

CLEARFIELD CITY COUNCIL
AGENDA AND SUMMARY REPORT
February 28, 2017 – POLICY SESSION

Meetings of the City Council of Clearfield City may be conducted via electronic means pursuant to Utah Code Ann. § 52-4-207 as amended. In such circumstances, contact will be established and maintained via electronic means and the meetings will be conducted pursuant to the Electronic Meetings Policy established by the City Council for electronic meetings.

Executive Conference Room
55 South State Street
Third Floor
Clearfield, Utah

6:30 P.M. WORK SESSION

Update on Services Provided by Wasatch Integrated Waste Management District
Discussion on Live-streaming Public Meetings

(Any items not fully addressed prior to the Policy Session will be addressed in a Work Session immediately following the Policy Session)

City Council Chambers
55 South State Street
Third Floor
Clearfield, Utah

7:00 P.M. POLICY SESSION

CALL TO ORDER:	Mayor Shepherd
OPENING CEREMONY:	Councilmember Roper
APPROVAL OF MINUTES:	January 24, 2017 – Work Session

PUBLIC HEARING:

1. **PUBLIC HEARING FOR A GENERAL PLAN AMENDMENT TO CHANGE THE LAND USE DESIGNATION FROM COMMERCIAL TO MIXED-USE FOR PROPERTY LOCATED AT 1129 SOUTH STATE STREET (TIN: 12-309-0001)**

BACKGROUND: The request is for approximately 0.31 acres to be reclassified in the General Plan and Future Land Use Map from Commercial to Mixed-Use with the intent to construct a new structure containing ground floor commercial office space and a second floor for residential use. The property is currently undeveloped and is owned by Phoenix Services. The applicant has provided a conceptual site plan for the proposed use of the property should the request be approved. The Planning Commission recommended approval during its meeting on Wednesday, February 1, 2017.

RECOMMENDATION: Receive public comment.

2. **PUBLIC HEARING FOR A REZONE REQUEST FOR PROPERTY LOCATED AT 1129 SOUTH STATE STREET (TIN: 12-309-0001) FROM COMMERCIAL (C-2) TO COMMERCIAL-RESIDENTIAL (C-R)**

BACKGROUND: The rezone request is for approximately 0.31 acres located at 1129 South State Street (TIN: 12-309-0001) from Commercial (C-2) to Commercial-Residential (C-R). The intent

of the request is to accommodate a new structure containing approximately 3,200 square feet of ground floor commercial and a second floor for a residential use of approximately 3,160 square feet. The applicant has provided a conceptual site plan for the proposed use of the property. The Planning Commission will consider Site Plan and a Conditional Use request for the residential component at a future date, if the Council approves the rezone.

RECOMMENDATION: Receive public comment.

SCHEDULED ITEMS:

3. CITIZEN COMMENTS

4. CONSIDER APPROVAL OF ORDINANCE 2017-01 APPROVING A GENERAL PLAN MAP AMENDMENT CHANGING THE LAND USE DESIGNATION FROM COMMERCIAL TO MIXED-USE FOR PROPERTY LOCATED AT 1129 SOUTH STATE STREET (TIN: 12-309-0001)

RECOMMENDATION: Approve Ordinance 2017-01 approving a General Plan Map Amendment changing the land use designation from Commercial to Mixed-Use for property located at 1129 South State (TIN: 12-309-0001) and authorize the Mayor's signature to any necessary documents.

5. CONSIDER APPROVAL OF ORDINANCE 2017-02 APPROVING A REZONE REQUEST FOR PROPERTY LOCATED AT 1129 SOUTH STATE (TIN: 12-309-0001) FROM COMMERCIAL (C-2) TO COMMERCIAL-RESIDENTIAL (C-R)

RECOMMENDATION: Approve Ordinance 2017-02 approving a rezone request for property located at 1129 South State Street (TIN: 12-309-0001) from Commercial (C-2) to Commercial-Residential (C-R) and authorize the Mayor's signature to any necessary documents.

6. CONSIDER APPROVAL OF THE AWARD OF BIDS FOR PLAYGROUND EQUIPMENT

BACKGROUND: Staff solicited proposals from vendors interested in designing playground equipment in eight locations throughout the City. Seven of the playgrounds are being funded by the PARAT Tax and the other through the General Fund. Six vendors submitted proposals to complete the work and a selection committee reviewed and scored those proposals. Staff is recommending that six of the projects be awarded to Big T Recreation and two be awarded to Garrett and Company. The total cost for the projects is \$350,000.

RECOMMENDATION: Approve the award of bids for playground design and purchase to Big T Recreation for North Steed Park, Train Watch Park, Fisher Park, Barlow Park, Island View Park, and Central Park; and to Garrett and Company for the 200 South Park and Cornerstone Park for a total project cost of \$350,000 and authorize the Mayor's signature to any necessary documents.

7. CONSIDER APPROVAL OF THE LICENSE AGREEMENT WITH THE UNITED STATES AIR FORCE FOR MONITORING WELLS

BACKGROUND: The United States Air Force has monitoring wells throughout the City to conduct groundwater and soil testing in connection with the groundwater monitoring project. The agreement allows the Air Force to locate and maintain the groundwater monitoring wells. The Air

Force is proposing adding two additional wells within the City and abandoning one of the injection wells.

RECOMMENDATION: Approve the License Agreement with the US Air Force for monitoring wells and authorize the Mayor's signature to any necessary documents.

8. CONSIDER APPROVAL OF RESOLUTION 2017R-03 AUTHORIZING AN INTERLOCAL AGREEMENT WITH DAVIS COUNTY TO ADMINISTER A BY-MAIL ELECTION FOR THE 2017 MUNICIPAL PRIMARY AND GENERAL ELECTIONS

BACKGROUND: The City will be conducting its 2017 Municipal Election as a by-mail election. The City will need to contract with the Davis County Clerk's office for assistance in administering the by-mail elections.

RECOMMENDATION: Approve Resolution 2017R-03 authorizing an Interlocal Agreement with Davis County to administer a by-mail election for the 2017 Municipal Primary and General Elections and authorize the Mayor's signature to any necessary documents.

COMMUNICATION ITEMS:

Mayor's Report
City Council Reports
City Manager's Report
Staff Reports

*****ADJOURN AS THE CITY COUNCIL*****

Dated this 23rd day of February, 2017.

/s/Nancy R. Dean, City Recorder

The City of Clearfield, in accordance with the 'Americans with Disabilities Act' provides accommodations and auxiliary communicative aids and services for all those citizens needing assistance. Persons requesting these accommodations for City sponsored public meetings, service programs or events should call Nancy Dean at 525-2714, giving her 48-hour notice.