

**ELK RIDGE
CITY COUNCIL MEETING
August 13, 2024**

TIME AND PLACE OF MEETING

This regularly scheduled meeting of the Elk Ridge City Council was scheduled for Tuesday, August 13, 2024, at 7:00 PM preceded by a joint work session with Planning Commission. The meeting was held at the Elk Ridge City Hall, 80 East Park Drive, Elk Ridge, Utah. Notice of the time, place, and Agenda of this Meeting was provided to the Payson Chronicle, 145 E. Utah Ave, Payson, Utah, and to the members of the Governing Body on August 12, 2024.

WORK SESSION

COUNCILMEMBER WILLIS MOTIONED TO OPEN THE JOINT WORK SESSION WITH THE PLANNING COMMISSION COUNCILMEMBER PAXTON SECONDED ALL AYE

| | | | |
|----------------------|---------|---------|----------|
| VOTE | AYE (4) | NAY (0) | APPROVED |
| Cory Thompson absent | | | |

Jorie Britt and Rory McWhorter and Ron Gailey of the Planning Commission and the Parks and Trails Committee went through different features and ideas presented to the public at the city celebration and the online survey. There were 890 completed surveys, there were a few surveys from other cities that were removed. That is about 1/3 of the adult population of Elk Ridge. There was a good balance of age, gender and areas. Walking trails, splash pad and natural water feature were very strong. Pavilions and an event center came in higher than the city office, city office came in at about 10% everything else fell off quite a bit. Sports elements were lower since pickle ball courts are going to be built in the Sky Hawk Park. The all-abilities playground was high. Melanie Paxton stated the difference in the online survey and the vote at the city celebration were because during the city celebration they spoke with everyone who voted and let them know that trails would be included in all designs of the park. That that is why the mountain bike course played a much higher role than in the online survey where it wasn't even mentioned. Children voted during the celebration, but no surveys were from children. Councilmember Willis stated the survey results need to be posted on the city website and on social media. The actual results of the surveys are not reflected from those on Facebook. The percentage of the opinions on Facebook (not an official city Facebook page), though loud, are the minority. Ron Gailey continued with the result details. The highest percentage of surveyors stated they would rather have something great/good that was reasonable with funding and not raising taxes. Many residents are in favor of donation of equipment. Councilmember Wixom stated the cost estimate of a park is 3 million dollars and asked if the \$40 (estimate) in higher property taxes included maintenance of the parks? Ron Gailey stated it only covered the construction of a park and did not take into account any grants or impact fees. These surveys teach the council what the residents are interested in and what they are willing to do so that the city can better plan for a park. Ron Gailey also stated those who have been in the city 15 years or longer are a lot less likely to support a park, those who have lived here for 4 years are more likely to support this. All the demographics and what residence will support can be seen on the survey. Councilmember Willis stated if it is done by multi phasing and includes the impact fee and grants a park may be digestible and may not need tax dollars. Councilmember Paxton stated Nancy, the grant writer, said she had never not received funding for a second phase if a grant was received for the first phase. Jorie Britt stated the features that can bring in revenue are an event center and the skate ribbon. Rory McWhorter recommends natural elements such as rocks, pond, stream, the ability playground, pavilions, and trails. It was

recommended to narrow down the recommendation committee to 3-4 people and develop a more defined plan.

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COUNCILMEMBER PETERSON MOTION TO APPROVE THE AGENDA AND THE TIME FRAME COUNCILMEMBER WILLIS SECONDED

| | | | |
|--------------------------------|---------|---------|----------|
| VOTE | (4) AYE | (0) NAY | APPROVED |
| Absent- Councilmember Thompson | | | |

ROLL CALL

Mayor: Robert Haddock
Council Members: Jared Peterson, Tanya Willis, Melanie Paxton, Charles Wixom, Absent - Cory Thompson
Others: Royce Swensen, *City Recorder*, Laura Oliver, *Deputy Recorder*, Deputy Monsen,
Public: Andrew Jackson, Spencer Foster, Kevin Smith, Dennis Jacobson, Micklane Farmer, Matthew Lenhart, Matt Laurendeau

OPENING - George Potter
PLEDGE - Councilmember Peterson

PLANNING COMMISSION UPDATE – Maureen Bushmen stated Wes Alexander, Utah Wildlife Division came and spoke about migration patterns, health and numbers of the elk and deer in and around the area.

PUBLIC FORUM

Dennis Jacobsen - stated the city stated last year there was zero information on the deer count there wasn't any proof or documentation on the actual count. He spoke with Ron Nielsen of the DWR and he said the state leaves it up to the cities for deer population counts. Who put up the general liability bond required by the state? He doesn't like the assumptions on the deer and doesn't think the city should live on assume. He also has a complaint about the water rates and the people are furious about the high-water bills. He was told the water pipes were cast iron and shown a piece of pipe cast iron pipe that had been torn out by a resident. He doesn't think there are any cast iron pipes in the city. Mayor Haddock confirmed those pipes were ductile iron. The city is assuming that the pipes all needed to be torn out. Ductile iron is still being put in current in cities. Don't put a well down low, put a well up high. Do your homework and don't assume.

1. JONES AND DEMILLE CAPITAL FACILITIES PRESENTATION

Micklane Farmer and Matthew Lenhart of Jones and DeMille presented the draft for the transportation master plan which will be part of the capital facilities. They went through the maps and the transportation study and analyzed the road width standards and street designations. The population is taken from the latest US Census, Growth estimates are only predictions. Street designations such as major or minor arterials, local, collectors etc. are based on the amount of

99 traffic. Future roads should have designations so the designations can be required when the area is
100 developed. UDOT doesn't do traffic counts, cities; are expected to do a study every 5 years or so.
101 The traffic study showed the busiest roads are Park Dr and Goosenest Dr. The traffic study can be
102 used to determine future use for example: a study shows the speed of drivers, if 85% of the
103 drivers are driving at a speed of 35 mph the city could raise that speed limit to 35 mph. The
104 transportation plan shows future projects and costs estimates. Development standards which
105 include road width standards, park strips, and road infrastructure, need to be updated every 5
106 years and available online. Council will review the transportation section, and a public hearing
107 will be needed before the transportation master plan can be adopted.
108

109 Michael Hartvigsen of Jones and DeMille presented the Capital Facilities culinary and sewer
110 section and state requirements. The storage system analysis is more than sufficient to get the
111 current residential units. The well system will need to be increased as the population increases by
112 2034-2044 (projection) and recommend placing a well high to mitigate pumping costs. The water
113 rights were analyzed, and the city owns sufficient water rights and discussion ensued on leasing
114 excess water rights to cover costs on rights that have continued expenses of annual fees. The city
115 has a broker that is looking into this and needed this report. The water model is complicated and
116 there are 5 areas that need prv's to be installed to meet pressure requirements and fire flow
117 capacities. Discussion unused on how each PRV (pressure release vault) will increase fire flow
118 and increase or decrease pressure. Several pipelines need to be upsized to increase fire flow. Elk
119 Ridge Dr is already planned to be done after the lower part of Elk Ridge Dr is opened. A priority
120 list with dates will be created. The sewer model needs elevation data. The one area of concern is
121 along 11200 south which may have backup once the city hits build out. This line is shared with
122 Woodland Hills which could make backup more of a concern, but these lines are owned by
123 Payson.
124

125 2. **SPENCER FOSTER LOCAL ADMINISTRATIVE ADVISOR, MAG**

126 Mayor Haddock stated Spencer Foster is with MAG. Spencer Foster stated he is the local
127 administrator advisor. The smaller cities went to the state and requested help and funds were
128 allocated to help with administrative matters. To qualify a city has to be under 10,000 population.
129 The types of problems they can help with are listed on the website, <https://mountainland.org/laa/>
130 To request assistance a Project Scoping Form needs to be submitted by the authorized personnel.
131 ULCT also has training videos that count towards council training for the year.
132

133 3. **SOCIAL MEDIA POLICY RESOLUTION**

134 Spencer Foster created the social media policy. This will create guidelines and consistent
135 communication with the residence. This draft will be revised to more accurately fit the city social
136 media needs.
137

138 4. **GENERAL PLAN**

139 Andrew Jackson will get the official current population figure that should be used for consistency
140 on the General Plan and the Capital Facilities plan. The slope data was done through Lidar and is
141 more accurate than the previous map but could have inaccurate data due to shadows and it is
142 stated in the building permit process slope data is required to be done per lot. ADUs and home
143 occupation language will be added to all areas allowed by code. High density areas language will
144 be revised, and the second sentence removed. Dark Sky will be revised to include residential. The
145 trail through the Barton property needs to be moved to Hillside Dr. Councilmember Paxton
146 recommends putting the trail on the ridgeline. The asterisks for future trails stating the private
147 property no public access needs to be removed. It's too broad a statement and on all the future
148 trails, revise to say future trail. Councilmember Peterson asked if the city needed to use the major
149 and minor arterial road labels. Andrew Jackson stated they were removed because it was splitting

hairs between the major and minor roads. Councilmember Peterson stated the definitions may need to be tweaked and remove the word “may”.

5. ELK RIDGE DR PROJECT AND INTERLOCAL AGREEMENT RESOLUTION

Mayor Haddock stated this is between the city and the county. The cost of the project is \$250,000. This project includes a new fire hydrant, curb and gutter, 10 asphalt trail, 10-inch pipeline, and widening the road. The agreement is a good deal for the city as the county is doing it for about half the cost. This will not start until spring of 2025. The county is going to put in a traffic light at Salem Canal Road.

COUNCILMEMBER WIXOM MOTIONED TO APPROVE RESOLUTION 24-08-13-1R
INTERLOCAL AGREEMENT COUNCILMEMBER WILLIS SECONDED.

| VOTE | (4) AYE | NAY(0) | APPROVED |
|---------------------------------|---------|--------|----------|
| Councilmember Paxton | AYE | | |
| Councilmember Wixom | AYE | | |
| Councilmember Peterson | AYE | | |
| Councilmember Willis | AYE | | |
| Absent - Councilmember Thompson | | | |

6. ELK RIDGE DR BUDGET AMENDMENT MOTION FOR PUBLIC HEARING

COUNCILMEMBER WIXOM MOTIONED TO MOVE THE BUDGET AMENDMENT FOR THE \$250,000 ELK RIDGE DR PROJECT TO PUBLIC HEARING COUNCILMEMBER WILLIS SECONDED

| VOTE | (4) AYE | (0) NAY | APPROVED |
|--------------------------------|---------|---------|----------|
| Absent- Councilmember Thompson | | | |

7. AUDITOR RECOMMENDATION/APPOINTMENT RESOLUTION

Mayor Haddock stated Greg Ogden the city's external auditor retired. The city received 3 bids, and it has been recommended the city contract with Gilbert and Stewart.

COUNCILMEMBER PETERSON MOTIONED TO RETAIN GILBERT AND STEWART
CERTIFIED PUBLIC ACCOUNTING FIRM TO DO THE CITY AUDITING
COUNCILMEMBER PAXTON SECONDED

| VOTE | (4) AYE | (0) NAY | APPROVED |
|--------------------------------|---------|---------|----------|
| Absent- Councilmember Thompson | | | |

8. RECYCLING PRESENTATION

Councilmember Paxton stated she went to the recycling center. The recommendation is not to have an independent recycling place but to educate the residence. Residents can actually take their recycling to the facility personally if they want, there is a fee. The key to recycling is education.

9. LOBBYIST DISCUSSION

Councilmember Paxton would prefer to see what the city can do in getting grants without the lobbyists first. The consensus is to give it a year, do further research and revisit it.

200 **10. APPROVAL OF JOINT WORK SESSION WITH PLANNING COMMISSION AND**
201 **CITY COUNCIL MAY 30, 2024**

202
203 COUNCILMEMBER PETERSON MOTIONED TO APPROVE THE MINUTES OF THE
204 JOINT WORK SESSION WITH PLANNING COMMISSION AND CITY COUNCIL MAY 30,
205 2024, COUNCILMEMBER PAXTON SECONDED

206
207 VOTE (4) AYE (0) NAY APPROVED
208 Absent- Councilmember Thompson
209

210 **11. APPROVAL OF MINUTE FROM JUNE 11, 2024**

211 Line 136 change vote count corrected Line 78 revise
212

213 COUNCILMEMBER PETERSON MOTIONED TO APPROVE THE MINUTES FROM JUNE
214 11, 2024, COUNCILMEMBER WIXOM SECONDED

215
216 VOTE (4) AYE (0) NAY APPROVED
217 Absent- Councilmember Thompson
218

219 **12. APPROVAL OF MINUTES FROM JUNE 25, 2024**

220
221 COUNCILMEMBER WIXOM MOTIONED TO TABLE THE MINUTES FROM JUNE 25,
222 2024, COUNCILMEMBER PAXTON SECONDED

223
224 VOTE (4) AYE (0) NAY APPROVED
225 Absent- Councilmember Thompson
226

227 COUNCILMEMBER PAXTON MOTIONED TO MOVE TO CLOSE SESSION PER UCA —
228 CONTRACT NEGOTIATIONS COUNCILMEMBER PETERSON SECONDED

229
230 VOTE (4) AYE (0) NAY APPROVED
231 Absent- Councilmember Thompson
232

233 MOTIONED TO ADJOURN COUNCILMEMBER SECONDED

234
235 VOTE (4) AYE (0) NAY APPROVED
236 Absent- Councilmember Thompson
237

238
239 _____
Laura Oliver