

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

**January 25, 2022**

**The public meeting was held at City Hall, 520 W Elberta Drive, Pleasant View, Utah, commencing at 6:00 P.M.**

**MAYOR:**

Leonard Call

**COUNCILMEMBERS:**

Ann Arrington  
Steve Gibson  
David Marriott  
Philip Nelsen (*via Zoom*)  
Sara Urry

**STAFF:**

Amy Mabey  
Laurie Hellstrom  
Ryon Hadley  
Tyson Jackson  
Jill Hunt

**VISITORS:**

Kevin Bailey	Christy Bailey
Sharlene Call	Ryan Bailey
Jake Bailey	Bryan Smith

**Pledge of Allegiance:** Steve Gibson

**Opening Prayer, Reading or Expression of Thought:** Steve Gibson

**Declaration of Conflicts of Interest:**

None were given.

**Comments/Questions for the Mayor & Council** (public – limited to 3 minutes)

None were given.

**Consent:**

Motion was made by CM Marriott to approve the consent items (Minutes of December 28, 2021 and January 11, 2022). 2<sup>nd</sup> by CM Arrington. Voting aye: CM Ann Arrington, CM Gibson, CM Marriott, CM Nelsen, and CM Urry. 5-0

**Business:**

**1. Present appreciation to Kevin Bailey outgoing city councilmember.**

Kevin Bailey was presented a plaque and given words of appreciation.

**2. Public Hearing – Discussion and possible action to consider repealing Chapter 18.30 – C-3 Zone Ordinance, a commercial zone from the Municipal Code, Ordinance 2022-1. (Presenter: Jill Hunt)**

Motion was made by CM Arrington to go into a public hearing to consider repealing Chapter 18.30 – C-3 Zone Ordinance, a commercial zone from the Municipal Code. 2<sup>nd</sup> by CM Urry. Voting aye: CM Ann Arrington, CM Gibson, CM Marriott, CM Nelsen, and CM Urry. 5-0

Jill Hunt: this is to clean up the ordinances. We have already repealed the old C-1 and C-2 zone ordinances but need to finish it with this C-3 zone that should have also been repealed. There are no current properties with this zone. These are out of date ordinances. The next to repeal is the M-2 zone ordinance. Amy Mabey: the ordinance originally adopted had language in them to have them repealed. This is to complete that process and remove them. Mayor Call: any comments from the public? None were given.

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

CM Gibson: is there a new zoning ordinance and is everything covered? Jill Hunt: there is a new C-1 and C-2 zone ordinance. Any old uses still being used can still continue. Mayor Call: future needs could be added. CM Gibson: cleaning house is good but not clean too much. Jill Hunt: no one is to use this zone. We are constantly looking at the codes.

Motion was made by CM Urry to repeal Chapter 18.30 – C-3 Zone Ordinance, a commercial zone from the Municipal Code, Ordinance 2022-1. 2<sup>nd</sup> by CM Marriott. Roll call vote. Voting aye: CM Ann Arrington, CM Gibson, CM Marriott, CM Nelsen, and CM Urry. 5-0

**3. Public Hearing – Discussion and possible action to consider repealing Chapter 18.34 – M-2 Zone Ordinance, a manufacturing zone from the Municipal Code, Ordinance 2022-2. (Presenter: Jill Hunt)**

Motion was made by CM Marriott to go into a public hearing to consider repealing Chapter 18.34 – M-2 Zone Ordinance, a commercial zone from the Municipal Code. 2<sup>nd</sup> by CM Arrington. Voting aye: CM Ann Arrington, CM Gibson, CM Marriott, CM Nelsen, and CM Urry. 5-0

Jill Hunt: this is another older zone to repeal. The MP-1 and MCM zoning ordinance takes care of this one. The M-2 zone is not being used. Mayor Call: there are no areas on the General Plan for this? Jill Hunt: no. Mayor Call: any comments from the public? None were given.

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

Motion was made by CM Arrington to repeal Chapter 18.34 – M-2 Zone Ordinance, a commercial zone from the Municipal Code, Ordinance 2022-2. 2<sup>nd</sup> by CM Marriott. Roll call vote. Voting aye: CM Ann Arrington, CM Gibson, CM Marriott, CM Nelsen, and CM Urry. 5-0

**4. Public Hearing – Discussion and possible action to consider amending the Chapter R-5 Zone Ordinance, addressing setbacks and uses, Ordinance 2022-3. (Presenter: Jill Hunt)**

Motion was made by CM Marriott to go into a public hearing to consider amending the Chapter R-5 Zone Ordinance, addressing setbacks and uses. 2<sup>nd</sup> by CM Urry. Voting aye: CM Ann Arrington, CM Gibson, CM Marriott, CM Nelsen, and CM Urry. 5-0  
Jill Hunt: this is to clean up and to fix the Fox Meadows Subdivision area. We will be looking at a new patio home ordinance that will be different that can fit in other areas. CM Gibson: like on the mountain side. Jill Hunt: this is just for the Fox Meadows area. This will allow uses like single family dwelling, home occupations and pets that are currently not there and make the area compliant. Mayor Call: any comments from the public? None were given.

Motion was made by CM Marriott to close the public hearing. 2<sup>nd</sup> by CM Arrington. Voting aye: CM Ann Arrington, CM Gibson, CM Marriott, CM Nelsen, and CM Urry. 5-0  
CM Nelsen: suggested some wording but withdrew it later on. CM Arrington: it is limited to that area? Jill Hunt: yes. We will be looking at a new patio home ordinance that could be available in other areas. CM Gibson: the new ordinance needs a cluster component. CM Urry: the R-5 zone ordinance was never intended for patio homes. This is to fix the Fox Meadows area. CM Gibson: new ordinances could be a patio home or a mountain patio home zone.

Motion was made by CM Urry to amend Chapter R-5 Zone Ordinance, addressing setbacks and uses, Ordinance 2022-3 as submitted. 2<sup>nd</sup> by CM Gibson. Roll call vote. Voting aye: CM Ann Arrington, CM Gibson, CM Marriott, CM Nelsen, and CM Urry. 5-0

**5. Public Hearing – Discussion and possible action to consider a rezone from A-2 to RE-15 located at approximately 1630 W between Hwy 89 and Pleasant View Drive, property #19-014-0030, Ordinance 2022-4. (Presenter: Jill Hunt)**

Motion was made by CM Marriott to go into a public hearing to consider a rezone from A-2 to RE-15 located at approximately 1630 W between Hwy 89 and Pleasant View Drive, property #19-014-0030. 2<sup>nd</sup> by CM Gibson. Voting aye: CM Ann Arrington, CM Gibson, CM Marriott, CM Nelsen, and CM Urry. 5-0

Jill Hunt: this is the old Dickimore's property located by the Mathew Meadows Subdivision. The request is from A-2 to Re-15. The General Plan allows for this. Staff has no issues. We don't have a parcel ID. The top portion of the property was cut off and Diane Budge stated that she would combine it with her lot but we have not seen anything on that yet. That portion of Budge Lane is not part of the rezone. Mayor Call: did the planning commission have any concerns? Jill Hunt: they are ok with it. Mayor Call: any comments from the public? Bryan Smith, developer: this goes along with the plan.

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

CM Marriott: are there any homes on the property? Jill Hunt: a barn. It will need to be removed before construction.

Motion was made by CM Urry to rezone from A-2 to RE-15 located at approximately 1630 W between Hwy 89 and Pleasant View Drive, property #19-014-0030, Ordinance 2022-4 subject to a new legal description. 2<sup>nd</sup> by CM Arrington. Roll call vote. Voting aye: CM Ann Arrington, CM Gibson, CM Marriott, CM Nelsen, and CM Urry. 5-0

**6. Discussion and possible action to set the 2022 Council Liaison Assignments.**

Motion was made by CM Arrington to set the 2022 Council Liaison Assignments as discussed. 2<sup>nd</sup> by CM Gibson. Voting aye: CM Ann Arrington, CM Gibson, CM Marriott, CM Nelsen, and CM Urry. 5-0

**7. Discussion and possible action to set Work Sessions dates for the city council.**

Motion was made by CM Gibson to set a Saturday Work Session for the city council on February 19, 2022 from 8:00am-10:00am. 2<sup>nd</sup> by CM Marriott. Voting aye: CM Ann Arrington, CM Gibson, CM Marriott, CM Nelsen, and CM Urry. 5-0

**8. Closed Meeting.**

Motion was made by CM Arrington to go into a closed meeting to discuss the character of an individual. 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

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

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

**9. Discussion and possible action from the closed meetings.**

No actions from the closed meeting.

**OTHER BUSINESS:**

Ryon Hadley: we will be updating the animal and code enforcement ordinances. We talked to the businesses on HWY 89 that have the bright lights and they have agreed to work with us. We had 6 DUI's from state shifts work. Car burglaries are up.

Tyson Jackson: we received 3 bids on the streetlight project today. We have converted approximately 560 to auto-read meters. We are working on the water service project at the west-end of PV Drive. CM Arrington: I would like to drive around the city and talk about issues in the city.

Amy Mabey: we had a fiber meeting yesterday. We are at the franchise agreement stage with Connex Fiber a local company. Verbally they said they would make it available city-wide but that statement is not in the franchise agreement. Other fiber companies could also get a franchise agreements. CM Marriott: my concern is that it will not go to every citizen. Mayor Call: when do we want to publicize this? Amy Mabey: after a final draft we will re-invite the public.

CM Arrington: we have in-kind donations for the RAMP grant application which will put us in a strong position.

CM Urry: we had a great day at the Local Officials Day with the Youth City Council. The State is changing the flag this year. The Youth City Council is coming to the city council meeting February 8<sup>th</sup>. RAMP meets February 2<sup>nd</sup>.

CM Gibson: for the work session we need to address the Weber Basin Water usage. We are paying for the water.

**Adjournment: 8:27 P.M.**