

**Pleasant Grove City
City Council Meeting Minutes
Work Session
July 29, 2014
6:00 p.m.**

PRESENT:

Mayor: Mike Daniels

Council Members:

Dianna Andersen
Cyd LeMone
Jay Meacham
Cindy Boyd

Excused: Ben Stanley

Staff Present:

Scott Darrington, City Administrator
David Larson, Assistant to the City Administrator
Deon Giles, Parks and Recreation Director
Dean Lundell, Finance Director
Kathy Kresser, City Recorder
Mike Roberts, Police Lt.
Marc Sanderson, Fire Chief
Sheri Britsch, Library and Arts Director
Tina Petersen, City Attorney
Ken Young, Community Development Director

Other:

NAB Chairperson, Libby Flegal

The City Council and staff met in the City Council Chambers at 86 East 100 South, Pleasant Grove, Utah.

1) Call to Order.

Mayor Daniels called the meeting to order and noted that Council Members Andersen, LeMone, Meacham, and Boyd were present. He excused Council Member Stanley who is on vacation with his family.

2) **Pledge of Allegiance.**

The Pledge of Allegiance was led by NAB Chairperson, Libby Flegal.

3) **Opening Remarks.**

The opening remarks were given by Library and Arts Director, Sheri Britsch.

4) **Approval of Agenda.**

City Administrator, Scott Darrington, announced that an Executive Session needs to take place at the conclusion of the meeting.

ACTION: Council Member LeMone moved to approve the agenda as presented. Council Member Andersen seconded the motion. The motion passed with the unanimous consent of the Council.

5) **Presentation by Bryce Christensen.**

Administrator Darrington explained that Mr. Christensen approached Council Member LeMone a few weeks earlier regarding use of the rodeo grounds for an event. He stated that the City has not rented the rodeo grounds in a long time, and staff has been in the process of ensuring that all issues are adequately addressed. There are still loose ends that need to be addressed by the Council.

Mr. Christensen explained that the event is called "Extreme Enduro". He noted that the Pleasant Grove Rodeo Arena was his first choice when seeking a location. That was due largely to the size of the venue. He played a four minute video for the Council that showed that the nature of the event is extreme motorcycle racing. Mr. Christensen stated that there has never been an event like this one in Utah County. He reviewed the benefits of bringing such an event to the City. First, it will draw people from Box Elder to Juab Counties, as well as an out-of-state crowd to Pleasant Grove. The sport has only been running for six to eight years. Other locations around the state where similar events take place were identified, such as Manti and Herriman.

Mr. Christensen stated that his proposal is to have the track built by the weekend of September 13, 2014, to allow for a practice week. A promotional video could be made from that practice week in order to market the event for an additional two weeks prior. Another benefit to hosting the event will be revenue generated for many local businesses. Mr. Christensen explained that they are anticipating that the event will bring in 500 to 1,000 people. Furthermore, it will bring the community together, as it is family-friendly.

Mr. Christensen explained that the biggest concern from the City's perspective is that of the impact to the arena itself. Therefore, a "Zero Impact Plan" was created to address the issue. First, the existing arena dirt will be used. The ground will be wetted and leveled down with about 10 to 12 inches to the hard pan. The dirt will then be scraped to each end of the arena and the excess soil used to build the course. All of the obstacles are very large, so there is no risk of

small pieces of gravel remaining in the arena and causing problems for later events. All of the obstacles are easy to remove and the dirt can be replaced and leveled out. Mr. Christensen presented the Council with photos from other events that have taken place in Manti.

Mayor Daniels asked Mr. Christensen if he has had contact with any of the arena's equestrian users. Mr. Christensen replied that they have not. Administrator Darrington added that the City's equestrian users use the arena on Tuesday nights. He noted that a date needs to be tied down for either September 13 or 27. Mr. Christensen responded that they would like to have both dates, but prefer the 27th. Administrator Darrington explained that the City would need to request that the equestrian group cancel one of their Tuesday night uses in order to provide Extreme Enduro enough time to build their track, promote and host the event, and clean up the arena before the next equestrian night. If Extreme Enduro takes place on September 27, their 10-day window for using the arena would begin on September 17.

Administrator Darrington noted that there is a Special Events Permit that Mr. Christensen will need to complete and submit to the City. Part of the permit logs the police and fire protection needed for the event, as well as custodial matters. Administrator Darrington stated that the City does not process many Special Events Permits, so this will be a good learning process in determining holes that need to be addressed in the future.

Extreme Enduro offered to provide concessions for the event, however, staff was concerned that they lacked the necessary manpower. Council Member Andersen suggested that food trucks be invited to set up at the event. Administrator Darrington explained that other matters that need to be determined include port-o-potties, garbage, sound, and lights. He added that staff's goal is to come out even with respect to the cost of City services with the funds from the Permit Fee. This event can potentially be a good opportunity for the City to promote other events in the City. It was noted that the proposed fee for the rental of the arena would be \$100 and the permit fee is \$150. The most significant cost will be for police and fire personnel, which will be reimbursed to the City by Extreme Enduro.

Council Member Boyd asked who will be responsible for liability. City Attorney, Tina Petersen, replied that Extreme Enduro will be required to provide a Certificate of Liability Insurance, with the City named as an additional insurer. The City also determines the maximum liability amount. This provides the City with the first line of defense in the event of a catastrophe.

Administrator Darrington commented that another staff concern was that the City does not have the infrastructure needed to take care of the facility. The City doesn't have hired employees who specifically maintain the rodeo arena, as most of it is taken care of by the Rodeo Committee. All of the manpower needed to move the dirt around on the arena will need to be done entirely by volunteers. Another representative from Extreme Enduro stated that if the City can facilitate the process of moving the dirt, they can provide manpower from excavation companies with whom they contract.

In response to a question raised by Council Member Andersen, it was reported that the arena holds 6,000 to 7,000. She asked what the price point would be for tickets to the event. Mr. Christensen stated that they will be \$5 to \$10 for children and adults, respectively. Racers will

also be required to pay an entrance fee, which had not yet been determined. Council Member Andersen asked if this event could also be promoted on the City's website. She expressed her support for the event, as well as use of the arena for future events. Administrator Darrington stated that the City should be cautious in their approach to advertising the event, because it could potentially open the door for other events that take place in Pleasant Grove to likewise approach the City about marketing their events as well. There was further discussion about whether or not the City could potentially generate revenue for future events that seek usage of the rodeo arena.

Mayor Daniels asked if there were any concerns from the Police and Fire Departments. Police Lt. Mike Roberts, felt they would be able to handle the event. Fire Chief, Marc Sanderson, added that they are excited about the business that the event could generate for the City. Parks and Recreation Director, Deon Giles, expressed his willingness to work through cleaning up the garbage after the event is over. It was noted that in the past, the Rodeo Committee has had 25 to 50 volunteers help clean up at events. Mayor Daniels agreed that the City's goal for this particular event should be to break even in terms of expenses. However, in the future it would be beneficial to create a way to generate revenue to provide additional benefits to the citizens.

Council Member Meacham asked about the noise level produced by the event. It was noted that most bikes run at about 96 decibels. The main event starts at dark, around 8:30 p.m., and concludes around 10:00 p.m. Council Member Meacham asked if there have been any noise complaints or other issues in the past. A representative from Extreme Enduro explained that one of the events took place during a rehearsal for the Manti Pageant and there no complaints afterward. Mr. Christensen added that the bikes are not as loud as they are at a motocross event. Administrator Darrington concluded that staff will begin walking Extreme Enduro through the Special Events permitting process.

6) Discussion on agenda items for the August 5, 2014, City Council Meeting.

Mayor Daniels read the agenda items for the August 5, 2014, City Council Meeting. The first item on the agenda pertained to an Interlocal Agreement with the Alpine School District for the use and management of Battle Creek Park. Attorney Petersen stated that staff would mail out the Use Agreement to the Council Members for review. She explained that several modifications have been made to the document to tighten it up.

Item "B" on the agenda involved approval of a 20-lot final plat for Pleasant Heights, located on South Loader Avenue in the R1-9 Zone. Community Development Director, Ken Young, reviewed the nature of the application. Item "C" pertains to the adoption of a Resolution authorizing the Mayor to sign a Notice of Award to Canyon Hydro to provide the turbine for the Blue Energy Project. Finance Director, Dean Lundell, explained that the matter is discussed approximately every six months. Staff was still meeting with the Blue Energy Project and are ready to move forward. Director Lundell mentioned Cory Christiansen with respect to the turbine and stated that this portion of the contract needs to be awarded so that it can be built this fall.

Agenda Item "D" will serve as a discussion regarding the Lions Center proposal. Administrator Darrington explained that staff met with the Lions Club to discuss the use of the building and

how it will continue to be shared. He noted that the building is rarely used for private parties. Currently staff is working on scheduling. Some staff members will receive training so that all scheduling needs can channel through the same individuals. Center Stage, Sportsman, and Lions will all schedule at the beginning of the year. Quarterly meetings will also take place to review scheduling needs.

Rental and other fees for private parties were then presented and discussed. Staff proposed that a deposit of \$250 be made. The Lions will oversee cleaning needs and ensure that parties get their deposits back. Administrator Darrington stressed that the improvements as presented need to be implemented immediately, and suggested that a key pad be installed for entry in and out of the building. The card will allow for easier tracking of those entering and exiting the building and will provide more accountability and security.

Council Member Boyd expressed her support for the item as presented and acknowledged the initiative being taken by the Lions Club. Administrator Darrington added that any additional revenue generated from the changes will be put back into the upkeep of the building. Director Giles proposed that the same fee schedule be implemented at the Senior Center. Mayor Daniels asked if the City has been able to purchase the parcel of property located adjacent to the northeast corner of the Lions Center. Director Giles indicated that that had not yet occurred.

The last business item on the August 5, 2014, agenda related to the Cemetery Ordinance. Director Giles explained that this past year Senate Bill 158 was passed, which covered quite a bit of business relating to cemetery maintenance. For example, a lot of the record keeping will now also need to take place at the County in addition with the State of Utah. The ordinance that will be discussed will be for the purpose of coming into compliance with that bill. Staff is also proposing other changes that will be local to the Pleasant Grove cemetery.

7) Neighborhood and Staff business.

The members of staff provided various updates. Library and Arts Director, Sheri Britsch, reported that the Boy Scouts cleaned the restrooms at the library. Furthermore, Director Giles brought a crew in to help move some of the furniture. Next, Attorney Petersen announced that she will be gone this upcoming Thursday and Friday for trainings in Cedar City. Administrator Darrington spoke about glass recycling, and noted that Republic Services took the dumpster to dump it, the first time to dump was free, subsequent dumps will cost \$300 and a \$40 rebate will be offered on all glass that is recycled. He suggested that dumps occur on a monthly basis.

Assistant to the City Administrator, David Larson, requested assistance on the Showcase Video Project. He noted that there are four videos that will be produced for the City. The first will be a welcome video and the other three will touch on quality of life, community heritage, and parks and recreation. Assistant Larson would be sending out an email to staff and elected officials to get brief input and thoughts on each respective topic. The information will then be sent to the communications company who will draft a script for each of the videos. Lastly, he announced that the Walmart ribbon cutting will take place the following Friday.

Director Young spoke about inquiries that have been made regarding the relocation of the Flair Boutique. He had spoken with the owner who also owns the business Test Out. The owner indicated that they are not being forced out. They still have a vision for retail in the future and will not be transferring the space into an office. Mayor Daniels added that they have been tremendous residents, and anytime they do a remodeling project they produce quality work.

Chief Sanderson reported that he will be meeting with Administrator Darrington and Attorney Petersen to discuss fire prevention issues at the Chubby's building. Chief Smith reported that Pleasant Grove City is part of the Internet Crimes Against Children Task Force, which is affiliated with the Attorney General's Office. The past few years the City has received small grants, which have allowed them to remain affiliated with that Task Force. This year, the City received the maximum grant award of \$20,000, which will primarily be allocated to the activity of the department's detectives. The City has also been asked to serve as the North County affiliate. Chief Smith explained that his department has the computer equipment, software, and training through the FBI that allows them to do things that other agencies cannot do.

8) Mayor and Council Business.

The Mayor and Council discussed upcoming meetings. Mayor Daniels announced that a Steering Committee Meeting would be held the following afternoon at 2:00 p.m. relative to MOCA and the Public Safety Building Project. The meeting will be for the purpose of prioritizing information that will be included in the communication brochure that is sent to every home in the City. This same information will also be added to the City's website, and be covered in *The Daily Herald*. Administrator Darrington added that the brochure will also be reviewed in detail at the next Council Meeting. There was then discussion about how the public will be notified of the meeting, such as a mailing and letter that the Mayor will draft to all local LDS Stake Presidents.

Council Member Boyd commented that some of the downtown businesses on the side facing east of the library need direction on how to clean up their properties. Administrator Darrington agreed to have Carl Nielsen address the matter.

9) Signing of plats.

There were no plats to sign.

10) Review Calendar.

There were no calendar items to review.

11) EXECUTIVE SESSION TO DISCUSS THE SALE OF REAL PROPERTY (UCA 52-4-205 (e))

Mayor Daniels asked for a motion to go into executive session to discuss the sale of real property. (UCA 52-4-205 (e))

ACTION: At 7:25 p.m. Council Member LeMone moved to into an Executive Session to discuss the sale of real property. Council Member Andersen seconded the motion. The motion passed with the unanimous consent of the Council.

Mayor Daniels called for a motion to come out of executive session and go back into regular session.

ACTION: At 7:30 Council Member Andersen moved to come out of executive session and go into regular session. Council Member Meacham seconded the motion. The motion passed with the unanimous consent of the Council.

Mayor Daniels directed Administrator Darrington to work with the Alpine School District in selling the .5 acre remnant piece of property at the Battle Creek Park to them. He then called for a motion to adjourn.

12) Adjourn.

ACTION: At 7:33 p.m. Council Member Andersen moved to adjourn. Council Member Meacham seconded the motion. The motion passed with the unanimous consent of the Council.

Approved by the City Council on August 19, 2014.

Kathy T. Kresser, City Recorder

(Exhibits are in the City Council Minutes binders in the Recorder's office.)