IVINS
CITY COUNCIL
MINUTES
February 6, 2020

1) WELCOME AND CALL TO ORDER

MAYOR AND COUNCIL: The meeting was called to order at 5:30 p.m. and announced there was a quorum present.
All present included Mayor Hart, Council Member Mehr, Council Member McDonald, Council Member Johnson, Council Member Elliott, and Council Member Gordhammer.
STAFF: City Manager/Attorney Dale Coulam, Director of Finance Lane Mecham, Building and Zoning Administrator Mike Rodriguez, and City Recorder Kari Jimenez.
EXCUSED: None.
Audience: Randy Johnson, Chris Haddad, Claudette Larsen, Lloyd Warner, Judith Kapuscinski, Regina Roper, Dan & Jan Brown, Rich Svien, Hollie Reina, CJ Koharacheck, Sharm Barton, Lance Anderson, Shawn Sullivan, Justin Aucoin, and others who did not sign in.

A. Acknowledgement of Quorum

Mayor Hart acknowledged there was a quorum present

B. Flag Salute

Council Member Mehr led the Flag Salute

C. Invocation

Council Member Mehr gave the Invocation

D. Disclosures

There were no disclosures or conflicts of interest with items on this meeting's agenda.

2) REPORTS, PRESENTATIONS AND APPOINTMENTS

A. Presentation by VCBO Architects regarding new City Hall

Tyler Froelich reported that they met with the City several weeks ago and recently presented information at the Neighborhood Meetings and obtained feedback from the community regarding the new City Hall. He provided a PowerPoint presentation to the Mayor and City Council. A copy of the presentation is available by request through Ivins City Hall. **Tyler Froelich** reported that the building design captures 10 years of growth in the current footprint and includes an area for an addition if that is required in the future. They reviewed Ivins History and came up with an earth, water and hard work theme and the idea of a rammed earth wall where you use native soils and a variety of soil colors that are natural and earthy, add water and additives and then that is rammed with force to compact the wall. The result is a beautiful interior and exterior wall. The plan is to utilize solar panels and obtain a net zero outcome for the building and the landscaping will be drought tolerant. **Mayor Hart** commented that the fun thing about the rammed earth wall is that the City may be able to import a bucket of dirt from the old canal and Ivins Reservoir and possibly from the residents. He commented that he has received emails of concern regarding the new City Hall not looking like Rocky Vista University. The City has taken those into concern and the slopes are such that light comes into the interior of the building and takes into account the views. **Tyler Froelich** stated that he heard the same thing and indicated that the scale of the new City Hall building will set it apart from Rocky Vista University, as well as it will only be one story. **Council Member Gordhammer** stated that there is quite a thread on the

DRAFT

social media site NextDoor. She indicated that she would be happy to summarize this presentation on that site.

B. Concept Plan Report for The Crossings at Red Desert Estates, located at approximately 850 South Main. V.E. Management Investments-Owner. Dave Lynn-Applicant

Mike Rodriguez reported that this property consists of approximately 10.26 acres. The Staff report indicates that the property is being subdivided into 156 lots but that is not accurate. It's actually 114 two story townhomes on the majority of the site, with 30 twinhomes in the eastern-most portion of the site. The applicants first Concept Plan showed the entire site being constructed of townhomes but in previous actions that the City Council's took, the strip along the eastern portion of the site was set aside as a buffer of R-2-6 zoning for twinhomes on 6,000 square foot lots so there are 30 units of twinhomes along the eastern-most portion going from north to south. This property is currently zoned R-M Multi-Family with the R-2-6 buffer and has a short-term rental overlay on that but the applicant is not proposing that. The properties will be available for sale and the proposed lots and improvements are in compliance with City Ordinances.

C. Department Reports: Parks and Recreation and Public Safety

Benny Sorensen previously provided an electronic report, a copy of which is available on Ivins website. He reported that the majority of the playground has been removed as of today. They will be excavating and having the concrete work done. The equipment arrives in Ivins March and is scheduled to be installed by March 9th before the weather gets too hot. **Council Member Elliott** referred to the ability to add-on equipment for all abilities needs and if there's a way to do that. **Benny Sorensen** commented that what the City has will meet the needs of all abilities in some way.

Chief Flowers previously provided an electronic report, a copy of which is available on Ivins website. **Chief Flowers** reported that there have been a significant number of burglaries recently and an individual who doesn't live in Ivins, broke into a home and the only thing stolen was a really expensive bike. The St. George Police Department stopped a homeless man riding a very expensive bike that had recently been spray painted. They entered the information into a database, ended up arresting the man and through that investigation, cleared up several burglary cases. Vehicles are also getting broken into when they're parked at trailheads. He urged people to take their stuff with them when they hike because even if they hide it or lock their vehicles, the stuff that remains in the vehicles is not safe. A group has been investigated, in conjunction with the FBI, where they rent a car in one location and then leave it at another location. **Council Member Mehr** heard about a vehicle being broken into at a trailhead and inquired if they've ever considered monitoring those locations with cameras. **Chief Flowers** indicated that is something they're talking about and is a budget item. It would be a good idea to place cameras at the trailheads. **Mayor Hart** suggested that a package be put together to see what the cost is. **Chief Flowers** stated that he met with a vendor and then they never got back to him but he will be meeting with some vendors in March. **Council Member Gordhammer** suggested placing signs at the trailheads reminding people to take their valuables with them.

Fire Chief Randy Hancey reported that January was busy, with new year of training again and lot of individuals attending the winter fire school at the Dixie Convention Center. They are currently going through the Wildland Firefighter class with a week and a half left and then they will move onto Structure training and then Hazmat training. The department is in the process of renewing the Wildland Memorandum of Understanding. EMS was busy, responding to 96 calls in January. They are also in the process of changing their ambulance billing service that is

DRAFT

currently located in Arizona, to a service that is based in Utah and in doing so, they anticipate that the return percentage should be better. He also reported that they are handling all of the annual fire inspections for business renewals.

D. Planning Commission Report

Lance Anderson reported that the Planning Commission saw the Crossings at Red Desert Estates Concept Plan that the City Council saw tonight. They held a Public Hearing and recommended approval of a concurrent Land Use and Zone Change for property located at 350 South and Kwavasa Drive. A Public Hearing will now be held at the next City Council meeting. The Planning Commission approved a road dedication plat for Kwavasa Drive, approved a Final Plat for Mojave Mesa and continued to discuss densities for Multi-Family and outdoor lighting regulations. **Council Member Elliott** commented that at the last City Council meeting she requested that the Planning Commission begin revising the Table of Uses and inquired if he had an idea of what that time frame looks like. **Dale Coulam** stated that it will be introduced at the next Planning Commission meeting. **Council Member Elliott** inquired when they anticipate the Public Hearing to be held on the Table of Uses. **Dale Coulam** indicated that a Public Hearing would not be held until the Planning Commission comes up with recommended revisions. **Council Member Gordhammer** referred to the density discussions and inquired if the Planning Commission had a goal for when they'll have that wrapped up. **Lance Anderson** stated they worry about the unintended consequences of any changes but they are hoping to finish that up fairly quickly.

3) CITIZEN COMMENT & REQUEST FOR FUTURE AGENDA ITEMS

Mayor Hart indicated that he had two (2) forms before him and clarified that this process is intended to result in a request for the City Council to add something to a future agenda, to modify an ordinance or policy. The first from was submitted by Randy Johnson. **Randy Johnson** commented that there are three (3) items that are important to review and requested the following: 1) Future Impact Studies should be required and include detailed and specific parameters provided to the developers and their traffic engineers; 2) he recommended that the City Council Meeting Rules be amended to require a two week lag between receiving any information that requires thorough examination before the City Council may vote on it. He would also like there to be, at a minimum, a 15 minute recess before any vote, allowing citizens to submit their questions or concerns in writing that the Council may have not considered; and 3) he would like to see Radon Gas testing required for all new developments. **Mayor Hart** stated that the next request was from Lloyd Warner regarding pouring of concrete. **Lloyd Warner** commented that he lives across the street from Lance Anderson's new project. In the summertime, they can start pouring concrete at 3:00 a.m. He felt that was too early and he would like to see the code changed so that concrete cannot be poured any earlier than 6:00 a.m. The last two summers he has listened to the beep beep beep of concrete trucks. He opens his windows at night and can't imagine the Council would want to be woken up at 3 a.m. **Mayor Hart** commented that the City would want to hear from concrete people too.

4) PUBLIC HEARING AND ACTION ITEMS - NONE

5) DISCUSSION AND POTENTIAL ACTION ITEMS

A. Finalize entrance sign design and installation

Mayor Hart stated the City Council previously requested that YESCO show the Council some different lettering sizes. **Council Member Johnson** referred to the word "City" and indicated

DRAFT

that she had a citizen approach her after the neighborhood meetings and inquire if Ivins was a City. **Dale Coulam** clarified that Ivins was incorporated as Ivins City but that doesn't control what the Council would like to see on the signs. **Mayor Hart** personally likes the bottom two with the smaller lettering that was provided in YESCO's information. **Council Member Johnson** inquired if the Council was considering the sizing of the lettering. **Mayor Hart** stated yes. Regarding the sign near Fire Lake Park, he suggested that sign be installed on the east side of the entrance in the landscaped area. If both entrance signs are constructed and installed at the same time, the cost is less than if they do them at different times. **Council Member Mehr** did not like the dark base and preferred that it be more of an earth tone. He also inquired if the City wanted to draw more attention to Fire Lake Park. **Council Member Elliott** commented that the designs look great but felt like it was a lot of money and inquired if 21 feet was an appropriate size. **Council Member Mehr** referred to the signage and commented about costs for signs at Intermountain Health Care and stated that the cost of the City signs is in the ballpark. **Council Member Mehr** inquired if this was in the budget. **Mayor Hart** stated that $50,000 is in the budget for the signs. **Lane Mecham** confirmed that this expenditure is in the budget. **Mayor Hart** referred to the size and commented that YESCO is a professional group and has already shrunk the sign by 25% and YESCO does not recommended going any smaller. **Council Member Gordhammer** liked the smaller lettering and smaller signs for both entrance locations because the entrance sign on Snow Canyon Parkway is a simple lava sign that's unique and noticeable. **Council Member Mehr** inquired if YESCO could provide a mock-up of the signs so that the Council could and see a visual of what they may look like. **Mayor Hart** commented that he will contact YESCO and follow through with this. He suggested that a Work Meeting be held right before a City Council meeting so that the Council can see the scale outdoors.

MOTION: Council Member Mehr moved to table the entrance sign design and installation
SECOND: Council Member McDonald
VOTE: The motion carried.

Council Member Mehr	AYE
Council Member McDonald	AYE
Council Member Johnson	AYE
Council Member Elliott	AYE
Council Member Gordhammer	AYE

B. Discuss and consider approval of Ordinance No. 2020-01, an Ordinance of Ivins City, Utah, amending the terms of office for Arts Commission Members

Dale Coulam stated that this amendment allows the City Council to provide for the staggered terms of the Arts Commission Members. The next agenda item is the Resolution to appoint the current Arts Commission Members to those staggered terms. **Mayor Hart** clarified that this is a recommendation by the Arts Commission.

MOTION: Council Member Elliott moved to approve Ordinance No. 2020-01, an Ordinance of Ivins City, Utah, amending the terms of office for Arts Commission Members
SECOND: Council Member Mehr
VOTE: The motion carried.

Council Member Mehr	AYE
Council Member McDonald	AYE

DRAFT

Council Member Johnson	AYE
Council Member Elliott	AYE
Council Member Gordhammer	AYE

Roll call vote. All Council Members voted in favor.

C. Discuss and consider approval of Resolution No. 2020-02R, a Resolution of Ivins, City, Utah, appointing members of the Arts Commission to staggered terms

Dale Coulam stated that this was explained in the prior agenda item.

MOTION: Council Member Johnson moved to approve Resolution No. 2020-02R, a Resolution of Ivins, City, Utah, appointing members of the Arts Commission to staggered terms
SECOND: Council Member McDonald
VOTE: The motion carried.

Council Member Mehr	AYE
Council Member McDonald	AYE
Council Member Johnson	AYE
Council Member Elliott	AYE
Council Member Gordhammer	AYE

Roll call vote. All Council Members voted in favor.

D. Discuss and consider approval of expenditure for Old Highway 91 construction and UDOT/FHWA Federal Aid Agreement for Old Highway 91 reconstruction

Dale Coulam reported that Chuck Gillette has discussed this with the City Council at a prior meeting. The agreement itself is with UDOT (Utah Department of Transportation) and is fairly standard. The last page breaks down the cost of the project as projected. There is a Federal and State match and Ivins share is just over $1 million dollars. This requires a single audit, which will add several thousand dollars to Ivins audit expense. The scope of the project could change but this would take the trail all the way to Fire Lake Park and the road itself to at least 600 West and possibly further. **Council Member Mehr** inquired if the money flows to UDOT and then if UDOT chooses a contractor. **Mayor Hart** clarified that UDOT controls the project and this project has been on the plan to occur between this year and the year 2023. **Council Member Mehr** inquired if the Council approves this and the design comes back to where only a small portion of the improvements can be done, is Ivins still obligated or can Ivins say they're not interested? **Dale Coulam** clarified that termination can occur by mutual agreement of the parties. **Mayor Hart** indicated that it was his understanding that when the design is done and the project actually bid out, that will determine what the actual numbers will be. The current numbers are the engineers estimates. He inquired if the City could bond for this project. **Lane Mecham** stated yes and clarified that the City does have a grant on the trail with this project and as it stands now, $500,000 of the trail grant is tied to this particular agreement. He understood that Chuck Gillette was budgeting for that trail separately. **Mayor Hart** inquired if the Council supported moving forward with this. It has been on the transportation plan for the past 10 years and there have been fatalities on Highway 91 so it would be nice to get the trail in. **Council Member Gordhammer** inquired if the project would include the trail and widening on Highway 91. **Mayor Hart** indicated that it would and that it is a combined project.

DRAFT

MOTION: Council Member Gordhammer moved to approve expenditure for Old Highway 91 construction and UDOT/FHWA Federal Aid Agreement for Old Highway 91 reconstruction
SECOND: Council Member McDonald
VOTE: The motion carried.

Council Member Mehr	AYE
Council Member McDonald	AYE
Council Member Johnson	AYE
Council Member Elliott	AYE
Council Member Gordhammer	AYE

E. Discuss and consider approval of an expenditure for Fire Lake Park at Ivins Reservoir West Side Trail/Road extension

Mayor Hart stated that the City has been talking about this for some time. This would extend the existing 10 foot concrete trail. The Washington County Water Conservancy District has contributed $50,000 to this project and the balance is a grant that Benny Sorensen applied for and received through Utah State Recreation. **Council Member Gordhammer** thought this was the same trail she asked Chuck about at the last meeting. She inquired if it was just going around the swimming area. **Mayor Hart** indicated yes but commented that on the long term plan, the plan is to have a rustic crushed rock trail there. **Council Member Mehr** inquired if the contractors were referenced and qualified. **Mayor Hart** indicated that they were and clarified that the project is taking place on Shivwits Reservation land and the City is working closely with the Shivwits Band on the project.

MOTION: Council Member Johnson moved to approve an expenditure for Fire Lake Park at Ivins Reservoir West Side Trail/Road extension
SECOND: Council Member Elliott
VOTE: The motion carried.

Council Member Mehr	AYE
Council Member McDonald	AYE
Council Member Johnson	AYE
Council Member Elliott	AYE
Council Member Gordhammer	AYE

F. Discuss and consider approval of public safety vehicle

Lane Mecham stated that the vehicle is a used Chevy Tahoe that they would be purchasing from up north and is planned to be used for a Detective in the department and then that individuals vehicle will be filtered back into the fleet and used for Animal Control. **Dale Coulam** clarified that the vehicle was used by the Chief of Police in Ogden and SCI needs a larger vehicle for the Detective and his equipment.

MOTION: Council Member McDonald moved to approve purchase of public safety vehicle
SECOND: Council Member Johnson
VOTE: The motion carried.

Council Member Mehr	AYE
Council Member McDonald	AYE

DRAFT

Council Member Johnson	AYE
Council Member Elliott	AYE
Council Member Gordhammer	AYE

G. Discussion regarding pending offers on the 15.5 acres of City property on Center Street

Dale Coulam reported that the City received a couple of offers. The first offer was for the full price conditioned on Medium Density Residential. However, what Sullivan Homes provided a conceptual layout would be R-1-5 High Density Residential. He displayed a concept that was done by Rosenberg and Associates where there was a combination of R-1-10 and R-1-7.5 densities, to get to what the Hart Family had originally proposed. The City has received a new backup offer. The original backup offer had a short window to respond so the City received new one that is basically the same but increased the price to $2.72 million. The City needs to address the unlimited 21 day extension included in the addendum and clarified that there is no defined zoning. He requested that the Council provide him with instructions as to what they see the zoning on this property to be so a counteroffer can be proposed. He commented that Ivins Realtor, Neil Walter, was present and stated that it might behoove the City that once they determine what the zoning should be, to proceed with a Land Use and Zone Change so that the individuals have offers on the property, or going forward, that it is clear what the density is going to be on this piece of property. **Mayor Hart** stated that the Council has heard from Sullivan Homes and Justin Aucoin with Desert Sky Homes was present and he'd like to hear from him. He is currently building the Palisades at Snow Canyon above the City's piece of property and is present. He understood that Justin would like R-1-7.5 and larger. **Justin Aucion** indicated that he is completely funded on the project and commented that he'd make a commitment to the City as part of his offer, to give the City $40,000 to go towards their new building. He understood that his offer is a backup offer and that the City already has a great offer. **Mayor Hart** commented that in his personal opinion, the City's piece of property is not a high density zone. **Neil Walter** stated that the City currently has an offer signed by Sullivan Homes for $2.87 million dollars, which is the appraised value and they have proposed a subdivision plat that has approximately 65 lots on it. They are technically in a position that would allow them to close but a key contingency to them is to obtain a zoning that is agreeable to them. The Council needs to determine what type of zoning and density they want to have on the City property. The City received Justin's backup offer and the purchase price of that offer is $2.72 million dollars. **Mayor Hart** inquired if Neil Walter was representing the City and both offers. **Neil Walter** clarified that he does not represent either party on the offers. He represents the City. **Mayor Hart** inquired what zone the Council was willing to entertain and clarified that it wouldn't be passed tonight but would go through the process. **Council Member Mehr** indicated that the offers differ by $150,000 and one is saying High Density and the other is saying Medium Density. It was pretty clear to him that the Council was not interested in High Density and inquired if the City can counter the offer. **Dale Coulam** stated the City has already accepted the Sullivan Homes offer but does need to propose a counter to the backup offer. **Neil Walter** indicated that if the Council gives instructions tonight that they don't want to entertain a density higher than whatever they decided, he would communicate that back to the original offeror and they would have until the 30th of March to decide if they want to come back with a lower density proposal or continue to move forward. **Mayor Hart** stated that the best thing the City Council could do is to make the declaration of zoning. He added that it boils down to giving direction as to which Medium Density Zoning the property should be zoned. **Justin**

DRAFT

Aucoin represented to the City that he'd prefer to continue to build on larger lots and his average lot sizes are around 13,000-15,000 square feet for each lot. He also indicated that his offer was a cash offer. The **Mayor and City Council** discussed at length what the City property should be zoned, the development above the City property, keeping in harmony with what is built around the City property and smaller lots near Center Street. They agreed that Medium Density zones of R-1-10, minimum lot sizes of 10,000 square feet and R-1-7.5, minimum lot sizes of 7500, along with lot averaging, were the best zoning options for the City property. They inquired of Neil Walter as to his professional opinion and **Neil Walter** stated that conceptually, density provides more money to the City but he realized that it's not just dollars for the City that they are considering. He recommended that in the counteroffer item three (3) in addendum three (3), which provides for an undetermined number of extensions, be stricken and that the City specify the discussion regarding zoning. **Council Member Elliott** referred to the $40,000 offer to go towards City Hall and stated that if the Council considers that, it should be in writing. **Dale Coulam** clarified that would be a counteroffer of $2.76 million if the Council wants to do that. **Neil Walter** clarified that the City can counter any part of the contract, including the purchase price. **Neil Walter** complimented the City Council for their very open discussions in the public meeting and expressed kudos for having this conversation. **Council Member Mehr** suggested that the City respond with intent on the Land Use and Zoning and don't raise the price on the backup offer because he felt that would guarantee that the backup offer was accepted and would keep the pressure on the parties. The **Mayor and City Council** agreed. **Neil Walter** indicated that he will work with Dale Coulam to respond. **Mayor Hart** thanked Neil Walter, Sullivan Homes and Justin Aucoin for being present for this discussion.

H. Discuss budget priorities for Fiscal Year Ending (FYE) 2021

Lane Mecham provided a Capital Projects Priorities list to the Mayor and City Council, a copy of which is available on Ivins website www.ivins.com. Included on that list are the new Public Works Yard, backhoe buyback and repurchases, plotter and scanner, SCADA and other improvements, implementation of phase 1 irrigation, sewer upsizing and realignment, several street projects, update of the Parks Impact Fee Facilities Plan and Impact Fee Analysis, the purchase of two vehicles and two speed signs for Public Safety, City Hall replacement, server upgrade and staffing for the Building Department and Public Safety Department. **Council Member Elliott** commented that the amount for the new Public Works yard didn't seem like a lot of money. **Lane Mecham** clarified that is the design cost only. **Council Member Mehr** suggested that be added to the description to clarify that. **Council Member Gordhammer** referred to the speed signs and inquired if the cost for those were $10,000 each. **Lane Mecham** clarified yes and that it is a placeholder until they receive a quote for them. **Council Member Mehr** inquired if those will be flashing signs or speed trailers. **Lane Mecham** indicated that they will be speed trailers. **Dale Coulam** clarified that amount is a midrange cost for the speed trailers. **Council Member Mehr** inquired as to what Ivins shares with the City of Santa Clara as far as costs. **Dale Coulam** stated that they split the costs. Ivins purchases them and then bills Santa Clara. **Council Member McDonald** referred to the purchase of two Public Safety vehicles and commented that the Council just approved the purchase of one vehicle tonight. **Lane Mecham** clarified that is part of an ongoing replacement of two (2) per year and that equates to vehicle being in service for five (5) to six (6) years. **Council Member McDonald** commented that the Public Safety vehicles also idle a lot which equates to more actual mileage on the vehicle. **Council Member Mehr** referred to streetlighting and commented that amount might not be enough money. **Mayor Hart** clarified

DRAFT

that the City is systematically replacing those. **Council Member Mehr** inquired if taxes were going to go up. **Lane Mecham** stated that is addressed in the next agenda item.

I. Discussion regarding 5 year budget plan and budget schedule

Lane Mecham referred to the five (5) Year Plan, a copy of which is available on Ivins website www.ivins.com. He commented that the charts tell the story of the five (5) Year Plan. General Fund revenues have steadily increased over time but it depends on what kind of year the City has. Expenditures are growing slightly faster and there's a question about the need to raise property taxes. The City doesn't need to raise taxes this year or possibly next but that is something the City may need to look at to maintain its services. He referred to the staffing position for Animal Control and clarified that it's a full-time position and not a part-time position as previously indicated. He spoke with Chief Flowers and the City will likely contract with the County where they'll provide funds for that position. **Lane Mecham** stated that the Mayor and City Council will discuss this further at the City Council meeting on February 20th.

6) CONSENT AGENDA

A. Approval of City Council Meeting Minutes for January 16, 2020

MOTION: Council Member McDonald moved to approve the Consent Agenda
SECOND: Council Member Johnson
VOTE: The motion carried.

Council Member Mehr	AYE
Council Member McDonald	AYE
Council Member Johnson	AYE
Council Member Elliott	AYE
Council Member Gordhammer	AYE

7) CONSENT AGENDA ITEMS FOR DISCUSSION

8) REPORTS

A. Council

Council Member Gordhammer attended the Santa Clara Joint Advisory meeting and there is a planned hike on February 21st.
Council Member Elliott reported that the Dove Center Annual Gala will be held on March 7th.
Council Member Johnson - no report
Council Member McDonald apologized for not being able to make it to the Neighborhood Meetings due to a busy week that week but heard that they went well.
Council Member Mehr gave his sympathies to Council Member McDonald on the passing of his father. He reported that Terri Kane is retiring from Intermountain Health Care after 40 years.

B. Mayor

Mayor Hart reported that he appreciated those who attended the Neighborhood Meetings. He presented the emergency HUB box and will have a few of those built and set up in one zone in the City as a test.

C. City Manager/Attorney Dale Coulam

No report

D. Items to be placed on future agendas

Mayor Hart inquired what should be brought forward for discussion. The **Mayor and City Council** referred to the request to change the hours that concrete can be poured and commented that there's not enough time in the day but that if it were to be discussed, the City would need to

DRAFT

bring some general and concrete contractors in to be part of that discussion. **Council Member Elliott** referred to the request regarding City Council meeting and would like to look at some processes that other cities might do regarding agenda items and order so that a citizen does not need to wait until the end of the meeting to hear what the Council decides. She got the sense that residents want more participation. **Mayor Hart** did not want the Public Hearing process to be displaced. **Council Member Elliott** wanted to see what other cities have done. **Council Member Gordhammer** agreed and commented that it may make sense for written questions to be submitted. **Mayor Hart** requested that Council Member Elliott research that and report back to the City Council. **Council Member Gordhammer** referred to the Traffic Study that was submitted for the gas station and commented that if there is a document like that, that requires specialized expertise, the City needs a representative of the engineering firm to be present and explain that document and answer questions. The **Mayor and City Council** agreed and commented that was procedural and did not need to be an agenda item. **Council Member Mehr** referred to the request for there to be a waiting period before the City Council makes a decision. He felt that might be too bureaucratic. **Mayor Hart** stated it's a matter of being wise enough to know when additional information is needed. He referred to the request for mandatory radon testing for new construction and commented that is a code thing. **Dale Coulam** referred to an email that Chuck Gillette sent to the Mayor and City Council regarding radon testing. It looks like the State is currently developing some standards that will filter down to the cities. It's a good point but looks like it's on the verge of being taken care of by the State. The **Mayor and City Council** agreed. **Council Member Gordhammer** referred to communicating with residents and stated that the Neighborhood Meetings were great and she proposed that there be a quarterly conversation with residents and two (2) members of the City Council, where they pick a day and discuss the residents interests or concerns. She has seen that elsewhere and it's conversational. **Mayor Hart** requested that Council Member Gordhammer look into that and report back to the City Council.

9) CLOSED MEETING

10) <u>ADJOURNMENT</u>

MOTION: Council Member Mehr moved to adjourn
SECOND: Council Member McDonald
VOTE: The motion carried.

Council Member Mehr	AYE
Council Member McDonald	AYE
Council Member Johnson	AYE
Council Member Elliott	AYE
Council Member Gordhammer	AYE

The meeting adjourned at 8:22 p.m.

Respectfully,

Kari Jimenez
Ivins City Recorder

DRAFT