

Sunset City Corporation
City Council Minutes
December 1, 2009
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Minutes of a regular meeting held December 1, 2009 at Sunset City Hall, 200 West 1300 North, Sunset, Utah; Mayor Gotchy presiding.

Mayor and Council Present:

Dan Gotchy	Mayor
Cheyrl Budge	Council Member
Ricky Carlson	Council Member
Ray Chapman	Council Member
Ryan Furniss	Council Member

City Employees Present:

Susan R. Hale	Recorder
Linda J. Youngdell	Treasurer/Office Manager
Ken Eborn	Police Chief
Neil Coker	Fire Chief
Mickey Hennessee	Public Works Director
Vicky Gold	Recreation Supervisor
Doug Garcia	Police Corporal
Ron Chapman	Fire Fighter
Amy Kippen	Fire Fighter

Excused:

James Bridges	Council Member
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Others Present:

Tyler Garrison	Ride Away Auto Sales
Derek Shupe	Ride Away Auto Sales
Jason Gabbert	Planning Chair
Angela & Thomas Guy	Beautification Committee
Brent Andrews	Beautification Committee
Chad Bangerter	Brad Weller
Susan Andrews	Tena Hale
Irene & Rod Genta	David & Marie Carnahan
Larry & Norma Ashdown	Steve & Debra Kawaguchi
Sherry & Jerry Bailey	Sonya Weiss
Jay Dunlap	Willie & Betty Moore

The meeting was called to order at 6:30 p.m. by Mayor Gotchy.

Council Member Budge led the Pledge of Allegiance and gave the invocation.

Approval of Minutes: Council Member Chapman made a motion to approve the minutes of November 17, 2009 as written. Council Member Furniss seconded the motion. The motion passed unanimously.

Citizen Comments: Archie Toole said he saw the agenda item on asking the University of Utah to do the City Municipal Services Study for the Good Landlord Program and asked how much that was going to cost. Mayor Gotchy replied that is what they are trying to find out. Earlier, they were told it would cost the City about \$10,000, but when he and Council Member Furniss talked with someone from the U of U, they were told they could do it for about \$2,000. Mr. Toole said he has several rentals in Ogden and West Haven and is in the Good Landlord Program. He gave the Council a description of the program. Mayor Gotchy said they had been presented with that information at an earlier meeting. He asked Mr. Toole how the program has benefitted him. Mr. Toole replied it doesn't at all. The requirements of the program are nothing more than a good landlord would do anyway. The main thing is the commitment to not rent to a felon.

Brent Andrews said his opinion on the clean up of the City owned property at 1648 N. 75 W. is to fix it up and rent it out to make some money instead of tearing it down. As far as the Good Landlord Program, if they don't adopt the program they need to do something to get better tenants in the City.

Betty Moore said she and her husband own a unit in Ogden and the Good Landlord Program is very beneficial for them because they pay less in business license fees by taking the training. It controls who rents the properties and it would raise revenue for the City.

REGULAR SESSION

- 1. Present Awards to "Beautiful Home & Property" winners:** Angela Guy introduced the members of the Beautification Committee who helped her choose the homes. They are Cathy Brown, Brent Andrews, Beverly MacFarlane, Chad Bangerter and Thomas Guy. She read the names of the winning homes, while Mayor Gotchy handed out their certificates and everyone congratulated them. The winners were: Division 1) 1st Place - Sonya Weiss, 908 N. 450 W., Honorable Mentions - Steve & Debra Kawaguchi, 1028 N. 450 W. & Jerold & Sherry Bailey, 166 W. 870 N.; Division 2) 1st Place - Lisa Martinez, 1637 N. 75 W., Honorable Mentions - Lucy Woods, 431 W. 1425 N. & Larry Ashdown, 428 W. 1300 N.; Division 3) 1st Place - David & Marie Carnahan, 2088 N. 450 W., Honorable Mentions - Rod & Irene Genta, 1950 N. 350 W. & Heidi Doyle, 2157 N. 300 W.; Division 4) 1st Place - Sherman & Lorilee Beazer, 2625 N. 325 W., Honorable Mentions - Willie & Betty Moore, 411 W. 2450 N. & Jeannine DeWitt, 2517 N. 350 W.
- 2. Request for an expansion on Ride Away Auto Sales' conditional use at 1689 N. Main:** Tyler Garrison passed out copies of his site plan. He would like to expand into another unit to have more office space with a waiting room for customers and also have the parking that goes with the space for more frontage to display his vehicles on.

Council Member Furniss made a motion to follow the Planning Commission's recommendation to approve the site plan and expansion for Ride Away Auto Sales into 1691 N. Main, #3. Council Member Chapman seconded the motion. The motion passed unanimously.

3. **Appoint Tena Hale as an Alternate Planning Commissioner:** Planning Chair Gabbert introduced Tena Hale and said she was interviewed by the Planning Commission at their last meeting. They feel she would be a good addition to the Planning Commission.

Council Member Chapman made a motion to appoint Tena Hale as an Alternate Planning Commissioner. Council Member Budge seconded the motion. The motion passed unanimously.

4. **Discuss asking the University of Utah to conduct the Sunset City Municipal Services Study for the Good Landlord Program:** Mayor Gotchy said they are still waiting to hear back from the U of U on the cost of the study. It was explained that the Municipal Services Study has to be conducted by State Statute before a Good Landlord Program can be implemented. The Council is trying to have the study conducted as cheaply as possible.

Council Member Chapman made a motion to table this issue until they have received the bid from the U of U. Council Member Budge seconded the motion. The motion passed unanimously.

5. **Discuss clean up of City owned property at 1648 N. 75 W.:** Mayor Gotchy explained the Council had previously decided the best use for the property was to allow the Fire Department to use it for training and then clean up the property and remove the house. It would not now be feasible to fix it up for rental, so they are considering tearing the house down. The pros and cons of tearing the house down were discussed, along with the option of allowing the Fire Department to continue to train on the home, keep the premises maintained and the home locked up. The purpose of purchasing the property was for future redevelopment and the property is worth more to a developer with the house removed. Presently the property is in shambles and has to be cleaned up one way or another.

Council Member Furniss made a motion that the Fire Department clean up the property and lock up the house immediately. Council Member Budge seconded the motion. The motion passed unanimously.

Getting a dumpster delivered to the property and gathering the needed firefighters was discussed. Whether or not it was fit to train on again and getting it ready to train on was discussed. The Fire Department will do the initial house and yard clean up and the Public Works Department will keep up on the weeds in the summer.

Council Member Furniss made a motion that the property be cleaned up and made safe within 30 days. Council Member Carlson seconded the motion. The motion passed unanimously.

6. **Council Member reports and general information:** Council Member Budge thanked the Beautification Committee for all the work they've done.

Council Member Furniss mentioned he, Mayor Gotchy, Mayor-Elect Bangerter and Council Member Carlson will be meeting with Governor Herbert regarding Falcon Hill at 11:00 a.m.

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on Tuesday. They hope to have Governor Herbert help them obtain a position on the MIDA Board so Sunset will have a vote. He is on a committee for the North Davis Sewer Board to study dealing with the odor around the sewer plant. He thanked the Council for making a decision on cleaning up the City owned property tonight. He thanked the Beautification Committee for their work and the winners for their diligence in keeping their properties nice. He stated the Reagan billboard will be erected soon on the City owned property at 1600 N. Main and the City will receive about \$1,000 a month in lease revenue from it.

Council Member Carlson mentioned the Christmas tree pick up will be on Wednesday, January 6, 2010. He reminded everyone about the Senior Luncheon on Monday, December 7th at noon.

Council Member Chapman echoed the thanks given to the Beautification Committee.

Recorder Hale reported she and Mayor-Elect Bangerter met with a Census Bureau representative on getting the citizens educated on the need to complete their census forms. They will be hiring about 12,000 people on a temporary basis to help and they will be paid \$13 to \$15 an hour. There will be a special testing session held in the area to hire people from the community very soon. Community committees will be formed to help do the education and Mr. Bangerter will be talking with the Citizens Corp to see if they would be interested since they are already formed and have recognition in the community.

Fire Chief Coker reminded everyone about Santa riding around on a fire truck in the morning this Saturday and then being in the Sunset Room for pictures from 1:00 - 3:00 p.m.

Police Chief Eborn said the City has a Pedestrian Flag Program on 800, 1300, 1800 and 2300 North. He has been approached about some crossing concerns at Sunset Elementary School so they may implement the program at that crosswalk. Principal Beatty committed \$200 to the program. There will be a lot more kids than flags, so he is trying to have someone at the school monitor it and keep the holder stocked. They'll set up an assembly for each class and teach them how to use the flag program safely. Council Member Budge asked about using 6th graders as crossing guards, as has been done elsewhere. That would be an incentive for 6th graders to do well. He said Officer Garcia has gotten a clean bill of health and is back to full duty.

Treasurer/Office Manager Youngdell advised the newsletter was posted on the website and sent out to the residents who have requested theirs to be mailed. She said in the past, the Council has given the employees a small monetary gift at the Employee Christmas Party and, with the budget being so tight, she wondered if they still wanted her to get the checks ready. After some discussion the Council decided to give the same gift as last year. Council Member Chapman said for the City to keep his.

Recreation Supervisor Gold reiterated what Council Member Carlson and Fire Chief Coker had said about Santa and the Senior Luncheon. She asked the Mayor and Council to come help with serving the seniors if they can. On Thursday, December 10th at 6:00 p.m., a Fun

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Days Committee meeting will be held in the Council chambers because the Sunset Room is being used.

Mayor Gotchy thanked everyone in attendance. As they move into the holiday season, he asked the citizens to remember their neighbors who may be in need of service. He said the City may be able to arrange some help through the City's Youth Council for elderly or infirm residents' snow removal.

Council Member Chapman made a motion to adjourn. Council Member Budge seconded the motion. The motion passed unanimously.

The meeting adjourned at 7:40 p.m.

These minutes have been read and approved at the regular City Council meeting held **December 15, 2009.**

Dan Gotchy, Mayor

Susan R. Hale, Recorder