

**MINUTES OF THE REGULAR MEETING OF THE  
CITY COUNCIL OF PLEASANT VIEW CITY, UTAH**

**April 25, 2023**

**The public meeting was held at City Hall, 520 W Elberta Drive, Pleasant View, Utah, commencing at 6:03 P.M.**

**MAYOR:**

Leonard Call

**COUNCILMEMBERS:**

Ann Arrington  
Steve Gibson  
David Marriott  
Philip Nelsen  
Sara Urry

**STAFF:**

Amy Mabey  
Laurie Hellstrom  
Tyson Jackson  
Brandon Bell  
Ryon Hadley

**VISITORS:**

Jeff Lee	Rick Scadden
Cody Wilder	Shelly Bailey
Dave Laloli	

**1. Introduction.**

**a. Pledge of Allegiance and Opening Prayer, Reading or Expression of Thought**  
(Councilmember Phil Nelsen).

**b. Declaration of Conflicts of Interest**

None given.

**c. Public Comments/Questions for the Mayor & Council (limited to 3 minutes)**

**2. Consent Items.**

**a. Bills of Pleasant View City.**

Motion was made by CM Marriott to approve the consent items (bills of Pleasant View City).  
2<sup>nd</sup> by CM Arrington. Voting Aye: CM Arrington, CM Gibson, CM Marriott, CM Nelsen and CM  
Urry. 5-0

**3. Public Hearing - Zoning Map Amendment - RE-20. Discussion and possible action to amend the City Code to include child daycare and nurseries as permitted uses in the RE-20 Residential Zone, Ordinance 2023-6. (Presenter: Brandon Bell)**

Motion was made by CM Nelsen to go into a public hearing to consider amending the City Code to include child daycare and nurseries as permitted uses in the RE-20 Residential Zone, Ordinance 2023-6. 2<sup>nd</sup> by CM Urry. Voting Aye: CM Arrington, CM Gibson, CM Marriott, CM Nelsen and CM Urry. 5-0

Brandon Bell: the applicant is requesting to adjust the text in the RE-20 to allow child daycare as a permitted use. The R-1 zone already allows it. The planning commission denied the request. They were concerned that by adding text it would open up the entire community. Mayor Call: public comments? None were given.

Motion was made by CM Gibson to end the public hearing. 2<sup>nd</sup> by CM Urry. Voting Aye: CM Arrington, CM Gibson, CM Marriott, CM Nelsen and CM Urry. 5-0

CM Arrington: what are the parameters of the daycare such as the number of children and traffic? Brandon Bell: we are setting zone parameters not the number of children. That is with the state's professional licensing and the city is not involved. We can set setbacks, license them and building codes. Mayor Call: what about dropping off and parking? Brandon Bell: that is not part of the application. CM Urry: is it in the code? Brandon Bell: not in the current standards for daycares. CM Arrington: we have daycares in RE-20. Brandon Bell: they are home occupation daycares. CM Nelsen: in the current zone public schools are allowed in RE-20. It makes sense with similar boundary around the property. There could be noise with the daycare. Brandon Bell: they need 35 sq.ft. per child. We process by applicant with a specific site in mind. CM Gibson: I went to a preschool but the actual facility was not in a residential area. There is noise and parking needs and all of the RE-20 zone area would not be prepared for this. It would open up all of the RE-20 area. Brandon Bell: there is a similar zone, R-1. The applicant submitted that rezone request. CM Gibson: could we have a zone more spot on? Mayor Call: they can request the R-1 zone. CM Nelsen: how is that classified? CM Gibson: a stand-alone facility. CM Nelsen: it doesn't matter where it is at. CM Marriott: could it be allowed in a commercial zone? CM Urry: yes. Mayor Call: I would hate to open up all of RE-20.

Motion was made by CM Gibson to deny the request to amend the RE-20 Residential zone to include child daycare and nurseries as permitted uses. 2<sup>nd</sup> by CM Urry. Voting Aye: CM Arrington, CM Gibson, CM Marriott, CM Nelsen and CM Urry. 5-0

#### **4. Public Hearing - Municipal Boundary Adjustment with North Ogden. Discussion and possible action to approve a Municipal Boundary Adjustment with North Ogden located at approximately 3475 North 98 East at the city limits and related to the Rock Point Estate Subdivision in North Ogden, Ordinance 2023-7. (Presenter: Brandon Bell)**

Motion was made by CM Urry to go into a public hearing to consider a Municipal Boundary Adjustment with North Ogden located at approximately 3475 North 98 East at the city limits and related to the Rock Point Estate Subdivision in North Ogden, Ordinance 2023-7. 2<sup>nd</sup> by CM Gibson. Voting Aye: CM Arrington, CM Gibson, CM Marriott, CM Nelsen and CM Urry. 5-0

Brandon Bell: this was discussed in a prior city council meeting. Tonight is the public hearing. If approved it allows the mayor to sign the mylar which is then sent to the Lt. Governor's Office. It is a couple of 1,000 sq. ft. adjustment.

Motion was made by CM Marriott to close the public hearing. 2<sup>nd</sup> by CM Arrington. Voting Aye: CM Arrington, CM Gibson, CM Marriott, CM Nelsen and CM Urry. 5-0

Motion was made by CM Gibson to approve Ordinance 2023-7 as stated (Municipal Boundary Adjustment with North Ogden located at approximately 3475 North 98 East at the city limits and related to the Rock Point Estate Subdivision in North Ogden). 2<sup>nd</sup> by CM Marriott. Roll call vote. Voting Aye: CM Arrington, CM Gibson, CM Marriott, CM Nelsen and CM Urry. 5-0

#### **5. Interlocal Agreement for RAMP Funding with Weber County. Discussion and possible action to approve an interlocal agreement with Weber County for RAMP grant funding for the Pickleball Courts Complex in the amount of \$477,773.67. (Presenter: Amy Mabey)**

Motion was made by CM Arrington to adopt the interlocal agreement with Weber County for RAMP grant funding for the Pickleball Courts Complex in the amount of \$477,773.67. 2<sup>nd</sup> by CM Urry. Voting Aye: CM Arrington, CM Gibson, CM Marriott, CM Nelsen and CM Urry. 5-0

**6. Health Benefits Selection. Discussion and possible action to approve the PEHP Benefits Selection for medical and dental benefits for the 2023-2024 fiscal year.**  
**(Presenter: Amy Mabey)**

Amy Mabey: this is an increase from last year and we are shifting to a dental plan with better value and less expensive. Mayor Call: CM Arrington reviewed this change. Amy Mabey: this allows the employees to keep their doctors and it is a great recruitment tool.

Motion was made by CM Urry to approve as stated (approve the PEHP Benefits Selection for medical and dental benefits for the 2023-2024 fiscal year). 2<sup>nd</sup> by CM Nelsen. Voting Aye: CM Arrington, CM Gibson, CM Marriott, CM Nelsen and CM Urry. 5-0

**7. Land and Water Conservation Fund (LWCF) Grant. Consideration of a resolution approving the city's application for a LWCF grant for the pickleball courts project.**

Amy Mabey: this is the remaining gap with Pickleball. The application requires a guarantee that the property will remain as open space in perpetuity. Also, the court can't be enclosed. We are applying for approximately \$619K.

Motion was made by CM Arrington to adopt Resolution 2023-F for the city's application for a LWCF grant for the pickleball courts project. 2<sup>nd</sup> by CM Gibson. Voting Aye: CM Arrington, CM Gibson, CM Marriott, CM Nelsen and CM Urry. 5-0

**8. Closed Meeting. Consideration for a closed meeting pursuant to one or more of the provisions of the Utah Open and Public Meetings Law, Utah Code § 52-4-205(1).**

Motion was made by CM Arrington to go into the closed meeting to the character and competency of an individual. 2<sup>nd</sup> by CM Nelsen. Roll call vote. Voting aye: CM Arrington, CM Gibson, CM Marriott, CM Nelsen & CM Urry. 5-0

Mayor Call signed a sworn statement affirming the reason for the closed meeting.

Motion was made by CM Arrington to end the closed meeting. 2<sup>nd</sup> by CM Urry. Voting aye: CM Arrington, CM Gibson, CM Marriott, CM Nelson & CM Urry. 5-0

**9. Other Business**

Tyson Jackson: we have a decolorization with the water because it is moving and pulling the iron in the pipes. CM Marriott: how often do we do water samples? Tyson Jackson: 9 per month.

Ryon Hadley: we received an equipment grant in the amount of \$4,800. Hiring is slow.

Amy Mabey: presented the Dignity Index as presented at a ULCT conference through U of U. Other topics included being an advocate for city needs and challenges with what is coming and work and get solutions, financial policies and prevent fraud and the rainy-day fund, good books 'How to Kill a Community'. Upcoming item is a contract for the prosecutor.

CM Urry. The YCC dinner is Friday.

Mayor Call: the Founders Day meeting is May 23<sup>rd</sup> at 4pm.

**10. Adjournment: 7:32 PM**