguous with Elk Ridge boundaries? (Yes it is)
2. Mr. Hall has agreed to allow the water pipeline from the New Well to be laid on his property if the requirements are within reason.
3. Will Annexation fees be waived? If so, which ones?

MINUTES OF ELK RIDGE TOWN COUNCIL MEETING - 9-28-93 CONT.

Rod Despain reviewed the Annexation Process with the Council. The Policy must be followed to avoid legal problems. Mr. Despain submitted a draft of a Resolution authorizing the preparation of a Policy Declaration related to the proposed Hall Annexation. The Council is in favor of working out the details of the proposed annexation.

MOTION WAS MADE BY MAYOR BEAN SECONDED BY HAL SHULER, TO ADOPT RESOLUTION #93-9-28-9R AUTHORIZING THE PREPARATION OF A POLICY DECLARATION RELATED TO THE PROPOSED HALL ANNEXATION TO ELK RIDGE TOWN. VOTE: YES(4), NO-NONE(0), ABSENT-(1) CLAYTON CREEK.

BED/BREAKFAST
BAUM

Mr. Baum seeks:

1. Approval of a temporary septic tank
 - A. Bonding the amount of installation
2. Building Permit allowance

The Council has requested that Mr. Baum be responsible for supplying proof that his property is too low for sewer connection at this time. Mr. Baum submitted a letter from Barry L. Prettyman (Surveyor) presenting information which Mr. Baum feels is proof that a sewer connection would be cost prohibitive at this time. Councilmember Searle asked whose property would the proposed line cross? Mr. Baum replied that Lee Haskell owns the property. The approximate cost of the sewer line, excluding manholes, is \$19,000. Councilmember Searle suggested splitting the cost with Clark Kay (Proposed Convenience Store), Lee Haskell (property owner) and Mr. Baum. Mr. Baum still feels the cost too high for a single lot developer.

Councilmember Adams expressed concerns:

1. Developers should be treated uniformly
2. This is a Commercial Zone. The proposed developments are not the same as a single family dwelling.
 - A. More people to be served in a Bed/Breakfast and a Convenience Store.
 - B. Does the Town want a Commercial Area on Septic Tanks?
3. Will septic tanks be allowed to other property owners as they develop?

Bonding for the cost of installation of a sewer line (property frontage only) would follow the same procedure as the bonding for upgrading the water line in the Goosenest area.

MINUTES OF ELK RIDGE TOWN COUNCIL MEETING - 9-28-93 CONT.

Rod Despain cautions:

1. Require sufficient bonding up front
 - A. There is a risk that the amount won't actually cover the cost of the installation.
2. Established in a "restricted" account (escrow)
3. Bond should be considered a "Cash Contribution"
 - A. No time limit
4. Capability to physically connect the building onto the main

MOTION WAS MADE BY CLAYTON CREEK SECONDED BY LEA ANN ADAMS, TO DENY A SEPTIC TANK TO THE BAUM'S PROPOSED BED AND BREAKFAST. VOTE: YES-(2), NO-(3) MAYOR BEAN, TONY SEARLE, HAL SHULER.

MOTION WAS MADE BY HAL SHULER SECONDED BY TONY SEARLE, TO ALLOW A BUILDING PERMIT FOR THE BAUM'S PROPOSED BED AND BREAKFAST WITH THE FOLLOWING CONDITIONS:

1. BONDING FOR THE FUTURE CONNECTION TO SEWER
2. TEMPORARY SEPTIC TANK APPROVED BY THE COUNTY HEALTH DEPT.
3. NO TIME FRAME FOR UPGRADE TO THE SEWER

VOTE: YES-(3) MAYOR BEAN, TONY SEARLE, HAL SHULER, NO-(2) LEA ANN ADAMS, CLAYTON CREEK.

This matter is referred to the Plan Review Committee for consideration. Issues: 1. Water connection 2. Water right

CUL DE SAC/
NO. CLARK LN.

Councilmember Shuler has reviewed the information presented at the last Council Meeting by Douglas Grover. The cul de sac is not finished off according to Town Standards. Mr. Grover requests a correction by the Town. Councilmember Shuler feels the Town is not in a position, financially, to correct the cul de sac at this time. He advised Mr. Grover to put down gravel, temporarily, until the Town is able to correct the situation. Councilmember Shuler stated that there are other road repair matters that take precedence over this matter.

MINUTES OF ELK RIDGE TOWN COUNCIL MEETING - 9-28-93 CONT.

Council advised Mr. Grover:

1. Get a quote on the cost of correction
2. Move his mailbox
3. Install gravel
4. Remind the Council when next fiscal year's budget is being created
5. Come to the Public Hearing on the Budget, held in June, 1994.

BUILDING
PERMITS/
IMPROVEMENTS

Bill Pierce's Concerns:

1. To issue building permits without a minimum level of subdivision requirements presents problems, Example: Home under construction - a hard winter - home could be ready to occupy before improvements are in, this creates problems to the homeowner, himself as the Building Inspector, and the Town.

Recommends:

1. Sewer/water mains in the streets before a building permit is issued
 - A. Homeowner could occupy before the road is in, not without water/sewer.

Rod Despain is to draft an amendment to the Subdivision Ordinance including time limits for the completion of certain improvements. The Council and Bill Pierce agreed that partial building permits could be issued to allow the homeowners to proceed.

LOT
SUBSTITUTION

Elk Ridge owns Lot 18, Plat C, Salem Hills Subdivision as a Property Bond. Jim Winterton informed the Council of a prospective buyer who wants to purchase the lot, as is, with easements. Mr. Winterton wishes to trade Lot 18 for 1 or 2 future lots to be developed, which should eventually be of greater value than the one lot. Councilmember Creek asked if the sale of Lot #18 could fund road improvements on Hillside Dr. The money left would not be sufficient to complete the improvements needed.

Rod Despain:

1. Would replacement lot (lots) be more sellable?
2. How does the trade take place prior to Subdivision approval for the proposed development?
3. Prior plat drawings are invalid with new Zoning requirements.
4. Is it possible to make adjustments in the Plat?
5. There is an Association fee of \$6,500 on the lots in Plat C sold by Jim Winterton. (Sale of lot #18 would be less \$6,500).

MINUTES OF ELK RIDGE TOWN COUNCIL MEETING - 9-28-93 CONT.

6. Until the substitute lot (lots) are buildable, not an equal exchange.

Issues:

1. Accept substitute lot, release claim on Lot #18
 2. Substitution is based on an unapproved Plat
 - A. What changes are required for approval?
- The Council is not ready to release the Town's interest in Lot #18 at this time.

Councilmember Shuler is to study this matter as to the feasibility of the future development. Jim Winterton reminded the council that it is difficult to find buyers for "unusual" lots and that there is an offer in place.

PLANNING
COMMISSION-
UPDATE

Councilmember Clayton Creek reviewed the Planning Commission agenda items with the council:

1. Shuler Lane - approved, to widen as much as possible
2. Master Annexation Declaration - Rod Despain submitted a draft of the Annexation Policy for consideration
3. C-1 Recommendations
 - A. Zone Change denied
 - B. Tighten restrictions with the Zone
4. Members/Planning Commission
 - A. Matt Dastrup
 - B. Mike Ashton
 - C. Michelle Curtis

The point was made that no one would be serving from the Goosenest area. Councilmember Creek is to contact the above proposed members.

5. Loafer Canyon Road Assessments
 - A. A quote is needed for the cost of curb/gutter
 - B. Alternatives to curb/gutter are being considered

SOUTH CLARK
LANE

South Clark Lane is served by a 2" line. There are pressure problems with 2 of the homes. Is it due to the 2" line? Does the line need to be replaced? Gary Proctor tested the pressure at every home on the street, and it was adequate at every home (at least 50 lbs). Mr. Proctor will check for blockages in the meters. Further testing and review is suggested, before considering replacement of the 2" line with a 6" line. It would cost the Town approximately \$3,900 for replacement.

MINUTES OF ELK RIDGE TOWN COUNCIL MEETING - 9-28-93 CONT.

MOTION WAS MADE BY TONY SEARLE SECONDED BY HAL SHULER, TO APPROVE THE EXPENDITURE OF FUNDS UP TO \$4,000 TO REPLACE THE 2" LINE ON SOUTH CLARK LANE WITH A 6" LINE, CONDITIONED UPON EXHAUSTING ALL OTHER POSSIBILITIES. VOTE: YES-(4), NO-NONE(0), ABSENT(1) CLAYTON CREEK.

FIRE DEPT. Councilmember Adams reports that the Fire Dept. has
MATCHING FUNDS received a grant for \$2,000. It is for "matching
LEA ANN ADAMS funds". The "matching funds" will be from
"Equipment" in the Fire Dept. Budget.

ROADS DEPT
GENERAL:

- A) Dugway
Cost: for digging post holes, volunteer help to be used. Gary Proctor is negotiating for all metal posts from UDOT.
- B) B & C road Funds: Councilmember Shuler feels the Town is entitled to more money based on-
 - 1. Miles of road
 - 2. Population

REPAIRS:

- A) Escalante/Alpine - Geneva Rock issued a bid for \$7,700 to correct the corner. Councilmember Shuler questions if the Town wants to spend the Roads Budget on a correction onto a bad road (Escalante)
- B) Salem Hills Dr. - Geneva Rock estimates \$6,270 for the section of "overlay".

MOTION WAS MADE BY HAL SHULER SECONDED BY TONY SEARLE, TO AUTHORIZE GARY PROCTOR TO OBTAIN CONTRACTS ON THE ESCALANTE/ALPINE CORRECTION AND 25,000 SQUARE FEET OF 1" OVERLAY ON SALEM HILLS DR. VOTE: YES-(4), NO-NONE(0), ABSENT(1) CLAYTON CREEK.

Curtis' are to be notified of this correction on Escalante/Alpine.

DEVELOPMENT
FEES -
CORDELL LOGAN

- 1. Cordell Logan has submitted proof of payment of development fees for lot 11C, Plat D, Salem Hills Subdivision. Additional development fees (\$2,500) were paid to the Town to expedite the issuance of a building permit. Councilmember Adams feels the proof is inconclusive.

MINUTES OF ELK RIDGE TOWN COUNCIL MEETING - 9-28-93 CONT.

MOTION WAS MADE BY TONY SEARLE SECONDED BY HAL SHULER, TO REFUND \$2,500 TO CORDELL AND RUTH LOGAN (DEVELOPMENT FEES PAID IN 1993 FOR LOT 11C, PLAT D). VOTE: YES-(3) MAYOR BEAN, HAL SHULER, TONY SEARLE, NO-(1) LEA ANN ADAMS, ABSENT-(1) CLAYTON CREEK.

RAY GIBBY

2. Raymond Gibby purchased land from Jim Winterton in 1971. \$2,000 were paid to the Salem Hills Homeowners Association for membership. Mr. Gibby feels this money paid should be considered as development fees and that he should be entitled to a water right. The subdivision process has been explained to Mr. Gibby and a copy of the Subdivision Ordinance sent to him by the Town Clerk.

The Council's decision; if the land is to be developed:

1. Development fees must be paid
2. No entitlement to a water right, he must make application

EXPENDITURES

GENERAL:

1. Certification School

CERTIFICATION SCHOOL

MOTION WAS MADE BY TONY SEARLE SECONDED BY MAYOR BEAN, FOR APPROVAL OF FUNDS TO BE EXPENDED FOR THE OCT. 11, 1993 CERTIFICATION CLASSES (WATER OPERATORS). VOTE: YES-(4), NO-NONE(0), ABSENT-(1) CLAYTON CREEK.

SHERIFF'S DEPARTMENT

No action

SPEEDING CONTROL

- A. Stop signs at Elkhorn Dr. (2)
 - B. "High Hazzard" crossing lines
 - C. More Patrol - early morning
- For the Newsletter: Mayor Bean said, "Slow Down, or we'll put stop signs on every block!"

TOWN PICK-UP

Pick up for the Town at \$5,300 (the Town can sell the jeep for about \$500)

Councilmember Adams feels the price is high and that the Town should consider a truck more suited to road work.

1. not 4-wheel drive (more repairs, more insurance)
2. no extended cab

MINUTES OF ELK RIDGE TOWN COUNCIL MEETING - 9-28-93 CONT.

Councilmember Shuler feels Gary Proctor does a lot of driving on errands for the Town and needs these features.

MOTION WAS MADE BY TONY SEARLE SECONDED BY HAL SHULER, TO APPROVE THE PURCHASE OF THE PICK-UP FOR \$5,300. VOTE: YES-(3) MAYOR BEAN, HAL SHULER, TONY SEARLE, NO-(1) LEA ANN ADAMS, ABSENT-(1) CLAYTON CREEK.

FINANCIAL
REPORTS

1. July's report had many mistakes due to a change in personnel at the CPA's office. It was not approved.
2. August's report was moved to the next Council Meeting.

APPROVAL OF
MINUTES OF
PREVIOUS
MEETING

MOTION WAS MADE BY TONY SEARLE SECONDED BY LEA ANN ADAMS, TO APPROVE THE MINUTES OF THE PREVIOUS MEETING AS PRESENTLY CONSTITUTED. VOTE: YES-(4), NO-NONE(0), ABSENT-(1) CLAYTON CREEK.

NON AGENDA
ITEM-
LEA ANN ADAMS

Councilmember Adams requested the Council's acceptance of a letter of resignation. Her concerns are that she feels she is not accomplishing what her expectations of the office were. She is to submit the letter to each member of the council for review and acceptance at the next Council Meeting.

ADDITIONS TO
THE AGENDA

RON RIRIE/
WATER RIGHTS,
DEVELOPMENT
FEES
OAK BLUFFS
ESTATES

Oak Bluff Estates includes 19 lots, 15 owned by Don Mecham, 4 owned by Ron Ririe. The Subdivision received Final Plat approval at the previous Council Meeting. (The Mayor was absent from the meeting). When the Council gave Final approval, they understood that Ron Ririe's lots were a substitution for the 5 lots which were deleted from the subdivision, rather than in addition to the 15 lots owned by Mr. Mecham. The plat is not yet recorded due to a technicality. The 19 lots were brought to the attention of the Town Clerk By Mr. Mecham, who was concerned about development fees for Ririe's 4 lots. Mr. Mecham was present to explain his position to the Council.

MINUTES OF ELK RIDGE TOWN COUNCIL MEETING - 9-28-93 CONT.

Mr. Mecham, in replatting his subdivision, had incomplete roads. Rod Despain suggested an arrangement with Ron Ririe, as owner of property adjacent to Mr. Mecham's property. (Mr. Ririe's lots, if included into the Plat would finish off a corner of a road.) Mr. Ririe agreed, informing Mr. Mecham that he was assured of 18 water rights, 14 of which are assigned to Plats A and C of Ririe Subdivision.

Problems existing with Ririe's 4 lots:

1. No promise of 18 rights, 18 was a rough, preliminary estimate for the connections resulting from the transfer of shares deeded to the Town. (Those shares are probably non-transferrable due to non-concurrence on the part of the Irrigation Co. involved).
2. Council was not approached for an advance on water rights
3. Development fees not paid

Options:

1. Modify Plat excluding Ririe's 4 lots (leaves the roads unfinished)
2. Approve as is
 - A. grant 4 additional connections to Ririe
3. Allow Plat to go forward/no building permits on Ron Ririe's 4 lots
 - A. Ririe resolves water rights
4. Ron Ririe pays for water rights
 - A. From Town's reserve
5. Plat goes forward, with a 4 lot deficit, for water rights on future development of Don Mecham

MOTION WAS MADE BY CLAYTON CREEK SECONDED BY MAYOR BEAN, TO UPHOLD THE FINAL PLAT APPROVAL OF OAK BLUFF ESTATES.


1. 15 LOTS - OWNED BY MECHAM DEVELOPMENT
2. 4 LOTS - OWNED BY RON RIRIE
 - A. RON RIRIE'S LOTS ARE APPROVED AS PART OF OAK BLUFF ESTATES, WITH 2 CONDITIONS:
 1. DEVELOPMENT FEES ARE PAID
 2. LOTS 1,2,15,16 ARE TAGGED AGAINST BUILDING UNTIL THE WATER RIGHTS ISSUE IS SOLVED.

VOTE: YES-ALL(5), NO-NONE(0).

1. Ron Ririe is to be informed of the decision
2. Waivers of Entitlement to build to be recorded with the plat

MINUTES OF ELK RIDGE TOWN COUNCIL MEETING - 9-28-93 CONT.

ADJOURNMENT MOTION WAS MADE BY TONY SEARLE SECONDED BY LEA ANN
ADAMS TO ADJOURN. VOTE: YES-(4), NO-NONE(0),
ABSENT-(1) CLAYTON CREEK.


Town Clerk

NOTICE & AGENDA

Notice is hereby given the Town Council of Elk Ridge will hold a regular Town Council Meeting on Tuesday, October 12, 1993, beginning with the Council Work Session at 7:00 P.M., the regular Council Meeting at 8:00 P.M. The meeting will be held at the Elk Ridge Town Hall, 80 E. Park Drive, Elk Ridge, Utah.

7:00 P.M. - COUNCIL WORK SESSION:

New Well/Update-Tony Searle
Election Update-Town Clerk
Allred/Gasser Update-Mayor
Water Rights
Letter of Resignation-Lea Ann Adams

8:00 P.M. - REGULAR COUNCIL MEETING AGENDA ITEMS:

8:05 Invocation & Pledge of Allegiance
8:10 Approval of Agenda Time Frame
8:15 Franchise Fees-David Tuckett
8:30 Jerry Thun
 1. Access to Water Tanks
 2. Hunting
 3. Utility Easement
8:45 Brian Smith-No Hunting Signs
8:50 New Well-Tony Searle
8:55 Goosenest Dr.-Lea Ann Adams
9:05 Sheriff's Dept. Contract-Lea Ann Adams
9:15 Water Rights
9:20 Roads Dept.
 General:
 Repairs:
 Escalante/Alpine
 Patching
9:30 New Development/Jim Winterton-Hal Shuler
9:45 Adoption/Utah Traffic Code, 1993 Issue
9:50 Parks/Recreation-Hal Shuler
9:55 Approval/Election Judges
10:00 Expenditures:
 General
 Building Inspection
 Cement Steps/Park
 Back up Snowplow Driver
 Expenditures for Month of September
 Financial Reports for August, 1993
10:20 Approval of Minutes of Previous Meeting
10:25 Adjournment
Additions to Agenda: Subdivision Improvements Update

Closed Session:

Council Agenda
10-12-93

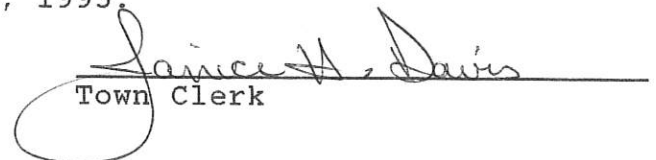
The times listed for each item and the agenda may be accelerated if time permits. All interested persons are invited to attend.

Dated this 8th day of October, 1993.


Town Clerk

CERTIFICATION

I, the undersigned, duly appointed and acting town clerk for the municipality of Elk Ridge hereby certifies that a copy of the foregoing Notice and Agenda was hand carried to the Payson Chronicle, 12 S. Main, Payson, Utah and mailed to each member of the governing body on October 8, 1993.


Town Clerk

ELK RIDGE TOWN COUNCIL WORK SESSION

October 12, 1993

TIME & PLACE OF MEETING

The regular meeting of the Elk Ridge Town Council was held on Tuesday, October 12, 1993, beginning with the Work Session at 7:00 PM, and the regular Council Meeting at 8:00 P.M. at the Elk Ridge Town Hall, 80 East Park Drive, Elk Ridge, Utah.

Notice of time, place and Agenda of this meeting was provided to the Payson Chronicle and to each member of the governing body by mailing a copy to each on October 8, 1993.

ROLL CALL

Mayor Bean, Council members: Tony Searle, Hal Shuler, Lea Ann Adams, Absent-Clayton Creek; Ernestine Folks, David Tuckett, Lynn Jacobson, Jim Nicolet, Janice H. Davis, Town Clerk.

NEW WELL UPDATE- TONY SEARLE

Councilmember Searle reported that according to the Engineer, the driller would start test pumping either 10-12-93 or 10-13-93 for 24-72 hours.

The Attorney advised:

1. Hearing date for Immediate Occupancy is set for 10-18-93
 - A. Legal descriptions are needed from the Engineer.
2. Mayor Bean and Bruce Hall should be at the attorney's office by 7:30 AM, the Hearing is scheduled at 8:30 AM.
3. Anytime the Loafer Condemnation is discussed, it should be in Executive Session.
4. Loafer Associates are asking \$150,000 to settle out of court.

ELECTION UPDATE- TOWN CLERK

Canvassing the November 2, 1993 Election, with the Town Council will take place the same night (Nov. 2) at 9:30 PM.

ALLRED/GASSER UPDATE- MAYOR

Mayor Bean has the promise of one of the required 2 signatures on a Performance Agreement between the Town, Vernile Gasser and Rey Allred for the Elkhorn Cul de sac. The Mayor feels he can obtain both signatures.

WATER RIGHTS

Moved to later in the meeting, Rod Despain not present.

MINUTES OF ELK RIDGE TOWN COUNCIL WORK SESSION - 10-12-93 CONT.

LETTER OF RESIGNATION- LEA ANN ADAMS Councilmember Lea Ann Adams submitted her letter of resignation to the Council for review, so that her views would be understood. After careful reconsideration, councilmember Adams withdrew her resignation. She feels she still has things to accomplish as a Councilmember for the Town.

NON-AGENDA ITEM The Clerk will try to arrange a "Meet the Candidates Night" on Tuesday, 10-19-93, at 7:00 PM. A flyer will go out to residents.

WITH AN EXCESS OF TIME IN THE WORK SESSION, CERTAIN AGENDA ITEMS WERE MOVED FORWARD.

ROADS DEPT.

General:

1. Council discussion, 2 week time limit for compaction to settle (for ditches cut into the road), then asphalt must be replaced.
2. Utah County is going to install culverts on Loafer Canyon Road. Easements are needed from property owners.
3. Assistant Public Works Supervisor:
Councilmember Searle feels an assistant is necessary. Kent Crawford is to be contacted, is he interested in continuing as an assistant even after he moves? Ernestine Folks asked if an assistant is necessary. She expressed that the idea was to phase out the necessity of an assistant. Councilmember Searle recalls that the intent was to switch the duties, but to retain Mr. Crawford as a consultant and assistant.

Repairs:

Geneva Rock is going to do all of the work in Town: 1. Alpine/Escalante 2. Overlay/Salem Hills Dr. 3. Patchwork

GOOSENEST DR.- LEA ANN ADAMS Stop signs are ordered for Elkhorn Dr. Gary Proctor is to install them. Dave Tuckett is checking on the legality of speed dips on Goosenest Dr.

SHERIFF'S DEPARTMENT CONTRACT- LEA ANN ADAMS Councilmember Adams met with the Sheriff's Department to discuss the billing contract. They cannot negotiate for the calls to be included in one annual fee, the amount of crime for the year cannot be predicted.

MINUTES OF ELK RIDGE TOWN COUNCIL WORK SESSION - 10-12-93 CONT.

As the contract has been interpreted, the individual calls have been virtually free of charge.

Options:

1. Renegotiate Contract/Police Protection and Animal Control
 - A. Total hourly
2. Contract stands as is (possible budget of \$5,000)
 - A. Preventative
 - B. Hourly
3. Appeal to a higher authority at the Sheriff's Dept.
4. Check with other Towns on costs for protection (Payson/Salem)
 - A. Services from smaller Towns may not be as extensive as the County's services
 - B. Services would be closer than the County. Councilmember Adams is to check with other Towns to determine satisfaction with service, and write up findings for the Council. The Council favors option #2.

ELK RIDGE TOWN COUNCIL MEETING

October 12, 1993

TIME & PLACE OF MEETING The regular meeting of the Elk Ridge Town Council was held on Tuesday, October 12, 1993, beginning with the Work Session at 7:00 PM, and the regular Council Meeting at 8:00 P.M. at the Elk Ridge Town Hall, 80 East Park Drive, Elk Ridge, Utah.

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ROLL CALL Mayor Bean, Councilmembers: Tony Searle, Hal Shuler, Lea Ann Adams, Clayton Creek; Brian Smith, Lynn Jacobson, David Tuckett, Jim Nicolet, Jerry Thun, Ernestine Folks, Rod Despain, Bill Pierce, Janice H. Davis, Town Clerk

INVOCATION & PLEDGE OF ALLEGIANCE Prayer was offered by Mayor Bean with the pledge of allegiance following.

APPROVAL OF AGENDA TIME FRAME MOTION WAS MADE BY TONY SEARLE SECONDED BY LEA ANN ADAMS, TO APPROVE THE AGENDA TIME FRAME AS PRESENTLY CONSTITUTED, STRIKING THE FOLLOWING ITEMS FROM THE REGULAR SESSION: 8:50, 8:55, 9:05, 9:20, 9:50. VOTE: YES-(4), NO-NONE(0), ABSENT-CLAYTON CREEK.

FRANCHISE FEES- DAVID TUCKETT Mt. Fuel has submitted a 50 year contract to the Town for consideration. David Tuckett has reviewed it and was present to inform the council about franchise fees which can be charged to utility companies as a source of revenue. Utah League of Cities & Towns recommends the Town not accept any money offered in the contract.

Discussion:

1. Mr. Tucket found no wording in the contract to preclude the charging of franchise fees.
2. Mr. Tucket feels this is a "Political Issue"

Disadvantages:

- A. The charge fee would be passed on to residents
- B. Utah Tax Payers Association could take the issue to court to set precedent.

MINUTES OF ELK RIDGE TOWN COUNCIL MEETING - 10-12-93 CONT.

3. Does the Town have to sign? Can the contract be ignored?

Councilmember Adams is to contact Mike Johnston from Mt. Fuel

1. Why the contract now?

2. Invitation to attend a Council Meeting

Mr. Tucket is to be notified if he is to revise the contract.

JERRY THUN

1. ACCESS TO
WATER TANKS

I. The 20 ft. easement at the rear of the property, for access to the underground water tank, is being abused by many individuals: parking, drinking, littering. There is also the dangerous condition of people driving over the top of the Tank. The sheriff has been called on several occasions. Mr. Thun feels this is an invasion of privacy and property.

Proposes:

1. Close off, access to easement, to the public.

A. Gate with a sign

1. There are gates with excess fencing for the lagoon.

2. "Dead end" sign on Oak Lane and Hillside Dr.

HUNTING

II. Dangerous situation exists with hunters too close to homes.

Proposes installation of "No Hunting" signs this week as hunting season begins the week end of 10-22-93. (Fish and Game Dept. may have free "No Hunting" signs available to property owners).

Action:

1. Scout troops, needing service hours, available to post signs
2. Request patrol for specific areas
3. "No Hunting" warning in the Town newsletter.

UTILITY
EASEMENT

III. Water Tank

Mr. Thun claims the water tank overflows on a daily basis. The water runs for 3-4 hours at a time. This is costly to the Town and wastes water. Mr. Thun has contacted Gary Proctor often about this problem. With the winter season, the water makes Oak Lane very slippery & wet. In addition to the overflow, Mr. Thun has been dealing with waste water from the tank. He cannot dig a barrow-ditch deep enough due to a buried phone line.

ETING - 10-12-93 CONT.

Mr. Thun needs assistance from the Town.

- 1) What is the Town's responsibility? (check out cost)
- 2) Inform him as to his own responsibility.
- 3) Phone lines are only 6" deep, should be at least a foot deep, call Phone Co.

BRIAN SMITH

It is illegal to hunt within 600' of private property. Mr. Smith also requests "No Hunting" signs. He recommends amending the Town's Ordinance to make hunting within Elk Ridge City limits illegal.

Problem:

Elk Ridge is privately owned property. Councilmember Shuler is concerned, he feels the Town Government should not dictate no hunting restrictions for private property.

Suggestions/signs:

1. Hunting by permission only
2. No hunting

WATER RIGHTS

Rod Despain

1. Thorn - Mrs. Thorn has made it known through her lawyer, Randy Kester, that she is no longer interested in selling her water rights. Councilmember Lea Ann Adams is to contact her directly.
2. Clark Palfreyman has offered to sell the remainder of the right sold to Mike Johnson (about 40 acre ft. available), at \$1,000/acre ft. The rights are very transferable. Neither the Thorn nor Palfreyman rights are irrigation companies.

The cost of water rights is going up. Rod Despain informed the council that \$1,000/acre ft. is not unreasonable. The Council is considering raising the charge for water rights from the Town. (Paid at the time of development)

Councilmember Searle is to contact Bruce Hall to apply for an extension for the Upper East Union Irrigation Company Water shares owned by the Town, until a measuring devise can be installed to measure the flow into Utah Lake. Application must be in before the end of November, 1993.

MINUTES OF ELK RIDGE TOWN COUNCIL MEETING - 10-12-93 CONT.

NEW
DEVELOPMENT-
JIM WINTERTON

Jim Winterton has a buyer for Lot 18, Plat C. He wishes to trade the Town two lots in a future development. Rod Despain advises that Jim Winterton go forward with his proposed development to the Planning Commission, and get the bonding in place. The exchange would be with improved lots, not an improved lot for undeveloped land. Councilmember Searle points out that Mr. Winterton will probably not be able to perfect his subdivision process before the prospective buyer loses interest in lot #18. Councilmember Searle suggests selling the lot and taking what the Town can get from the sale, after payment of the \$6,500 Association fee. Ernestine Folks cautioned against accepting unimproved lots. The Town did this 15 years ago and is left with a partially unimproved subdivision (Plat C).

Question to the Council:

Would the sale of Lot #18, Plat C leave the Town with enough money to complete Hillside Dr.? Boyd Winterton is attempting to develop 4 lots on the West side of Hillside Dr., there is the potential of that portion of the road being improved through this development. After further discussion; it was the feeling of the Council to:

1. Encourage Jim Winterton to go forward with the subdivision process, to delay consideration of a lot trade until the improvements of the proposed development are either complete or bonded for.
2. As Mr. Winterton moves forward with his proposed development, the main issue is one of "design":
 - A. Can the road be moved?
 - B. Can the lots meet the size requirements?
3. Postpone the sale of Lot #18. The lot was only on the market for 3 days when an offer was received. It was felt that the lot will sell later as well as now.

ADOPTION/UTAH
TRAFFIC CODE,
1993 ISSUE

MOTION WAS MADE BY TONY SEARLE SECONDED BY LEA ANN ADAMS, TO ADOPT AN ORDINANCE OF THE TOWN OF ELK RIDGE WHICH ADOPTS THE UTAH CRIMINAL AND TRAFFIC CODE, 1993 EDITION. VOTE: YES-ALL(5), NO-NONE(0).

MINUTES OF ELK RIDGE TOWN COUNCIL MEETING - 10-12-93 CONT.

PARKS/
RECREATION-
HAL SHULER

Lynn Jacobson submitted a report to the Council:

1. Paul Cazier has done surveying/markings
2. Dale Bigler has worked with the National Guard to do all the leveling for the playground. The rest of the leveling will be done the 2nd week end in November. (or next Spring)
3. Blue Stakes has been contacted
 - A. Mt. Fuel is to mark gas line

Lynn Jacobson is to write up a summary of the progress of the playground for the Newsletter.

APPROVAL/
ELECTION
JUDGES

MOTION WAS MADE BY TONY SEARLE SECONDED BY CLAYTON CREEK, TO APPOINT THE ELECTION JUDGES AS FOLLOWS:

CORRINNE PETERSON
JULIE JORGENSEN
SHARON SHULER

ALTERNATES:

SUE EGGETT
BETH JARVIS
ANNEBEL MATHEWS

VOTE: YES-ALL(5), NO-NONE(0)

EXPENDITURES
GENERAL:

1. Building inspection

Taylor Homes has reported an inability to work with Bill Pierce. They claim he will not return calls and that he doesn't show up for appointments. Taylor Homes has informed the Town that they are hiring Kent partridge to inspect their home. Members of the council mentioned having received similar complaints. Councilmember Creek suggests documenting these complaints. The subject was placed on the Agenda by the Clerk, approved by Mayor Bean, as an addition for 2 reasons:

 1. Directions as to payment for inspections on Taylor Homes job.
 2. To establish if there is a need for a back-up Inspector.
 - A. Kent Partridge approached the Town to propose working "back-up" to Bill Pierce.

Suggestion:

Choice at the time of Building Permit:

 1. Bill Pierce's 35% of Building Permit fee
 2. \$350 for Kent Partridge

MINUTES OF ELK RIDGE TOWN COUNCIL MEETING - 10-12-93 CONT.

Councilmember Creek is to contact Bill Pierce and discuss this suggestion with him.

2. Payment of \$360 for the cement steps to the ball park is to be coded to Capital Projects - Parks
3. Sheriff's Dept. bill for calls - do not pay yet
4. Back-up Snow Plow driver
Susan Barrett has applied. Gary Proctor is to allow her to try to manage the truck and plow.

APPROVAL OF
LIST OF
EXPENDITURES
FOR SEPTEMBER
1993

MOTION WAS MADE BY TONY SEARLE SECONDED BY CLAYTON CREEK, TO APPROVE THE LIST OF EXPENDITURES FOR SEPTEMBER. VOTE: YES-ALL(5), NO-NONE(0).

APPROVAL OF
FINANCIAL
REPORT FOR

MOTION WAS MADE BY TONY SEARLE SECONDED BY MAYOR BEAN, TO APPROVE THE FINANCIAL REPORT FOR AUGUST WITH CORRECTIONS MADE IN THE SEPTEMBER REPORT. VOTE: AUGUST 1993 YES-ALL(5), NO-NONE(0).

APPROVAL OF
MINUTES OF
PREVIOUS
MEETING

MOTION WAS MADE BY TONY SEARLE SECONDED BY MAYOR BEAN, TO APPROVE THE MINUTES OF THE PREVIOUS MEETING AS PRESENTLY CONSTITUTED. VOTE: YES-ALL(5), NO-NONE(0).

ADDITIONS TO THE AGENDA:

SUBDIVISION
IMPROVEMENTS
UPDATE

1. Ridge View Meadows
 - A. Service from SESD not verified, lines won't be installed until Water/Sewer laterals are in
2. Oak Bluff Estates
 - A. SESD says power will not be in until spring.
 1. Don Mecham says it is a cash flow problem, he will pay the money up front and dig the ditch for the line.
 2. Dwane Curtis from SESD says it will take time and no one will be building up there by November.
 - B. Bill is directed to issue "Partial" Building Permits
Definition: It is referred to as "fast tracking" to allow the builder to go ahead with the first phase of building. (short term)

MINUTES OF ELK RIDGE TOWN COUNCIL MEETING - 10-12-93 CONT.

A certain level of improvements must be complete, or nearly complete (that is, a few days away) before issuance of any permit.

According to the Zoning Ordinance:

1. Water/Sewer (mains and laterals)
2. Hard surface
 - a. if bonding is in place, "hard surface" can be "road base"

The Council decided that there are 2 choices:

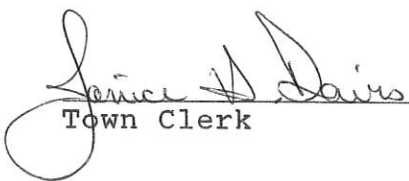
1. Uphold the Ordinance
2. Amend the Ordinance

- C. 4 lots, owned by Ron Ririe, in Oak Bluff Estate were recorded along with Don Mecham's 15 lots. There were to be waivers (liens) recorded along with the plat on those 4 lots. 2 of those liens were not recorded due to a transfer in trusts with Ron Ririe. The Title Company Mr. Mecham used (Century Title) should not have recorded the Plat without all the liens. The Town will hold all documents for recording and will record all documents and Plats.

The Title Co. assured Councilmember Adams that the liens will be recorded as soon as possible

ADJOURNMENT

MOTION WAS MADE BY CLAYTON CREEK SECONDED BY LEA ANN ADAMS TO ADJOURN. VOTE: YES-ALL(5), NO-NONE(0).


Town Clerk

NOTICE & AGENDA

Notice is hereby given the Town Council of Elk Ridge will hold a regular Town Council Meeting on Tuesday, October 26, 1993, beginning with the Council Work Session at 7:00 P.M., the regular Council Meeting at 8:00 P.M. The meeting will be held at the Elk Ridge Town Hall, 80 E. Park Drive, Elk Ridge, Utah.

7:00 P.M. - COUNCIL WORK SESSION:

MEET THE CANDIDATES NIGHT

7:30 P.M. SESD
New Well/Update-Tony Searle
Water Rights
 Thorn-Lea Ann Adams
 Development Fee Charge

8:00 P.M. - REGULAR COUNCIL MEETING AGENDA ITEMS:

8:00 Invocation & Pledge of Allegiance
8:05 Approval of Agenda Time Frame
8:10 Harris Lot Split
 1. Acceptance/Development Fees paid on Ingram's lot
 2. Water Rights
8:25 La Ron Taylor-Water line
8:35 Lee Haskell/Off-site Improvement Obligation
9:55 Brad Shuler Subdivision-
 Preliminary & Final Approval

9:15 Jim Winterton Subdivision
 1. Planning Commission Recommendation-
 Acceptance of 3 Non-Conforming lots (1,2,3)
 2. Water Rights Requirement-How satisfied?
9:35 Hall Annexation/Declaration
9:45 Building Inspections/Building Permit Fees
 Bill Pierce
10:00 Public Safety-Lea Ann Adams
 General
 Sheriff's Dept. Contract
10:15 Roads Dept. Update
10:20 New Well
10:25 Water Rights
10:35 Expenditures:
 General:
 Town Pick-up
10:45 Approval of Minutes of Previous Meeting
10:50 Town Hall Rental
10:55 Adjournment
Additions to Agenda:

Closed Session:

Council Agenda
10-26-93


The times listed for each item and the agenda may be accelerated if time permits. All interested persons are invited to attend.

Dated this 22nd day of October, 1993.


Town Clerk

CERTIFICATION

I, the undersigned, duly appointed and acting town clerk for the municipality of Elk Ridge hereby certifies that a copy of the foregoing Notice and Agenda was hand carried to the Payson Chronicle, 12 S. Main, Payson, Utah and mailed to each member of the governing body on October 22, 1993.


Town Clerk

ELK RIDGE TOWN COUNCIL WORK SESSION

October 26, 1993

TIME & PLACE
OF MEETING

The regular meeting of the Elk Ridge Town Council was held on Tuesday, October 26, 1993, beginning with Meet the Candidates Night at 7:00 PM, and the Work Session at 7:30 PM, with the regular Council Meeting at 8:00 P.M. at the Elk Ridge Town Hall, 80 East Park Drive, Elk Ridge, Utah.

Notice of time, place and Agenda of this meeting was provided to the Payson Chronicle and to each member of the governing body by mailing a copy to each on October 22, 1993.

ROLL CALL

Mayor Bean, Council members: Tony Searle, Hal Shuler, Lea Ann Adams, Absent-Clayton Creek; LaRon Taylor, Patricia Taylor, Ernestine Folks, Kathy Meredith, Jim Nicloet, Ken Harris, Janice H. Davis, Town Clerk.

SESD

Ron Cooper was not present.

NEW WELL/
UPDATE

72 hr. Test Pump produced approximately 1100 gal./min. 1100 gal/min. did not remain constant for the full 50 hours. With "Drawdown", the driller estimates a constant 600 gal/min. The well is 380 ft. deep.

Mayor Bean was present at the court hearing concerning the condemnation for the right of way for the pipeline. He reports that the courts need a more detailed description of the appraisal from the appraiser, then Right of Occupancy will be granted to the Town. Ernestine Folks expressed her concern about the capacity to provide water to residents with the new growth in Town. She asked that the Council consider halting growth until the New Well is on line.

WATER RIGHTS

Councilmember Adams reported to the Council that negotiations for the Water Rights are continuing. Discussion of the issue continued later in an executive Session.

Development Fees:

Considering the price of water shares, Councilmember Shuler advised that the Town's charge should be raised from \$500 to \$1,000 per right to connect.

ELK RIDGE TOWN COUNCIL MEETING

October 26, 1993

TIME & PLACE OF MEETING The regular meeting of the Elk Ridge Town Council was held on Tuesday, October 26, 1993, beginning with Meet the Candidates night at 7:00 PM, and the Work Session at 7:30 PM, with the regular Council Meeting at 8:00 P.M. at the Elk Ridge Town Hall, 80 East Park Drive, Elk Ridge, Utah.

Notice of time, place and Agenda of this meeting was provided to the Payson Chronicle and to each member of the governing body by mailing a copy to each on October 22, 1993.

ROLL CALL Mayor Bean, Councilmembers: Tony Searle, Hal Shuler, Lea Ann Adams, Clayton Creek; LaRon Taylor, Patricia Taylor, Ernestine Folks, Kathy Meredith, Jim Nicolet, Ken Harris, Gary Prestwich, Brad and Michelle Shuler, Jim Winterton, Ken Hall, Bill Pierce, Rod Despain, Janice H. Davis, Town Clerk.

INVOCATION & PLEDGE OF ALLEGIANCE Prayer was offered by Hal Shuler with the pledge of allegiance following.

APPROVAL OF AGENDA TIME FRAME MOTION WAS MADE BY TONY SEARLE SECONDED BY LEA ANN ADAMS, TO APPROVE THE AGENDA TIME FRAME AS PRESENTLY CONSTITUTED, STRIKING THE 8:25 and 10:20 AGENDA ITEMS. VOTE: YES-(4), NO-NONE(0), ABSENT-CLAYTON CREEK.

HARRIS LOT SPLIT Ken Harris was present to present proof of payment of Development fees for a 1/2 acre portion of Lot #19, Plat C, purchased by Cregg Ingram in 1983.

The Town's financial records dating prior to 1980 were destroyed by fire.

Mr. Harris presented 2 documents to the Council:

1. A contract between a construction company and himself stating that the lot in question would be used as a down payment for a home being built back in 1979 for Mrs. Harris' sister and family. One of the terms of acceptance of the lot was payment of development fees to the Town of Elk Ridge.
2. Check stub for the development fees dated 9-12-79.

MINUTES OF ELK RIDGE TOWN COUNCIL MEETING - 10-26-93 CONT.

MOTION WAS MADE BY HAL SHULER SECONDED BY TONY SEARLE, TO ACCEPT AS ADEQUATE THE PROOF OF PAYMENT, PRESENTED BY MR. HARRIS, OF DEVELOPMENT FEES FOR THE 1/2 ACRE PORTION OF LOT 19, PLAT C OWNED BY CREGG INGRAM. VOTE: YES-(4), NO-NONE(0), ABSENT(1)-CLAYTON CREEK.

LEE HASKELL/
OFF-SITE
IMPROVEMENTS

Lee Haskell's proposed subdivision includes a road ending on a portion of Salem Hills Dr. (unimproved) owned by the Town. Mr. Haskell feels it is not his obligation to improve that portion of Salem Hills Dr. He wishes to create a temporary turn around until such time that the Town develops Salem Hills Dr.

Question before the Council:

What will be required of Mr. Haskell?

Options:

1. Improve the road to standards
2. Gravel the road
3. Dead end
4. Bond for the improvements

Suggestions:

1. A 400 ft. long cul de sac is too long
2. There is a need of adequate circulation over a travel-way that is negotiable in all weather
 - A. Connect 1/2 of the required road width (34' of paved surface) on Salem Hills Dr. to Hudson Lane.
3. No dead end

BRAD SHULER
SUBDIVISION/
PRELIMINARY &
FINAL PLAT
APPROVAL

This Plat has received Preliminary and Final Approval from the Planning Commission with the following stipulations:

1. Action Item: Rod Despain was to confirm property lines in regard to Shuler Lane (Satisfy boundaries between Carl Shuler property and Brown's property.)
 - A. Mr. Despain did verify the boundaries, and they stand as shown on the Plat.
2. Ensure Water Rights
 - A. Goosenest Water System
 - B. Kathy Meredith expressed concern about the inability to provide adequate fire protection to those on the Goosenest Water System.

MINUTES OF ELK RIDGE TOWN COUNCIL MEETING - 10-26-93 CONT.

3. Verify non-standard road width

Options:

- A. Reject the road as substandard
- B. Accept it, if brought to standard width
- C. Accept it, to standard, with a width variance
- D. Allow building on a private lane/without acceptance as a public road

Discussion:

Councilmember Searle mentioned that it is impossible to predict future development. A road brought to a standard width may be necessary if there is future development South of the proposed subdivision.

Councilmember Shuler feels that the land will not develop because it is private land connected with already existing homes.

4. Engineer's Approval

MOTION WAS MADE BY MAYOR BEAN SECONDED BY CLAYTON CREEK TO APPROVE THE ROAD AS SUBMITTED.

Discussion: if the road is to be built to standard, will the present road be torn up and relayed to standard?

AMENDED MOTION WAS MADE BY MAYOR BEAN SECONDED BY CLAYTON CREEK, TO ACCEPT THE ROAD AS SHOWN ON THE PLAT. THE ROAD MAY BE BUILT OVER THE EXISTING STRIP OF HARD SURFACE, WITH THE CONDITION THAT THE EXISTING ASPHALT IS EQUAL TO TOWN STANDARDS. THIS WILL REQUIRE A "CORE TEST". VOTE: YES-(4), NO-NONE, ABSTAIN(1)-HAL SHULER.

This constitutes Preliminary Approval, not Final due to the following requirements for Final Approval not having been met (as set forth in the Subdivision Ordinance): Section 10-7-4.3, Requirements #5,6,7,8 (including clearance for a septic tank from the County Health Dept.) and 9.

JIM WINTERTON
SUBDIVISION

Jim Winterton's proposed subdivision was discussed by the Planning Commission, resulting in a recommendation for the council to accept 3 non-conforming lots (Lots #1,2 & 3). They do not meet the 15,000 sq.ft. requirement. The Council felt that lot #3 could be expanded to the north to meet the size requirement.

MINUTES OF ELK RIDGE TOWN COUNCIL MEETING - 10-26-93 CONT.

MOTION WAS MADE BY TONY SEARLE SECONDED BY MAYOR BEAN, TO APPROVE LOTS #1 AND #2, WITH A VARIANCE IN THE SIZE REQUIREMENT. LOT #3 WILL BE REQUIRED TO MEET THE 15,000 SQ. FT. STANDARD. VOTE: YES-(3)-MAYOR, LEA ANN ADAMS, TONY SEARLE, NO-NONE, ABSTAIN(1)-HAL SHULER, ABSENT(1)-CLAYTON CREEK.

Mr. Winterton must purchase water shares and deed them to the Town. The 24 rights to connect allotted for allocation in a one year period of time are used up.

HALL
ANNEXATION

The Annexation Policy Declaration relating to the Hall Annexation was submitted by Rod Despain to the Council for review. The focus of the discussion was on the four city imposed terms and conditions of pg. #4. Under the heading "Zone Classification" it was decided to change the Zone from the proposed CE-2 to CE-1.

MOTION WAS MADE BY TONY SEARLE SECONDED BY MAYOR BEAN, TO ADOPT RESOLUTION #93-10-26-9R AS WRITTEN WITH ONE EXCEPTION: CHANGE IN TERM #1, FROM CE-2 ZONE TO CE-1, AS REQUIRED BY LAW. VOTE: YES-(3), MAYOR, TONY SEARLE, HAL SHULER, NO-(1), LEA ANN ADAMS, ABSENT(1)-CLAYTON CREEK.

BUILDING
INSPECTION/
BUILDING
PERMIT FEES

1. Bill Pierce was present to discuss the need for assistance with building inspections. Mr. Pierce's business, as a contractor, makes inspections during working hours difficult.

Mr. Pierce recommends either:

- A. Hire another Building Inspector
- B. Hire an Assistant Inspector

Kent Partridge was suggested as a "back up" inspector. He is a certified, full time inspector. To make it equitable for both inspectors, payment will be "by inspection: not by percentage. Mr. Partridge charges \$350/home or \$50/inspection. This may be negotiable.

2. Mr. Pierce also advised the Council that the Town is currently charging only 80% of the maximum which can be charged for building permit fees as set forth in Table 3A of the Uniform Building Code.

MINUTES OF ELK RIDGE TOWN COUNCIL MEETING - 10-26-93 CONT.

Mr. Pierce quoted examples of fees:

- A. Other Towns in Utah County charge 100% of the maximum permitted under Utah law.
- B. Salem charges \$1,000 for sewer hook ups, Elk Ridge only charges \$500, yet it is the same sewer system.

The Town needs to adopt an ordinance, by reference with changes in Section 1, addressing fees.

The Council was favorable to both suggestions. Councilmember Creek is to contact Mr. Partridge to set up an appointment with Bill Pierce, Kent Partridge, the Mayor, Councilmember Creek, Annebel Mathews and Jan Davis to negotiate the terms of an agreement with Mr. Partridge.

PUBLIC
SAFETY-
LEA ANN ADAMS

1. A letter is to go out to Goosenest residents informing them of actions decided upon in an attempt to control speeding on Goosenest Dr. Councilmember Adams recommends against speed dips. In speaking with the Sheriff's Dept., they expressed concern that the dips would increase hazardous conditions.
2. Dugway:
Councilmember Adams recommends persuing a guard rail for the east side of the dugway leading to Loafer Canyon Road.
3. Hunting Concerns
 - A. 2 "No Hunting" signs are up
 - B. Individual signs can be obtained through the Fish and Game Dept. They are available to individual property owners, at the Town Hall.
4. Sheriff's Dept
Councilmember Adams reported on her findings on Police coverage. Police protection provided to Elk Ridge Town from Salem City is being considered by Salem City.

Advantages:

- A. The cost would be comparable to coverage from Utah County
- B. More hours of coverage
- C. Fast response

Councilmember Adams is still waiting on a response from Payson City.

MOTION WAS MADE BY HAL SHULER SECONDED BY TONY SEARLE, TO MOVE INTO A CLOSED SESSION FOR PURPOSES OF DISCUSSING NEGOTIATIONS FOR WATER RIGHTS. VOTE: YES-(4), NO-NONE, ABSENT(1)-CLAYTON CREEK.

MINUTES OF ELK RIDGE TOWN COUNCIL MEETING - 10-26-93 CONT.

CLOSED SESSION

ROLL CALL Mayor Bean, Councilmembers; Lea Ann Adams, Hal Shuler, Tony Searle Clayton Creek-Absent; Ernestine Folks, Janice H. Davis, Town Clerk.

MOTION WAS MADE BY TONY SEARLE SECONDED BY LEA ANN ADAMS, TO ADJOURN THE CLOSED SESSION AND MOVE BACK INTO THE REGULAR COUNCIL MEETING. VOTE: YES-(4), NO-NONE(0), ABSENT(1)-CLAYTON CREEK.

ROADS 1. Councilmember Shuler contacted Utah County as to their plans for culverts on Loafer Canyon Road. Easements are needed for Morgan's property and what was known as the "LDS Church property". The County's Assistant Engineer is to contact the Town and arrange to meet with Gary Proctor and Councilmember Hal Shuler.
2. Geneva Rock has begun work on patching overlays and correcting the corner of Alpine and Escalante. They may finish by the end of the week.

WATER RIGHTS Discussed in Executive Session.

EXPENDITURES Repairs on the Town Pick-up (\$395.00) will be paid out of the Water fund since the pick up broke down in Salt Lake City while Gary Proctor was attending a seminar on Water Works certification.

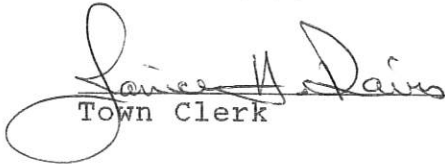
APPROVAL OF MINUTES OF PREVIOUS MEETING MOTION WAS MADE BY TONY SEARLE SECONDED BY MAYOR BEAN, TO APPROVE THE MINUTES OF THE PREVIOUS MEETING AS PRESENTLY CONSTITUTED. VOTE: YES-(4), NO-NONE(0), ABSENT(1)-CLAYTON CREEK.

TOWN HALL RENTAL The Town Hall will not be rented out to the public.

ADDITIONS:

As per Council request, Steve Powell obtained an estimate for installation of curb and gutter in front of his property on Loafer Canyon Road. (1,000.00) This information should go to Rod Despain for an Assessment Policy.

ADJOURNMENT MOTION WAS MADE BY TONY SEARLE SECONDED BY MAYOR BEAN, TO ADJOURN. VOTE: YES-ALL(5), NO-NONE(0).


Town Clerk

NOTICE & AGENDA

Notice is hereby given the Town Council of Elk Ridge will hold a special Town Council Meeting on Tuesday, November 2, 1993, beginning at 9:30 P.M.. The meeting will be held at the Elk Ridge Town Hall, 80 E. Park Drive, Elk Ridge, Utah.

9:30 P.M. - SPECIAL COUNCIL MEETING AGENDA ITEMS:


| | |
|-------|-----------------------------------|
| 9:30 | Invocation & Pledge of Allegiance |
| 9:32 | Approval of Agenda Time Frame |
| 8:35 | Canvass Election Returns |
| 10:55 | Adjournment |

Additions to Agenda: 1. Adoption/Amendment to the 1991 Edition of the Uniform Building Code and 1993 Accumulative Supplement
2. Ririe Water Line/Park Dr.
3. Expenditure/Bay Door

Closed Session:

The times listed for each item and the agenda may be accelerated if time permits. All interested persons are invited to attend.

Dated this 29th day of October, 1993.


Town Clerk

CERTIFICATION

I, the undersigned, duly appointed and acting town clerk for the municipality of Elk Ridge hereby certifies that a copy of the foregoing Notice and Agenda was hand carried to the Payson Chronicle, 12 S. Main, Payson, Utah and mailed to each member of the governing body on October 29, 1993.


Town Clerk

ELK RIDGE TOWN COUNCIL MEETING

November 2, 1993

TIME & PLACE OF MEETING A special meeting of the Elk Ridge Town Council was held on Tuesday, November 2, 1993, at 8:00 P.M. at the Elk Ridge Town Hall, 80 East Park Drive, Elk Ridge, Utah, for the purpose of Canvassing Election Returns.

Notice of time, place and Agenda of this meeting was provided to the Payson Chronicle and to each member of the governing body by mailing a copy to each on October 29, 1993.

ROLL CALL Mayor Bean, Councilmembers: Tony Searle, Hal Shuler, Clayton Creek, Absent-Lea Ann Adams; Janice H. Davis, Town Clerk

INVOCATION & PLEDGE OF ALLEGIANCE Prayer was offered by Tony Searle with the pledge of allegiance following.

APPROVAL OF AGENDA TIME FRAME MOTION WAS MADE BY MAYOR BEAN SECONDED BY CLAYTON CREEK, TO APPROVE THE AGENDA TIME FRAME AS PRESENTLY CONSTITUTED. VOTE: YES-(4), NO-NONE(0), ABSENT-LEA ANN ADAMS.

CANVASS ELECTION RETURNS

The Town Clerk opened and removed the contents of envelope No. 1.

Councilmember Shuler reviewed and verified the number of registered persons as listed in the Official Register Book as being 402.

Councilmember Tony Searle checked the Tally List to see if there are five tally marks per printed box, except, perhaps the last box, and that the totals were extended correctly.

Councilmember Clayton Creek checked the Statement of Disposition of Ballots Form to see that all the ballots were accounted for. The number of persons voting according to the number listed in the Poll Book were 111. There was one municipal absent voter ballot used this year.

Mayor Bean verified the number of persons voting, as listed in the Poll Book to be 111.

MINUTES OF ELK RIDGE TOWN COUNCIL MEETING - 11-2-93 CONT.

The totals for each candidate are as follows:

| | |
|---------------------------------------|-----------|
| Lynn M. Jacobson, 4 yr. Mayor - | 105 votes |
| Jim A. Nicolet, 4 yr. Councilmember - | 109 votes |
| Scot Session, 4 yr. Councilmember - | 100 votes |

Write in votes:

| | |
|--|---------|
| Henry Bankey, 4 yr. Mayor - | 1 vote |
| Henry Bankey, 4 yr. Councilmember - | 1 vote |
| Tom Christensen, 4 yr. Councilmember - | 2 votes |
| Ernie Folks, 4 yr. Mayor - | 1 vote |
| Rena Hardy, 4 yr. Mayor - | 1 vote |
| Jack Mason, 4 yr. Mayor - | 1 vote |
| Jerry L. Taylor, 4 yr. Mayor - | 1 vote |
| Lyle Williams, 4 yr. Councilmember - | 1 vote |

MOTION WAS MADE BY CLAYTON CREEK SECONDED BY TONY SEARLE, TO ACCEPT THE 1993 MUNICIPAL ELECTION RETURNS AS PRESENTED BY THE ELECTION JUDGES. VOTE: YES(4), NO-NONE(0), ABSENT(1)-LEA ANN ADAMS.

The council directed that an official "Thank You" be directed to the Election Judges for a job well done. The Judges are: Corinne Peterson (Head Judge), Sharon Shuler and Julie Jorgensen.

ADDITIONS TO THE AGENDA:

EXPENDITURE/
BAY DOOR

The north bay door was bent beyond repair by the snowplow backing into it, driven by Gary Proctor. The new snowplow is longer than the old one, and Mr. Proctor misjudged the distance. Insurance will cover the accident. Paul Barker of Intermountain Martin Door in Orem, installed the new door. Due to the amount of fire fighting equipment in the bay area, a 24 hr. service for installation was used. The total cost for the new door and installation is \$965.70. Mr. Barker is to be paid directly now, and the insurance company will reimburse the Town. The expense will be split between the Roads Dept. and the Fire Dept. When the Town is reimbursed, these Departments will be paid back.

RIRIE
WATER LINE

The water line installed on the south side of Park Drive was install by Tadd Weight without an official inspection. Hall Engineering thought Gary Proctor was to do the inspections. Mr. Proctor is only authorized to inspect laterals to approved lots. The line will be subject to compaction tests before any funds are released for the work.

MINUTES OF ELK RIDGE TOWN COUNCIL MEETING - 11-2-93 CONT.

Bruce Hall recommends a fire hydrant on Park Drive mid-way between Columbus Lane and the Town Hall. Gary Proctor does not feel a hydrant is necessary at this time. After discussion:

MOTION WAS MADE BY TONY SEARLE SECONDED BY MAYOR BEAN, TO APPROVE THE WATER LINE AS INSTALLED WITHOUT AN ADDITIONAL FIRE HYDRANT AT THIS TIME. A LETTER IS TO GO TO RON RIRIE INFORMING HIM THAT THE ADDITIONAL FIRE HYDRANT ON PARK DRIVE WILL BE REQUIRED AT THE TIME OF THE FUTURE DEVELOPMENT OF THE PROPERTY ON EITHER SIDE OF PARK DRIVE, ACROSS THE STREET AND WEST OF THE TOWN HALL. VOTE: YES-(4), NO-NONE(0), ABSENT(1)-LEA ANN ADAMS.

Councilmember Searle suggest a procedure requiring the signature of inspection to avoid installation of improvements without the proper inspections. Councilmember Creek is to take the assignment and contact Rod Despain for the procedure.

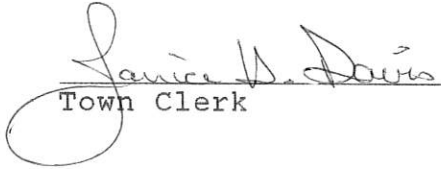
ADOPTION/
AMENDMENT TO
1991 UNIFORM
BUILDING CODE
AND 1993
ACCUMULATIVE
SUPPLEMENT

The amendment will be to charge 100% of the building permit fees as set forth in Table 3A, rather than a percentage.

MOTION WAS MADE BY CLAYTON CREEK SECONDED BY TONY SEARLE TO ADOPT ORDINANCE #93-11-2-5, AMENDING ORDINANCE #92-5-26-6, ADOPTING THE 1991 EDITION OF THE UNIFORM BUILDING CODE STANDARDS AND THE UNIFORM CODE FOR THE ABATEMENT OF DANGEROUS BUILDINGS, AS IDENTIFIED BY THE STATE OF UTAH. THIS ORDINANCE, #93-11-2-5, IS ALSO FOR THE PROPOSE OF ADOPTING THE 1993 ACCUMULATIVE SUPPLEMENT CONTAINING APPROVED CHANGES TO THE 1991 EDITIONS OF THE UNIFORM BUILDING, MECHANICAL, ADMINISTRATIVE AND FIRE CODES, THE UNIFORM CODE FOR BUILDING CONSERVATION AND THE U.B.C. AND U.F.C. STANDARDS. THESE ARE FOR THE REGULATION, ERECTION, CONSTRUCTION, ENLARGEMENT, ALTERATION, REPAIR, MOVING, REMOVAL, DEMOLITION, CONVERSION, OCCUPANCY, EQUIPMENT, USE, HEIGHT, AREA AND MAINTENANCE OF ALL BUILDINGS OR STRUCTURES IN THE TOWN OF ELK RIDGE; PROVIDING FOR THE ISSUANCE OF PERMITS AND COLLECTION OF FEES THEREFORE.

ADJOURNMENT

MOTION WAS MADE BY CLAYTON CREEK SECONDED BY LEA ANN
ADAMS TO ADJOURN. VOTE: YES-ALL(5), NO-NONE(0).


Town Clerk

NOTICE & AGENDA

Notice is hereby given the Town Council of Elk Ridge will hold a regular Town Council Meeting on Tuesday, November 9, 1993, beginning with the Council Work Session at 7:00 P.M., the regular Council Meeting at 8:00 P.M. The meeting will be held at the Elk Ridge Town Hall, 80 E. Park Drive, Elk Ridge, Utah.

7:00 P.M. - COUNCIL WORK SESSION:

SESD

New Well/Update-Tony Searle

Sheriff's Dept. Contract Update-Lea Ann Adams

Water Rights

8:00 P.M. - REGULAR COUNCIL MEETING AGENDA ITEMS:

8:00 Invocation & Pledge of Allegiance
8:05 Approval of Agenda Time Frame
8:10 Water Rights
8:20 Matt Rutter/Water Rights Approval
8:30 Camelot Properties/Salem Hills Proposal
8:45 John Thomas/Sewer Line
9:00 Eagle Project/Richard Davis
9:05 New Well
9:15 Sheriff's Dept.
9:20 Expenditures:
 General
 Seal Coat for 1/2 of Parking lot
 Approval of Expenditures for October, 1993
9:25 Roads Dept. Update
9:30 Approval of Minutes of Previous Meeting
9:35 Council Christmas Party-Mayor Bean
9:40 Adjournment

Additions to Agenda:

Closed Session:

The times listed for each item and the agenda may be accelerated if time permits. All interested persons are invited to attend.

Dated this 5th day of November, 1993.


Town Clerk

CERTIFICATION

I, the undersigned, duly appointed and acting town clerk for the municipality of Elk Ridge hereby certifies that a copy of the foregoing Notice and Agenda was hand carried to the Payson Chronicle, 12 S. Main, Payson, Utah and mailed to each member of the governing body on November 5, 1993.


Town Clerk

ELK RIDGE TOWN COUNCIL WORK SESSION

November 9, 1993

TIME & PLACE OF MEETING

The regular meeting of the Elk Ridge Town Council was held on Tuesday, November 9, 1993, beginning with the Work Session at 7:00 PM, and the regular Council Meeting at 8:00 P.M. at the Elk Ridge Town Hall, 80 East Park Drive, Elk Ridge, Utah.

Notice of time, place and Agenda of this meeting was provided to the Payson Chronicle and to each member of the governing body by mailing a copy to each on November 5, 1993.

ROLL CALL

Mayor Bean, Council members: Tony Searle, Hal Shuler, Lea Ann Adams, Absent-Clayton Creek; Ernestine Folks, Rod Despain, Janice H. Davis, Town Clerk.

SESD

No Report

NEW WELL/ UPDATE- TONY SEARLE

1. Property owners have been contacted by Mayor Bean for the rights of way for the proposed water line.
 - A. Dean and Peay have agreed to have the water line cross their property. Signed permission is needed. Councilmember Searle has an agreement, drawn up by an attorney, in his possession. The legal description is still needed, then the document will be ready for signatures. Copies are to go to Mayor Bean.
 - B. Mrs. Elmer is to be contacted by Mayor Bean for permission, as well.
2. Water from the New Well is to go into the upper tank.
3. Temporary pipes, carrying the flow from the test pumping, were removed from Loafer Canyon.

Councilmember Adams reported that she has been contacted by certain property owners in the Loafer Recreation Area who feel that the ditch to the side of the road, used for the test pump flow, cuts into the width of the road and presents a hazardous condition. The property owners were also upset at the clearing of the well site and the broken lock.

MINUTES OF ELK RIDGE TOWN COUNCIL WORK SESSION - 11-9-93 CONT.

SHERIFF'S
DEPT.
CONTRACT
UPDATE-
LEA ANN ADAMS

Councilmember Adams met with Sheriff Bateman on the charges to the Town for individual calls. Sheriff Bateman understands the Town's perspective, that we are mid-fiscal year, with a fixed budget. He does not have the authority to waive the billing. Salem City discussed the possibility of protection from their police department to Elk Ridge Town. One extra patrolman would have to be hired. Most of the Council was favorable.

WATER RIGHTS

1. Thorn Rights

Randy Kester (attorney for Deanna Thorn) was to prepare a counter offer for Elk Ridge; however, he has not met with Mrs. Thorn as yet. No counter offer is available at this time. Ernestine Folks suggested sending Mrs. Thorn an offer, in letter form, via her attorney with a copy also sent to her. Then there would be no mis-communication between Mrs. Thorn and her attorney. Mr. Despain and Councilmember Adams are to draft another agreement to be presented to Mrs. Thorn. It was suggested to raise the price from \$375/acre ft. to \$600/acre ft.

2. Palfreyman Rights

- A. 40 acre ft. are available to purchase
- B. \$1,000/acre ft.
- C. According to Rod Despain terms of payment are possible

Mr. Palfreyman must prove up on his water rights by Nov. 30, 1993. Rod Despain will report to him the decision of the council, as to the purchase of his rights. Rod Despain is to use a draft of the original Thorn Agreement as a basis for negotiations with Mr. Palfreyman. If Mr. Palfreyman will accept terms of payment, can the Town then afford to purchase both the Thorn Water Rights and the Palfreyman Rights? Terms: 1/3 of total payment now, 1/3 in one year, 1/3 in 2 years.

ELK RIDGE TOWN COUNCIL MEETING

November 9, 1993

| | |
|--|--|
| TIME & PLACE OF MEETING | The regular meeting of the Elk Ridge Town Council was held on Tuesday, November 9, 1993, beginning with the Work Session at 7:00 PM, and the regular Council Meeting at 8:00 P.M. at the Elk Ridge Town Hall, 80 East Park Drive, Elk Ridge, Utah. Notice of time, place and Agenda of this meeting was provided to the Payson Chronicle and to each member of the governing body by mailing a copy to each on November 5, 1993. |
| ROLL CALL | Mayor Bean, Councilmembers: Tony Searle, Hal Shuler, Lea Ann Adams, Absent-Clayton Creek; Linda Cooper, Mrs. Matthew Rutter, Scot Sessions, Jim Nicolet, Ernestine Folks, Richard Davis, Dale Bigler, Janice H. Davis, Town Clerk |
| INVOCATION & PLEDGE OF ALLEGIANCE | Prayer was offered by Mayor Bean with the pledge of allegiance following. |
| APPROVAL OF AGENDA TIME FRAME | MOTION WAS MADE BY TONY SEARLE SECONDED BY LEA ANN ADAMS, TO APPROVE THE AGENDA TIME FRAME AS PRESENTLY CONSTITUTED, STRIKING THE 9:05 AND 9:15 ITEMS. VOTE: YES-(4), NO-NONE(0), ABSENT(1)-CLAYTON CREEK. |
| WATER RIGHTS | MOTION WAS MADE BY TONY SEARLE SECONDED BY LEA ANN ADAMS, TO MAKE AN OFFER ON THE PALFREYMAN WATER RIGHTS AT \$1,000/ACRE FT., WITH TERMS OF 1/3 OF THE TOTAL PAYMENT NOW, 1/3 IN ONE YEAR, AND 1/3 IN 2 YEARS. VOTE: YES-(4), NO-NONE(0), ABSENT(1)-CLAYTON CREEK. |
| MATT RUTTER/ WATER RIGHTS APPROVAL | Mrs. Rutter approached the council for an extension of 90 days for water rights allocation for their subdivision on Loafer Canyon Road. The 24 "rights to connect" per year within the Town's "Reserve" has been allocated out. The Rutters will have to wait until the Council re-evaluates the Town's water right situation. MOTION WAS MADE BY TONY SEARLE SECONDED BY LEA ANN ADAMS, TO EXTEND THE MATT RUTTER WATER RIGHTS APPLICATION FOR 90 DAYS. VOTE: YES-(3) MAYOR BEAN, LEA ANN ADAMS, TONY SEARLE, NO-NONE(0), ABSTAIN-(1) HAL SHULER, ABSENT(1)-CLAYTON CREEK. |

MINUTES OF ELK RIDGE TOWN COUNCIL MEETING - 11-9-93 CONT.

CAMELOT
PROPERTIES/
SALEM HILLS
PROPOSAL

A representative from Camelot Properties was unable to attend the Council Meeting. Linda Cooper was asked if she would present the information to the Council. Lee Haskell has contacted Camelot Properties about the required road improvements on Salem Hills Dr. for his proposed subdivision. Camelot Properties own a portion of the proposed road. (Elk Ridge deeded that portion abutting the East end of Hudson Lane, in Plat "G", back to Camelot Properties). Mrs Cooper presented the proposal from Camelot Properties:

1. Camelot Properties desires to develop the land adjacent to the proposed Salem Hills Dr.
2. Camelot Properties, in conjunction with Lee Haskell, desires to develop Salem Hills Dr.
3. Camelot Properties requests that Elk Ridge deed the entire portion of Salem Hills Dr. that runs through their property back to them for the future development.
 - A. The portion of road in Plat "G" deeded to Camelot Properties included a faulty description.
 1. The deed presented, to include the entire portion of road they wish deeded back to them, corrects the description.

Rod Despain made the following points:

1. Does this action absolve Lee Haskell of his obligation to improve the section adjacent to his proposed development.
2. If the Town deeds Salem Hills Dr. back to Camelot Properties, when will the replacement plat be prepared? If too far into the future, it would create a long cul de sac for Lee Haskell's development.
3. If the road is to be developed, why deed it back to Camelot Properties, since it will ultimately be dedicated to the Town anyway?
4. What is needed, is to connect Salem Hills Dr. all the way to the south to the intersection of Salem Hills and Bridger Lane.

Recommendation:

1. Lee Haskell should install black top on Salem Hills Dr. to Hudson, as a minimum of what would ultimately be required.
2. Camelot Properties (Lee Brown) must pick up Sewer where Lee Haskell's line ends

MINUTES OF ELK RIDGE TOWN COUNCIL MEETING - 11-9-93 CONT.

3. All utilities must be installed
4. Water line is already along the proposed Salem Hills Dr.

The Council denied acceptance of the proposal from Camelot Properties due to the necessity of additional information:

1. Plan
 - A. Immediate development
 - B. Future development
2. Time Frame
3. If the road is not going to be installed soon, this creates a 450 ft. cul de sac and no circulation, then Lee Haskell would be required to improve the road with his subdivision improvements.
 - A. There must be an outlet (not gravel) Mr. Despain offered to meet with Camelot Properties. Lee Haskell is to be informed, in this meeting, that there must be a "flow" (an outlet to allow circulation).

JOHN THOMAS/
SEWER LINE

Linda Cooper, representing John Thomas, reviewed long standing problems with sewage back up into the Thomas' home. The lateral only drops 2" from their home to the main. The lateral needs to be replaced with the proper grade. Since the installation of the lateral was not properly inspected, Mr. Thomas feels the Town is liable for at least a portion of the replacement cost. (A cost estimate was presented in the amount of \$1200.00) Councilmember Searle questions whether the Town is, indeed, liable for the correction of the line. Where is the limit? Would the Town then have to accept responsibility for all problems in homes not meeting code?

MOTION WAS MADE BY MAYOR BEAN SECONDED BY HAL SHULER, TO ASSUME RESPONSIBILITY FOR THE CORRECTION OF THE THOMAS' SEWER LINE NOT TO EXCEED \$1200.00. VOTE: YES-(2) MAYOR BEAN, HAL SHULER, NO-(2) TONY SEARLE, LEA ANN ADAMS, ABSENT(1)-CLAYTON CREEK.

EAGLE PROJECT/
RICHARD DAVIS

Dale Bigler accompanied Richard Davis in his presentation to the Council.
Proposal:

Create a directional sign for the Town of Elk Ridge from an already existing metal sign on the highway and 1700 West.

MINUTES OF ELK RIDGE TOWN COUNCIL MEETING - 11-9-93 CONT.

Randy Hanks, from Payson advised Dale Bigler that to purchase the sign and have the Elk Ridge logo professionally painted on would be about \$1000 - \$1200. The sign was donated to the Elk Ridge 2nd Ward Scout Troop by Reed Brunson, and Mr. Hanks will do the art work for less, due to it being an Eagle Scout project. If the council approves the project, the Scout Troop will donate the sign to the Town.

Request:

1. Approval
2. \$400 from the Town for partial funding of the project.

Councilmember Searle complimented Richard Davis on getting over 60% of the project donated. He advises that all Eagle Projects should be funded in some way by the Scout or their troop, rather than expecting the Town to fund the entire project. Councilmember Adams suggested that lighting from Strawberry Electric be considered. Perhaps the State would place a street light on the corner. Councilmember Searle advises getting permission from the property owner where the sign exists before any money is spent.

MOTION WAS MADE BY MAYOR BEAN SECONDED BY LEA ANN ADAMS, TO APPROVE THE EXPENDITURE OF UP TO \$400 FOR THE RICHARD DAVIS EAGLE PROJECT OUT OF "PURCHASE OF EQUIPMENT" IN THE GENERAL FUND. VOTE: YES-(4), NO-NONE(0), ABSENT(1)-CLAYTON CREEK.

Note:

\$700 was budgeted in "Purchase of Equipment" for the purchase of a fire-proof file cabinet. A fax machine is needed more than the file cabinet at this time. The Town could purchase one for under \$300, which would leave \$400 to use on the Elk Ridge sign.

NON AGENDA
ITEM

The Justin Haskell Eagle Project was approved at \$350, \$574.89 was actually spent (a difference of \$224.89). Jim Nicolet offered to donate rebar to the project, it was not used. A letter is to be issued to Justin Haskell to address these issues. Reimbursement to the Town should be in order.

MINUTES OF ELK RIDGE TOWN COUNCIL MEETING - 11-9-93 CONT.

EXPENDITURES:

GENERAL: Gary Jay Proctor estimates \$700 to apply a seal coat
SEAL COAT 1/2 to the section of the Town Hall parking lot in
OF PARKING LOT front of the Town Hall.

The Council advised the following:

1. It may be too late in the season
2. There are no other bids to consider (written)
3. There is no written bid from Mr. Proctor
4. Have Gary Proctor, Sr. check on the price of 5 gallon containers of cold tar at Ernst's. He could apply it manually to the areas most in need.

APPROVAL OF
EXPENDITURES
FOR OCTOBER
1993

MOTION WAS MADE BY TONY SEARLE SECONDED BY HAL SHULER, TO APPROVE THE EXPENDITURES FOR OCTOBER, 1993. VOTE: YES-(4), NO-NONE(0), ABSENT(1)-CLAYTON CREEK.

ROADS DEPT.
UPDATE

1. Councilmember Shuler reported that the work on the corner of Escalante/Alpine, overlay on Salem Hills Drive and patching has been completed by Geneva Rock. There have been many favorable comments from residents on what a good job was done on the roads.

Escalante/Alpine is still misplaced. The job was put out to bid, but not according to the Engineer's specifications. Ernestine Folks pointed out that Hall Engineering should have been consulted.

2. Guardrail

Gary Proctor has contacted the State to attempt to obtain metal posts. Councilmember Searle advises that this is a priority before winter. If need be, Gary Proctor should use whatever posts are available. Councilmember Adams is to call the County or the State to dig the holes for the posts.

APPROVAL OF
MINUTES OF
PREVIOUS
MEETING

MOTION WAS MADE BY TONY SEARLE SECONDED BY MAYOR BEAN, TO APPROVE THE MINUTES OF THE PREVIOUS MEETING WITH THE FOLLOWING CORRECTIONS:

1. PG. 265, 4TH PARAGRAPH: CHANGE "72 HRS" TO "50 HRS"
2. PG. 267, 2ND PARAGRAPH UNDER "SUGGESTION:" 2 - A: CHANGE TO READ, "CONNECT 1/2 OF THE REQUIRED ROAD WIDTH, (34' OF PAVED SURFACE), ON SALEM HILLS DRIVE TO HUDSON LANE.

MINUTES OF ELK RIDGE TOWN COUNCIL MEETING - 11-9-93 CONT.

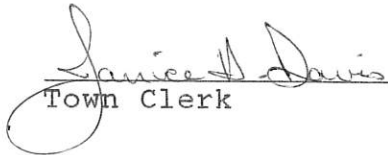
3. PG. 268, MOTION BY MAYOR BEAN: 4TH LINE, CHANGE: "WITH THE CONDITION THAT IT..." TO "WITH THE CONDITION THAT THE EXISTING ASPHALT..." VOTE: YES-(4), NO-NONE(0), ABSENT(1)-CLAYTON CREEK.

COUNCIL
CHRISTMAS
PARTY -
MAYOR BEAN

December 28, 1993 has been set for a Council dinner at Oak Crest Inn, to honor the old and new Councils. Office Employees and partners are to be included. The dinner will be at 6:30 P.M.

ADJOURNMENT

MOTION WAS MADE BY TONY SEARLE SECONDED BY MAYOR BEAN TO ADJOURN. VOTE: YES-ALL(4), NO-NONE(0), ABSENT(1)-CLAYTON CREEK.


Town Clerk

NOTICE & AGENDA

Notice is hereby given the Town Council of Elk Ridge will hold a regular Town Council Meeting on Tuesday, November 23, 1993, beginning with the Council Work Session at 7:00 P.M., the regular Council Meeting at 8:00 P.M. The meeting will be held at the Elk Ridge Town Hall, 80 E. Park Drive, Elk Ridge, Utah.

7:00 P.M. - COUNCIL WORK SESSION:

SESD
New Well/Update-Tony Searle
Sheriff's Dept. Contract Update-Lea Ann Adams
Water Rights/
Update
Re-evaluate Availability-Rod Despain
Hall Annexation/Discussion-Mayor Bean
Council Dinner

8:00 P.M. - REGULAR COUNCIL MEETING AGENDA ITEMS:


8:00 Invocation & Pledge of Allegiance
8:05 Approval of Agenda Time Frame
8:10 Tuttle Property
8:30 Zoning Ordinance/Proposed Amendment/Electrical
Requirement-Mayor Bean
8:45 Water Rights
8:55 Mecham Water Line Extension-Tony Searle
9:10 Audit Presentation-Peterson & Associates
9:40 Roads Update-Hal Shuler
9:45 CDBG-Hal Shuler
9:55 New Well
10:00 Fire Hydrants/Oak Lane & Lakeview-Tony Searle
10:10 Approval Planning Commission Member/
Maryanne Williams
10:15 Expenditures:
General
10:20 Approval of Minutes of Previous Meeting
10:25 Adjournment

Additions to Agenda:

Closed Session:

The times listed for each item and the agenda may be accelerated if time permits. All interested persons are invited to attend.

Dated this 19th day of November, 1993.


Town Clerk

CERTIFICATION

I, the undersigned, duly appointed and acting town clerk for the municipality of Elk Ridge hereby certifies that a copy of the foregoing Notice and Agenda was hand carried to the Payson Chronicle, 12 S. Main, Payson, Utah and mailed to each member of the governing body on November 19, 1993.



Town Clerk

ELK RIDGE TOWN COUNCIL WORK SESSION

November 23, 1993

TIME & PLACE OF MEETING The regular meeting of the Elk Ridge Town Council was held on Tuesday, November 23, 1993, beginning with the Work Session at 7:00 PM, and the regular Council Meeting at 8:00 P.M. at the Elk Ridge Town Hall, 80 East Park Drive, Elk Ridge, Utah.

Notice of time, place and Agenda of this meeting was provided to the Payson Chronicle and to each member of the governing body by mailing a copy to each on November 19, 1993.

ROLL CALL Mayor Bean, Council members: Absent-Tony Searle, Hal Shuler, Lea Ann Adams, Clayton Creek; Rod Despain, Scot Sessions, Lynn Jacobson, Jim Nicolet, Annebel Mathews, Deputy Town Clerk.

SESD Ron Cooper was not present.

NEW WELL UPDATE-WATER LINE Mayor Bean reported that there could be 4 property owners besides Ken Hall involved in running the water line from the New Well to the tank. (Dean & Peay, Mrs. Elmer, Lee Brown & Max Staheli). Dean & Peay want specifics as to how and where the proposed water line will cross his property. They prefer that the water line follow the property lines rather than the ridge line. Dean & Peay also proposed that the Town grant a water connection. Mrs. Elmer was also contacted. In exchange for crossing her property she proposed:

1. Waive Facility, Construction & Improvement fees, for water connection (\$1,000), for 6 connections.
2. Bill for water at the same rate as Elk Ridge residents.

Mr. Despain suggested considering other alternatives, perhaps bypassing Mrs. Elmer's property and using more of Ken Hall's property. Bruce Hall is to be contacted to find out the difference in the distance to extend past the Elmer's property to the Hall property.

SHERIFF'S DEPT. CONTRACT UPDATE-LEA ANN ADAMS Dave Tuckett reviewed the Sheriff's Department contract and suggested a meeting with Salem City Mayor Randy Brailsford to put together a proposal for Police Protection. Councilmember Adams is to arrange a time for a meeting.

MINUTES OF ELK RIDGE TOWN COUNCIL WORK SESSION - 11-23-93 CONT.

TUTTLE
PROPERTY

(This discussion was moved forward to include Rod Despain, who had to leave at 8:00 pm.) Ken and Teri Tuttle went through an approved lot split in 1981. The split was not recorded with the County until 1991, and then by deed only, by the property owners. The Tuttles pay taxes on 3 separate parcels of land. To alleviate future problems for both the

Tuttles and the Town, the Tuttles wish to plat their property and have it recorded properly. Two lots do not meet the current size requirements for that zone. A summary of the situation was submitted by Teri Tuttle which was included in the Council packets. It included the following requests:

1. Council to officially recognize previously approved lot split.
2. Allow the Tuttles to have a mylar drawn up according to the already recorded descriptions.
 - a. Obtain necessary signatures from the Planning Commission for recording purposes; with recommendation from Council to Planning Commission that this is only a formality for the purpose of recording.
 - b. Obtain necessary final signatures from the Council for recording purposes.
3. Honor prior Council's decision to waive development fees until time of building permit issuance.
 - a. Decision as to whom these fees are to be paid.

RECOMMENDATION: Jim Winterton to receive one association fee from original lot split, and Town to receive the development fees from the second lot split.

4. Council decision as to liability for up-keep of right-of-way.
 - a. Should right-of-way be included in adjacent properties.

Since the lots did conform to the Town Ordinance at the time of the original lot split the Town will accept the lots as they stand. Since the two lots are lots of record, the Council will honor the allocation of water rights to those lots. A Public Hearing is scheduled for December 14 to amend the ordinance setting the fee for water rights.

MINUTES OF ELK RIDGE TOWN COUNCIL WORK SESSION - 11-23-93 CONT.

If the Tuttles can complete the subdivision process; meeting with the Plan Review Committee, the Planning Commission and the Town Council, to receive preliminary and final plat approval before the amended ordinance is adopted, they will be able to pay the current water right fee, \$500, and not be subject to the fee increase.

WATER RIGHTS/
UPDATE

Rod Despain reports that he has not yet heard from Mr. Palfryman regarding his intentions. Mr. Despain advised the Council that although there is currently a cushion, most of the water rights are committed to developed lots that have not yet been built on. The Mayor concurred with Mr. Despain that there is a definite need to acquire additional water rights to assure that the Town does not end up with a deficit.

HALL
ANNEXATION/
DISCUSSION-
MAYOR BEAN

There was no up-date, or discussion. Public Hearing is set for 12-21-93.

ELK RIDGE TOWN COUNCIL MEETING

November 23, 1993

| | |
|---|--|
| TIME & PLACE OF MEETING | The regular meeting of the Elk Ridge Town Council was held on Tuesday, November 23, 1993, beginning with the Work Session at 7:00 PM, and the regular Council Meeting at 8:00 P.M. at the Elk Ridge Town Hall, 80 East Park Drive, Elk Ridge, Utah. Notice of time, place and Agenda of this meeting was provided to the Payson Chronicle and to each member of the governing body by mailing a copy to each on November 19, 1993. |
| ROLL CALL | Mayor Bean, Councilmembers: Absent-Tony Searle, Hal Shuler, Lea Ann Adams, Clayton Creek; Ken & Teri Tuttle, Lynn Jacobson, Scot Sessions, Jim Nicolet, Annebel Mathews, Deputy Town Clerk |
| INVOCATION & PLEDGE OF ALLEGIANCE | Prayer was offered by Clayton Creek with the pledge of allegiance following. |
| APPROVAL OF AGENDA TIME FRAME | MOTION WAS MADE BY CLAYTON CREEK SECONDED BY LEA ANN ADAMS, TO APPROVE THE AGENDA TIME FRAME AS PRESENTLY CONSTITUTED, STRIKING THE 8:45, 9:10 & 9:55 ITEMS. VOTE: YES-(4), NO-NONE(0), ABSENT-TONY SEARLE. |
| TUTTLE PROPERTY | Teri Tuttle reviewed the history of their property with the Council Referring to the summary of information submitted by Mrs. Tuttle to be included in the Council packets for preview by the council. The Tutttles requests are as state in the Work Session portion of the minutes. According to the minutes of 11-10-81 (as presented to the Council 11-23-93) the lot split, which took place in 1981, received final approval by motion. Two of the lots, as split in 1981, are now considered "non-conforming" lots according to the current Zoning Ordinance. The Tutttles seek acceptance of these lots based on the premise that the split was previously approved. 1. The question of development fees was discussed. Due to the original lot split creating two 1/2 acre parcels, there may be an association fee owed to Jim Winterton. It was suggested that when the fees are paid, that they be paid to the Town. |

MINUTES OF ELK RIDGE TOWN COUNCIL MEETING - 11-23-93 CONT.

If it is determined that fees are owed Mr. Winterton, then the Town will reimburse him; thus creating a "paper trail" of the fees paid. This recommendation, if implemented, should be in written document form.

A. Water Right Fee

The Tuttles want to pay the water rights portion of the development fees now, at \$500 per connection, and leave the remaining part of the development fee until time of building permit issuance. (The water right fee may be increased to \$1,000 per connection after the Public Hearing on 12-14-93).

The question was raised as to whether or not there are water right connections assigned to the Tuttles 2 north lots. The point was made that with final approval of a subdivision, water rights were assigned to the lots within that subdivision. Councilmember Adams and Councilmember Creek advised that fees are subject to change and increase due to the increased demand of expenditures.

Councilmember Creek suggested that even though this matter seems to be a formality to properly plat an already established lot split, that there are matters which should be addressed by the Planning Commission, and that the current process for subdivision should be followed.

Water right fees will be discussed at a Public Hearing which will take place on 12-14-93. (In the meeting the incorrect date of 12-21-93, for the Public Hearing on Water Right fees, was discussed). If the development fees are paid after the adoption of the Zoning Ordinance Amendment, the Tuttles could be subject to the increased amount. The Tuttles were referred to the Plan Review Meeting and to the Planning Commission for Preliminary and Final Approval.

There was a question as to who was owner and responsible party for the 20 feet of right of way adjacent to the Tuttles property. Councilmember Adams is to research and find out if the Town holds this property. The Tuttles were advised to approach the Planning Commission with this matter to decide if it should be included in the Tuttles revised Plat.

MINUTES OF ELK RIDGE TOWN COUNCIL MEETING - 11-23-93 CONT.

To expedite the plat revision after the decision of the Planning Commission, the Mayor will be given authority to act in behalf of the Council to approve the Planning Commission's recommendation.

MOTION WAS MADE BY CLAYTON CREEK SECONDED BY LEA ANN ADAMS, CONCERNING THE INCLUSION OF THE RIGHT OF WAY BETWEEN LOTS 11 AND 12 IN PLAT C, SALEM HILLS SUBDIVISION, INTO THE TUTTLE'S REVISED PLAT, TO AUTHORIZE THE MAYOR TO SPEAK FOR AND IN BEHALF OF THE TOWN COUNCIL; IN THE EVENT THE TOWN HOLDS TITLE TO IT. VOTE: YES-(4), NO-NONE(0), ABSENT-(1) TONY SEARLE.

ZONING
ORDINANCE/
PROPOSED
AMENDMENT/
ELECTRICAL
REQUIREMENT-
MAYOR BEAN

The proposed amendment to the present Zoning Ordinance to require the installation of electrical service to be in place before issuance of building permits was discussed. The present Ordinance requires water, sewer and road base to be in place. Lynn Jacobson suggested that underground telephone also be included in the Ordinance Amendment. Councilmember Creek is to contact Bill Pierce and review with him, the Council meeting discussion. This item is to be carried over to the Planning Commission agenda for further discussion.

MECHAM WATER
LINE
EXTENSION-
TONY SEARLE

Councilmember Creek carried this discussion in Councilmember Searles' absence. Don Mecham approached the Council to seek approval for the Town to pay the cost difference to install a 10' water line instead of an 8" line from the storage tank to his development. The 10' line was suggested by the City Engineer.

MOTION WAS MADE BY MAYOR BEAN SECONDED BY CLAYTON CREEK, 1) THAT THE TOWN APPROVE AND FUND THE INCREASE OF SIZE OF THE WATER LINE, (FROM 8" TO 10") THAT IS BEING INSTALLED FROM SALEM HILLS DR. TO OAK BLUFF ESTATES. THE INSTALLATION OF THE LINE FROM SALEM HILLS DRIVE TO THE WATER TANK WITH A 10" LINE WILL BE BASED ON THE FEASIBILITY FINDINGS OF THE CONTRACTOR. ALSO TO TAKE THE SAME LINE FROM THE CORNER OF SALEM HILLS DRIVE TO HILLSIDE DRIVE AND ACROSS OAK LANE TO CONNECT INTO THE 14" PIPE COMING OUT OF THE LOWER TANK, 2) AND TO INCLUDE TWO FIRE HYDRANTS ALONG THE SECTION GOING FROM SALEM HILLS DRIVE TO OAK BLUFF ESTATES WITH THE LINE TO EXTEND DOWN TO THE END OF THE ASPHALT ON THE MECHAM DEVELOPMENT.

MINUTES OF ELK RIDGE TOWN COUNCIL MEETING - 11-23-93 CONT.

THE SECOND PART OF THE MOTION WILL BE BASED ON THE AVAILABILITY OF FUNDS. VOTE: YES-(4), NO-NONE(0), ABSENT(1)-TONY SEARLE.

ROADS UPDATE There was no up-date at this time.

CDBG- Councilmember Shuler reports that 90% of projects
HAL SHULER approved for grants are either water or sewer.
Funds for the acquisition of water rights is also
an item for consideration. Possibilities for
application: a line down Goosenest Drive to put
Goosenest on the Elk Ridge water system. The Mayor
suggested increasing the water line down the middle
of Town to a 10" line.

FIRE HYDRANTS This item was moved forward to the next Town Council
OAK LANE & Meeting.
LAKEVIEW-
TONY SEARLE

APPROVAL MOTION WAS MADE BY CLAYTON CREEK SECONDED BY HAL
PLANNING SHULER, TO APPROVE MARYANNE WILLIAMS AS A MEMBER OF
COMMISSION THE PLANNING COMMISSION. VOTE: YES-(4), NO-
MEMBER NONE(0), ABSENT(1)-TONY SEARLE.

EXPENDITURES:
GENERAL
ROADS

The money paid for the purchase of the jeep is to go
into the roads fund.

The Council was advised of a bill in the amount of
\$1,667.63 received from the Drinking Water Board
for services rendered.

Jerry Thun had contacted the Town Clerk to see if
there was a possibility for Town residents to
obtain passes to the Payson City dump. The Mayor
is to contact Payson City concerning this matter.

Kent Crawford is to be contacted and put on the
agenda for the next Town Council meeting to suggest
he be changed from Assistant Public Works
Supervisor, to a consultant to Gary Proctor (Public
Works Supervisor).

MINUTES OF ELK RIDGE TOWN COUNCIL MEETING - 11-23-93 CONT.

NON AGENDA ITEM:

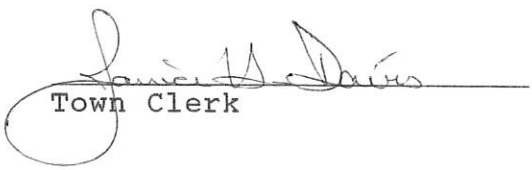
Lynn Jacobson informed the Council that the National Guard had been in Elk Ridge on 11-21-93 and graded the area behind the Town Hall for the playground, volley ball court, tennis court and running path. They also trimmed all of the edges around the property. Lynn Jacobson suggested that a letter of thanks be sent to the National Guard with the Dual signatures of Mayor Bean and Mayor-elect Jacobson.

APPROVAL OF
MINUTES OF
PREVIOUS

MOTION WAS MADE BY CLAYTON CREEK SECONDED BY MAYOR BEAN, TO APPROVE THE MINUTES OF THE 11-2-93 MEETING, AND THE 11-9-93 MEETING. WITH THE FOLLOWING CORRECTION TO THE MINUTES OF 11-2-93:
PG 273 5TH PARAGRAPH 2ND LINE, CHANGING "DRIVEN BY GARY PROCTOR. THE NEW SNOWPLOW IS LONGER THAN THE OLD ONE, AND MR. PROCTOR MISJUDGED THE DISTANCE." TO "THE DRIVER MISJUDGED THE DISTANCE." VOTE: YES-(4), NO-NONE(0), ABSENT(1)-TONY SEARLE.

ADJOURNMENT

MOTION WAS MADE BY CLAYTON CREEK SECONDED BY MAYOR BEAN TO ADJOURN. VOTE: YES-ALL(4), NO-NONE(0), ABSENT(1)-TONY SEARLE.


Town Clerk

NOTICE & AGENDA

Notice is hereby given the Town Council of Elk Ridge will hold a regular Town Council Meeting on Tuesday, December 14, 1993, beginning with a Joint Public Hearing for the purpose of receiving comment concerning a proposed Amendment to the Town's Subdivision Ordinance (Sec. 10-7-8.9) modifying the amount of the fee for the purchase of Town Acquired Water Rights, with the Council Work Session following at 7:30 P.M., and the regular Council Meeting at 8:00 P.M. The meeting will be held at the Elk Ridge Town Hall, 80 E. Park Drive, Elk Ridge, Utah.

7:00 P.M. - JOINT PUBLIC HEARING for the purpose of receiving public opinion and comment concerning a proposed Amendment to Elk Ridge Town's Subdivision Ordinance (Sec. 10-7-8.9) modifying the amount of the fee for the purchase of Town Acquired Water Rights.

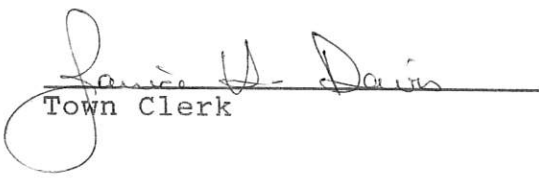
7:30 P.M. - COUNCIL WORK SESSION:
Police Protection Discussion-Mayor Bean
Assistant Public Work Supervisor-Tony Searle
Water Rights Update-Lea Ann Adams
SESD

8:00 P.M. - REGULAR COUNCIL MEETING AGENDA ITEMS:
8:00 Invocation & Pledge of Allegiance
8:05 Approval of Agenda Time Frame
8:10 Planning Commission Recommendation on Public Hearing
8:15 Adoption of Ordinance #93-12-14-5 Amending a portion of Section 10-7-8.9 of the Development Code of Elk Ridge, Utah, Establishing the Amount of the Fee for Purchase of Town Acquired Water Rights
8:20 Mt. Fuel Contract
8:35 Water line Charges-Eliasons
8:45 Water Shares Transfer-Mike Johnson
8:55 Utility Auditing Service-Gary Proctor
9:00 Audit Presentation-Peterson & Associates
9:45 Shuler/Winterton Development-Mayor Bean
10:00 Water Rights
10:05 New Well
Water line
10:15 Fire Hydrants-Tony Searle
10:20 Roads Update-Hal Shuler
Freeway Mix Stockpile
10:30 Right of Way Ownership-Lea Ann Adams
Adjacent to Tuttle's Property
10:35 Expenditures:
General: Loan Payments
Christmas Bonuses-Mayor Bean
10:45 Approval of Minutes of Previous Meeting
10:50 Adjournment

Additions to Agenda:
Closed Session:

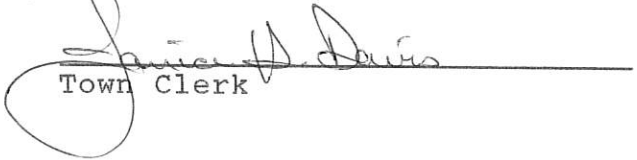
The times listed for each item and the agenda may be accelerated if time permits. All interested persons are invited to attend.

Dated this 10th day of December, 1993.


Town Clerk

CERTIFICATION

I, the undersigned, duly appointed and acting town clerk for the municipality of Elk Ridge hereby certifies that a copy of the foregoing Notice and Agenda was hand carried to the Payson Chronicle, 12 S. Main, Payson, Utah and mailed to each member of the governing body on December 10, 1993.


Town Clerk

ELK RIDGE TOWN COUNCIL WORK SESSION

December 14, 1993

TIME & PLACE
OF MEETING

The regular meeting of the Elk Ridge Town Council was held on Tuesday, December 14, 1993, beginning with a Public Hearing at 7:00 PM, with the Work Session at 7:30 PM, and the regular Council Meeting at 8:00 P.M. at the Elk Ridge Town Hall, 80 East Park Drive, Elk Ridge, Utah.

Notice of time, place and Agenda of this meeting was provided to the Payson Chronicle and to each member of the governing body by mailing a copy to each on December 10, 1993.

ROLL CALL

Mayor Bean, Council members: Tony Searle, Hal Shuler, Lea Ann Adams, Clayton Creek; Mayor-Elect Lynn Jacobson, Councilmembers-Elect Jim Nicolet and Scot Sessions, Ron Cooper, Pam Knight, Brian Smith, Ernestine Folks, Don Mecham, Kent Purdy, Rod Despain, Mark Johnson (Mt. Fuel), Bob Reed (Mt. Fuel), Scout, Pete Williams, Janice H. Davis, Town Clerk.

JOINT PUBLIC
HEARING 7:00PM

Mayor Bean opened the Public Hearing.

ROLL CALL

Mayor Bean, Councilmembers: Tony Searle, Hal Shuler, Lea Ann Adams, Clayton Creek; Lynn Jacobson, Scot Sessions, Jim Nicolet, Pete Williams.

Lynn Jacobson:

1. There can be no growth without water rights
2. The price of water rights has gone up
3. Elk Ridge has no extra water rights to sell. Therefore, Mr. Jacobson is in favor of the proposed fee increase for the purchase of Town acquired water rights.

Councilmember Searle questions if \$1,000 is enough to cover costs associated with the purchase of water rights:

1. Attorney fees
2. Actual price of the water rights
3. Administration fees

He proposed raising the fee from the current \$500 to \$1,200.

MINUTES OF PUBLIC HEARING - 12-14-93, CONT.

Discussion followed with the Planning Commission in agreement with raising the fee to \$1,200.

Question: If developers have applied for water rights prior to the Public Hearing, are they responsible for the current rate of \$500 or the proposed rate?

Rod Despain suggested that if the subdivision process had started, and there is an "active" proposal, then the developer would still be under the old fee (\$500).

1. Councilmember Searle and Jan Davis are to meet to determine which of those applicants on file would be considered "active" in the subdivision process.
2. Councilmember Adams advises that "active" should be interpreted as - when the appropriate documents are presented to the Planning Commission for preliminary approval.
3. Councilmember Creek questions if there is some legal basis to honor those who have applied for water rights.

Mr. Despain suggested that the 24 water rights allocation/year may need re-evaluation.

MOTION WAS MADE BY TONY SEARLE SECONDED BY CLAYTON CREEK, TO CLOSE THE PUBLIC HEARING. VOTE: YES-ALL(5), NO-NONE(0).

ELK RIDGE TOWN COUNCIL WORK SESSION

December 14, 1993

POLICE
PROTECTION

The Salem Police Chief was not present. Mayor Bean reported that he had met with Mayor Brailsford and Chief James.

Points discussed with Salem:

1. Close by - Salem feels they could provide good protection
2. Good Officers
 - A. Mayor Brailsford was very positive about Chief James. Mayor Bean was also impressed with Chief James.
3. Salem answers calls to Woodland Hills, they are not on a retainer

MINUTES OF ELK RIDGE TOWN COUNCIL WORK SESSION - CONT.

4. Salem has not proposed a cost estimate, they need to review the call record with the Sheriff's Dept.
 - A. Mayor Brailsford gave a rough estimate of \$50/resident for police protection for a one year period of time. (\$45,000/year)
 - B. Salem's Budget for Police Protection is \$182,000/year.

Mayor Harmer from Payson is also to meet with a representative from Elk Ridge.

A representative of Elk Ridge is to get on the next agenda for the County Commissioner's meeting.

ASSISTANT
PUBLIC
WORKS
SUPERVISOR

At the last Council Meeting, there was discussion about Kent Crawford being paid by the hour rather than the fixed amount of 250/month. Councilmember Searle feels that Mr. Crawford should be paid a retainer for his services, plus an hourly wage. Councilmember Creek advises that Councilmember Searle talk with Mr. Crawford. If he is not kept on a retainer, the Town could lose him, and his experience, as a back-up.

Don Mecham suggested:

1. Emergency "call-out" fee
2. Hourly wage

Councilmember Searle will propose to Kent Crawford:

1. \$20 call-out fee, plus \$8.00/hour
2. call-out fees not to exceed \$50 /month

SESD -
RON COOPER

Ron Cooper reported on the SESD Board Meeting held that day. (Tony Searle and Gary Proctor were in attendance at the meeting.) The 3-phase line to the New Well was discussed. The highest cost discussed was approximately \$97,300. The line to the 1990 well could reduce the cost of the new line by adjusting the cost of the old line out of the cost of the 3-phase line.

Mr. Cooper presented some figures on a \$100,000 loan at 6% variable interest rate:

1. 5 year loan - \$5,824.57 - quarterly
2. 7 year loan - \$4,400.00 - quarterly

Solutions for recouping funds to pay back the loan:

1. Franchise Tax charged to SESD
 - A. State Law cannot exceed 6% of what is collected on a monthly basis which equals about \$15,000/month for district #17.

MINUTES OF ELK RIDGE TOWN COUNCIL MEETING - 12-14-93 CONT.

APPROVAL OF MOTION WAS MADE BY CLAYTON CREEK SECONDED BY TONY
AGENDA TIME SEARLE, TO APPROVE THE AGENDA TIME FRAME AS
FRAME PRESENTLY CONSTITUTED, STRIKING THE 8:35 & 10:00
AGENDA ITEMS. VOTE: YES-ALL(5), NO-NONE(0).

PLANNING Kent Purdy, representing the Planning Commission,
COMMISSION recommended increasing the fee to purchase Town
RECOMMENDATION acquired water rights from \$500 per connection to
ON PUBLIC \$1,200 per connection. The rest of the ordinance
HEARING stands as written.

ADOPTION OF MOTION WAS MADE BY CLAYTON CREEK SECONDED BY TONY
ORDINANCE SEARLE, TO ADOPT ORDINANCE #93-12-14-5 AMENDING A
#93-12-14-5 PORTION OF SECTION 10-7-8.9 OF THE DEVELOPMENT CODE
OF ELK RIDGE, UTAH, ESTABLISHING THE AMOUNT OF THE
FEE FOR PURCHASE OF TOWN ACQUIRED WATER RIGHTS,
CHANGING THE FEE FROM THE CURRENT \$500/RIGHT TO
\$1,200/RIGHT, AS RECOMMENDED BY THE PLANNING
COMMISSION. VOTE: YES-ALL(5), NO-NONE(0).

Action:

1. Determine at what point the subdivision process is considered "Active"
2. Letters to applicants of findings

MT. FUEL
CONTRACT

Mark Johnson and Bob Reed (Mt. Fuel) were present to discuss the proposed franchise agreement with Elk Ridge.

Question: Why has there been no agreement in the past?

1. Gas was provided to Elk Ridge under the County Ordinance

2. No franchise agreement with Elk Ridge
David Tuckett has reviewed the document and asked if there are franchise agreements with Spanish Fork and other cities. He said he had spoken with the attorneys from Spanish Fork and they seemed unaware of an agreement. Mr. Reed said that Mt. Fuel does have an agreement with Spanish Fork, as well as other cities.

Councilmember Adams asked what advantages there are with an agreement.

Mr. Reed: It allows Mt. Fuel to legally install gas lines.

MINUTES OF ELK RIDGE TOWN COUNCIL MEETING - 12-14-93 CONT.

Rod Despain: If the gas company was digging on Town property and injury should occur, costs are covered by the company. This is referred to as an indemnification clause. The agreement grants the right to access the utility easements. If there were no contract, the Town's liability might be at risk.

Mr. Tuckett: Is the \$50/50 years negotiable?

Mr. Reed: The \$50 does not affect the Town's right to charge a franchise tax.

Mt. Fuel will stand behind any work they do, no matter how old the work is. It was mentioned that the drainage ditches on Cortez Dr. were covered up by Mt. Fuel, and were never corrected. Mr. Reed replied that "any problem like that, just give us a call, and we'll send someone down to take care of it." Mark Johnson will be the liaison and will pursue any corrections.

Dave Tuckett's recommendation: There doesn't seem to be a problem with the document. It will be on the agenda for the first Council Meeting in January, 1994.

WATER SHARES
TRANSFER-
MIKE JOHNSON

Mike Johnson was not present.

Mr. Johnson deeded water shares to the Town to satisfy the water right requirement for Ridge View Meadows. He only used 14 of those. He claims there are 24 acre feet, total. Mr. Johnson wishes to transfer whatever shares there are remaining to another developer.

Rod Despain:

1. Does the Town allow developers to "broker" water rights? or assign the rights?
2. Is Mr. Johnson entitled to credit?
 - A. Cash settlement to Mr. Johnson?
 - B. It was not resolved what would be done with the surplus shares, after the 14 were used.

The issue to be remembered is that the Town is in possession of those "extra" acre ft., not the developer.

MINUTES OF ELK RIDGE TOWN COUNCIL MEETING - 12-14-93 CONT.

Decision:

1. Transfer the shares - no further advance without knowing how many acre ft. will actually transfer. (request is premature)
2. Do not allow developers to "broker" shares.

MOTION WAS MADE BY CLAYTON CREEK SECONDED BY LEA ANN ADAMS, TO NOT ACCEPT THE PROPOSAL FROM MIKE JOHNSON TO TRANSFER ANY EXCESS WATER RIGHTS TO ANOTHER DEVELOPER. VOTE: YES-ALL(5), NO-NONE(0).

This motion should not be interpreted as any attempt by the Town to create a "water grab" situation

UTILITY
AUDITING

There is a service available to search out mistakes in utility billing for 1/2 of the money revealed in any mistakes on the part of the utility company. Strawberry Electric's charges seem higher than they should be. It has already been checked over with SESD.

Councilmember Searle suggests that, rather than hiring this agency now, Mr. Proctor should request the last 2 years of billing information and research the data. If nothing can be found, then consider hiring the agency.

AUDIT
PRESENTATION

Kim Peterson was present to review the audit, with the Council, for the year ended June 30, 1993. The audit was conducted in accordance with generally accepted auditing standards and Government Auditing Standards. The Town was found "in compliance" with those standards.

Points of Discussion:

1. pg. 12 - Shuler Savings (\$2629) should go to H.E. Davis - a lien release is needed before the funds can be released.
2. There is more of a "cash cushion" now than there was in the late 1980's
3. pg. 3 - \$60,000 short-term loan was paid off just after the end of the fiscal year.
4. pg. 4 - Increase in taxes from 1992 to 1993 (\$168,171 to \$190,550) due to new growth, and 2 months "wind fall" in Sales Tax. (Sales Tax went from quarterly to monthly) Wind-fall is a one time occurrence.

MINUTES OF ELK RIDGE TOWN COUNCIL MEETING - 12-14-93 CONT.

5. General Fund"
Revenues - exceeded budget by \$6,249
Expenditures - under budget by \$40,475
6. Enterprise funds
 - A. Water - Net Income = \$33,456
 - B. Sewer - Net Loss = \$19,171

Due to refinancing of Sewer Bond, there was an initial payment of \$50,591. this will eventually save the Town money, as the annual bond payment is reduced from \$26,395.34 to \$22,026.45.

Peterson and Associates issued a "Clean Audit Opinion".

SHULER/
WINTERTON
DEVELOPMENT
MAYOR BEAN

Jim Winterton was present to request special consideration for Bish Shuler in granting 3 water rights, for a proposed subdivision, based on prior contributions of the water system and wells to the Town.

MOTION WAS MADE BY MAYOR BEAN SECONDED BY LEA ANN ADAMS, TO PLACE MR. BISH SHULER AT THE FRONT OF THE LIST OF APPLICANTS FOR 3 WATER RIGHTS, TO BE GRANTED IN 1994. VOTE: YES(2)- MAYOR, LEA ANN, NO-(2)- TONY SEARLE, CLAYTON CREEK, ABSTAIN(1)- HAL SHULER. THE MOTION IS DEFEATED.

Mr. Shuler may apply, with deposits, and will be placed on the list.

NEW WELL
WATER LINE

Councilmember Searle reported that the right of way for the water line still has not been procured. The Town's attorney is waiting for the appraiser (Mr. Lang) to get certain information to him. Mr. Carlile feels that there should be no problem in obtaining the right of way once he gets the necessary information from the appraiser. The water line will follow Loafer Canyon Road. According to Bruce Hall, the best place to direct the line west to the tank would cut across Mrs. Elmer's property. She will agree to this; but her demands are high:

1. Forgo any development fees for water for 6 parcels of land (\$2,000/parcel)
2. Town must agree to provide water to those parcels at Town water rates.

Councilmember Searle recommends a meeting with Bruce Hall to consider if Mrs. Elmer's land is necessary; then, if need be, negotiate with Mrs. Elmer.

MINUTES OF ELK RIDGE TOWN COUNCIL MEETING - 12-14-93 CONT.

Councilmember Searle reported that the attorney stated, if Loafer Recreation Associates have no feasible offer, then the Town should proceed into court. (A legitimate offer would include legitimate figures from a certified appraiser.) The design of the pipeline is at a standstill, waiting for the Town to obtain easements. Mayor Bean, Councilmember Searle and Mayor-elect Jacobson are to meet with Bruce Hall.

FIRE HYDRANTS
TONY SEARLE

Two additional fire hydrants are needed on Oak Lane and on Lakeview. Councilmember Searle wants the opinion of the Council:

To install:

1. SID?
2. Town Pays?

It is the general feeling that the Town should pay for the installation of the fire hydrants. The source of the funding has yet to be decided upon.

EXPENDITURES

1. GENERAL A. Loans: The Clerk reviewed with the Council the annual loan payments due on the 1990 well, and the 1992 well.
 B. Clark Lane - only part of the water line on Clark Lane had to be replaced, the bill was \$684.30 to John Staheli.

2. EXPENDITURES FOR NOVEMBER, 1993

MOTION WAS MADE BY CLAYTON CREEK SECONDED BY TONY SEARLE TO APPROVE THE EXPENDITURES FOR NOVEMBER, 1993. VOTE: YES-ALL(5), NO-NONE(0).

3. CHRISTMAS BONUSES

Mayor Bean proposed \$100 bonuses for the Town employees, to be paid December, 1993. councilmember Searle felt the bonus of \$100 was too high.

MOTION WAS MADE BY HAL SHULER SECONDED BY MAYOR BEAN, TO ALLOW \$100 CHRISTMAS BONUSES TO BE PAID EACH OF THE TOWN EMPLOYEES. VOTE: YES-(4), MAYOR, CLAYTON CREEK, HAL SHULER, LEA ANN ADAMS, NO-(1), TONY SEARLE.

MINUTES OF ELK RIDGE TOWN COUNCIL MEETING - 12-14-93 CONT.

APPROVAL OF MINUTES OF PREVIOUS MOTION WAS MADE BY CLAYTON CREEK SECONDED BY TONY SEARLE, TO APPROVE THE MINUTES OF THE 11-23-93 MEETING, WITH THE FOLLOWING CORRECTION. PAGE 291, 2ND PARAGRAPH, FIRST LINE. CHANGE TONY SEARLE TO CLAYTON CREEK. VOTE: YES-ALL(5), NO-NONE(0).

ADJOURNMENT MOTION WAS MADE BY CLAYTON CREEK SECONDED BY TONY SEARLE TO ADJOURN. VOTE: YES-ALL(5), NO-NONE(0)


Town Clerk

NOTICE & AGENDA

Notice is hereby given the Town Council of Elk Ridge will hold a special Town Council Meeting on Tuesday, December 21, 1993, beginning with a Public Hearing for the purpose of receiving comment concerning the draft impact policy declaration of the proposed Hall Annexation, and also the master policy declaration which incorporates the territory proposed for annexation under the proposed Hall Annexation. The regular Council Meeting at will begin at 7:30 P.M. The meeting will be held at the Elk Ridge Town Hall, 80 E. Park Drive, Elk Ridge, Utah.

7:00 P.M. - PUBLIC HEARING for the purpose of receiving public opinion and comment concerning the draft impact policy declaration of the proposed Hall Annexation, and also the master policy declaration which under the proposed Hall Annexation.

7:30 P.M. - REGULAR COUNCIL MEETING AGENDA ITEMS:

| | |
|------|--|
| 7:30 | Invocation & Pledge of Allegiance |
| 7:35 | Approval of Agenda Time Frame |
| 7:40 | Tuttle Subdivision/Final Plat Approval |
| 8:10 | Approval/Fire Chief |
| 8:15 | Approval/Utah County Fair Board Member |
| 8:20 | Adjournment |

Additions to Agenda:

Closed Session:


The times listed for each item and the agenda may be accelerated if time permits. All interested persons are invited to attend.

Dated this 17th day of December, 1993.


Town Clerk

CERTIFICATION

I, the undersigned, duly appointed and acting town clerk for the municipality of Elk Ridge hereby certifies that a copy of the foregoing Notice and Agenda was hand carried to the Payson Chronicle, 12 S. Main, Payson, Utah and mailed to each member of the governing body on December 17, 1993.


Town Clerk

ELK RIDGE TOWN COUNCIL MEETING

December 21, 1993

TIME & PLACE OF MEETING

A special meeting of the Elk Ridge Town Council was held on Tuesday, December 21, 1993, beginning with a Public Hearing at 7:00, and the regular Council Meeting at 7:30 P.M. at the Elk Ridge Town Hall, 80 East Park Drive, Elk Ridge, Utah.

Notice of time, place and Agenda of this meeting was provided to the Payson Chronicle and to each member of the governing body by mailing a copy to each on December 17, 1993.

ROLL CALL

Mayor Pro Tempore Clayton Creek, Council members: Tony Searle, Hal Shuler, absent-Lea Ann Adams, Mayor Bean; Mayor-Elect Lynn Jacobson, Councilmembers-Elect Jim Nicolet and Scot Sessions, J.C. Evans, Lucille Evans, Michelle Creek, Rod Despain, Matt Despain, Janice H. Davis, Town Clerk.

PUBLIC HEARING

Mayor Pro Tempore Clayton Creek opened the Public Hearing for the purpose of receiving public opinion and comment concerning the draft impact policy declaration of the proposed Hall Annexation, and also the master policy declaration which under the proposed Hall Annexation.

J.C. Evans and Lucille Evans were present to protest the proposed Hall Annexation due to the fact that Utah County has a law suite against Ken Hall. According to the Evans', Mr. Hall occupied his home illegally due to non compliance with County requirements for:

1. Final Inspection on home
2. Access to the home from a public street.

The Evans' claim that the Halls have used their private drive for years, rather than comply with the county. They are concerned that the annexation will cancel the County's law suite and the Halls will still not have proper access to their home. They feel this is unfair to their position. The Court has declared the Evans' road a private drive, not a public road.

Annexations accept land "as is". The Town cannot require Mr. Hall to install a road as a condition of annexation. If future development occurs on the property, then a road could be required at that time. The Town remains in a neutral position in the dispute between the Evans' and the Halls.

MINUTES OF PUBLIC HEARING - 12-21-93, CONT.

The Terms and conditions of the resolution of annexation were reviewed. Since the Council had reviewed the policy declaration at a prior Council Meeting, one change was discussed:

1. Zone change from CE-2 to Ce-1

There was no further discussion.

MOTION WAS MADE BY TONY SEARLE SECONDED BY HAL SHULER TO CLOSE THE PUBLIC HEARING. VOTE: YES-(3), NO-(0), ABSENT(2), MAYOR BEAN, LEA ANN ADAMS.

ELK RIDGE TOWN COUNCIL MEETING

December 21, 1993

TIME & PLACE
OF MEETING

A special meeting of the Elk Ridge Town Council was held on Tuesday, December 21, 1993, beginning with a Public Hearing at 7:00, and the regular Council Meeting at 7:30 P.M. at the Elk Ridge Town Hall, 80 East Park Drive, Elk Ridge, Utah.

Notice of time, place and Agenda of this meeting was provided to the Payson Chronicle and to each member of the governing body by mailing a copy to each on December 17, 1993.

ROLL CALL

Mayor Pro Tempore Clayton Creek, Council members: Tony Searle, Hal Shuler, absent-Lea Ann Adams, Mayor Bean; Mayor-Elect Lynn Jacobson, Councilmembers-Elect Jim Nicolet and Scot Sessions, J.C. Evans, Lucille Evans, Michelle Creek, Rod Despain, Matt Despain, Janice H. Davis, Town Clerk.

INVOCATION &
PLEDGE OF
ALLEGIANCE

Prayer was offered by Hal Shuler with the pledge of allegiance following.

APPROVAL OF
AGENDA TIME
FRAME

MOTION WAS MADE BY TONY SEARLE SECONDED BY CLAYTON CREEK, TO APPROVE THE AGENDA TIME FRAME AS PRESENTLY CONSTITUTED. VOTE: YES-(3), NO-NONE(0), ABSENT(2), MAYOR BEAN, LEA ANN ADAMS.

TUTTLE
SUBDIVISION/
FINAL PLAT
APPROVAL

The Planning Commission gave Preliminary and Final Approval on 12-20-93.

The Tuttle have paid \$3,000.00 to the Town of Elk Ridge. The fees were paid prior to the adoption of the increased water right fee on 12-14-93

MINUTES OF ELK RIDGE TOWN COUNCIL MEETING - 12-21-93 CONT.

1. \$1,000 - 2 water rights
2. \$2,000 - to be reimbursed to Jim Winterton for Salem Hills Home-owners Association fees for Lot #2.

The Tuttles presented all the necessary deeds for recording, which would transfer ownership of the water line right of way to the Tuttles, Becksteads and Ingrams.

MOTION WAS MADE BY HALL SHULER SECONDED BY TONY SEARLE, TO GRANT FINAL APPROVAL TO THE LORI-BRIAN SUBDIVISION, PLAT A, WITH THE FOLLOWING CONDITIONS:

1. LOT #1 - DEVELOPMENT FEES PAID
LOT #2 - DEVELOPMENT FEES PAID
 - A. \$500 FOR A WATER RIGHT
 - B. \$2,000 TO WINTERTONS (ASSOCIATION FEES)LOT #3 - \$500 WATER RIGHT FEE PAID.
DEVELOPMENT FEES HAVE NOT BEEN PAID AS A CONTINUATION OF PRIOR COUNCIL APPROVAL TO WAIVE DEVELOPMENT FEES UNTIL THE TIME OF ISSUANCE OF A BUILDING PERMIT, AT WHATEVER THE CURRENT RATE IS AT THAT TIME. (FEES TO BE RETAINED BY THE TOWN OF ELK RIDGE.)
2. FINAL MYLAR MUST BE CHANGED TO SHOW A 10FT UTILITY EASEMENT RATHER THAN 8FT.
3. A RESOLUTION OF THE "CLOSURE" PROBLEM ON THE PLAT DRAWING. VOTE: YES(3), NO-NONE(0), ABSENT(2)-MAYOR BEAN LEA ANN ADAMS.

APPROVAL/
FIRE CHIEF

MOTION WAS MADE BY CLAYTON CREEK SECONDED BY HAL SHULER, TO APPROVE MARK FARR AS THE NEW FIRE CHIEF. VOTE: YES(3), NO-NONE(0), ABSENT(2), MAYOR BEAN, LEA ANN ADAMS.

A letter of thanks is to go to Bryce Rawlings. The Town Clerk is to check with Councilmember Adams.

APPROVAL/
UTAH COUNTY
FAIR BOARD
MEMBER

MOTION WAS MADE BY CLAYTON CREEK SECONDED BY HAL SHULER, TO APPROVE DONNY WELCH AS A UTAH COUNTY FAIR BOARD MEMBER, AS A REPRESENTATIVE TO HELP PLAN THE COUNTY FAIR. VOTE: YES(3), NO-NONE(0), ABSENT(2), MAYOR BEAN, LEA ANN ADAMS.

ADJOURNMENT

MOTION WAS MADE BY TONY SEARLE SECONDED BY CLAYTON CREEK TO ADJOURN. VOTE: YES-ALL(3), NO-NONE(0), ABSENT(2), MAYOR BEAN, LEA ANN ADAMS.


Town Clerk

NOTICE & AGENDA

Notice is hereby given the Town Council of Elk Ridge will hold a regular Town Council Meeting on Tuesday, December 28, 1993, at 7:00 P.M.. The meeting will be held in conjunction with the Council Christmas Dinner, at the Oak Crest Inn Restaurant, 2600 Canyon Rd., Spanish Fork, Utah.

8:00 P.M. - REGULAR COUNCIL MEETING AGENDA ITEMS:


| | |
|------|---|
| 7:00 | Invocation |
| 7:05 | Adoption of Resolution #93-12-28-R, which adopts a Master Policy Declaration Relating to the K.T. Hall Annexation |
| 7:10 | Adoption of an Ordinance Annexing Certain Properties to the Town of Elk Ridge, Utah, and Establishing the Zone Classification for Said Property |
| 7:15 | Adjournment |

Additions to Agenda:

Closed Session:

The times listed for each item and the agenda may be accelerated if time permits. All interested persons are invited to attend.

Dated this 27th day of December, 1993.


Town Clerk

CERTIFICATION

I, the undersigned, duly appointed and acting Town Clerk for the municipality of Elk Ridge hereby certifies that a copy of the foregoing Notice and Agenda was hand carried to the Payson Chronicle, 12 S. Main, Payson, Utah and to each member of the governing body on December 27, 1993.


Town Clerk

ELK RIDGE TOWN COUNCIL MEETING

December 28, 1993

TIME & PLACE OF MEETING A special meeting of the Elk Ridge Town Council was held on Tuesday, December 28, 1993, in conjunction with the Elk Ridge Town Employees Christmas Dinner, at the Oak Crest Inn.

Notice of time, place and Agenda was hand delivered to the Payson Chronicle and to each member of the governing body on December 27, 1993.

ROLL CALL Mayor Bean, Councilmembers: Absent-Clayton Creek, Tony Searle, Hal Shuler, Lea Ann Adams; Kelly Adams Mayor-Elect Lynn Jacobson, Pat Jacobson, Councilmembers-Elect Jim Nicolet, Anita Nicolet, Councilmember-Elect Scot Sessions, Jennifer Sessions, Jacquelyn Searle, Gary and Rhonda Proctor, Janice H. Davis, Town Clerk.

INVOCATION Prayer was offered by Gary Proctor

ADOPTION/ RESOLUTION #93-12-28-9R MOTION WAS MADE BY HAL SHULER SECONDED BY TONY SEARLE, TO ADOPT RESOLUTION #93-12-28-9R, WHICH ADOPTS A MASTER POLICY DECLARATION RELATING TO THE K.T. HALL ANNEXATION. VOTE: YES-(4), MAYOR, LEA ANN ADAMS, TONY SEARLE, HAL SHULER, NO-NONE(0), ABSENT(1)-CLAYTON CREEK.

ADOPTION/ ORDINANCE #93-12-28-6 MOTION WAS MADE BY HAL SHULER SECONDED BY TONY SEARLE, TO ADOPT ORDINANCE #93-12-28-6, ANNEXING CERTAIN PROPERTIES TO THE TOWN OF ELK RIDGE, UTAH, AND ESTABLISHING THE ZONE CLASSIFICATION FOR SAID PROPERTY...WITH INSTRUCTIONS TO WITHHOLD RECORDATION UNTIL ELK RIDGE OBTAINS:
1. EASEMENTS FOR THE WATER LINE FOR THE NEW WELL
2. DEED TO MR. HALL'S PORTION OF LOAFER CANYON ROAD
VOTE: YES(4), MAYOR, LEA ANN ADAMS, TONY SEARLE, HAL SHULER, ABSENT(1), CLAYTON CREEK.

ADJOURNMENT MOTION WAS MADE BY TONY SEARLE SECONDED BY MAYOR BEAN TO ADJOURN. VOTE: YES(4), MAYOR, LEA ANN ADAMS, TONY SEARLE, HAL SHULER, ABSENT(1), CLAYTON CREEK.


Town Clerk