

**MINUTES OF HARRISVILLE CITY  
CITY COUNCIL MEETING  
September 24, 2019 – 7:00pm  
363 West Independence Blvd  
Harrisville, UT 84404**

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**Present:** Mayor Michelle Tait, Council Member Grover Wilhelmsen, Council Member Gary Robinson, Council Member Ruth Pearce, Council Member Clark Beecher, Council Member Steve Weiss.

**Staff:** Bill Morris, City Administrator, Jennie Knight, City Recorder, Rick Hill, Bailiff.

**Visitors:** Richard Hendrix, Austin Moffitt, Aspen Teuscher, Blaine Barrow, Garry Kelley, Lynnette Kelley, Tiffany Staheli.

**7:00 P.M. CITY COUNCIL MEETING**

**1. Call to Order.**

Mayor Tait called the meeting to order and welcomed all visitors.

**2. Opening Ceremony.**

Council Member Wilhelmsen led the pledge of allegiance and conducted the opening ceremony.

**3. Consent Items.**

- a. Approve the minutes of August 27, 2019 as presented.

**MOTION: Council Member Pearce motioned to approve the minutes of August 27, 2019 as presented. Council Member Beecher seconded the motion. All Council Members voted aye. Motion passed.**

**4. Business Items.**

**a. Discussion/possible action to adopt Harrisville Ordinance 501; General Plan including associated elements, goals, policies, and maps.**

Bill Morris explained this Ordinance comes to Council with a positive recommendation from the Planning Commission. Planning Commission has been working on this project since 2017 and some of the data will reflect that. Staff has incorporated comments from the public open houses and public hearing. One particular issue that has been resolved is to setback the mixed use zoning from a particular subdivision. Also adjustments have been made to wetlands to show them as open space, unless they receive the proper permitting, development will not happen in those areas. Staff also removed the mixed use and infill overlay and created a separate overlay map. Mayor Tait said that will help since there was the impression this was changing zoning, which is not the case. She has been responding to emails with correct information. Bill Morris suggested adding the existing mixed use and the golf course to the mixed use/infill overlay map; also adding mixed use to certain areas of Washington Blvd since that was removed. Council Member Wilhelmsen asked if mixed use can happen in these areas. Bill Morris responded yes and also explained the color correction since that was creating some confusion on the previously proposed map. Bill Morris outlined the area east of Plush Nest will remain RE-15 up until the commercial against Washington Blvd; as exists in the current Future Land Use Map. He explained the engineer will add the open space area; this is currently showing on the sensitive lands map.

Bill Morris outlined on the map the areas that have been updated and corrected. Council Member Robinson asked if Planning Commission had made any economic plans. Bill Morris

said this proposed General Plan includes all of the Better City proposal data addressing future economic issues. Council Member Robinson asked about developing the city complex on 750 West and how the city will pay for this. Bill Morris said any future development will be paid for by the future development of residential or commercial properties. Mayor Tait pointed out all future projects must be included in the General Plan for cities to be allowed to develop them in the future. She further explained that does not mean they will be developed immediately.

Council Member Robinson expressed his opinion that public notice was not met on the plan. Bill Morris said that state law and beyond had been met by holding an open house in addition to the required public hearing. He also stated that letters are sent to any affected entities at the time of development.

Council Member Robinson insisted there was more that could be done to inform citizens. Bill Morris asked for additional suggestions of how to inform the public. Hearing notices are put in the newsletter, on the website, and in the Standard Examiner. Bill Morris informed Council there were so many people in attendance at the Planning Commission level, it was standing room only. The General Plan consultant actually commented he had not seen a crowd that large for such a small city. All of the proposed information is available to the public.

Council Member Wilhelmsen asked what could be done rather than handing out a hard copy letter to each citizen. Council Member Robinson suggested using the newsletter. Bill Morris responded the notices are included in the newsletter. Council Member Robinson again insisted that Council let the public know what is going on.

Council Member Weiss said there is no way to project how the undeveloped areas in the city will be developed. Staff and Council cannot predict what is going to happen in the future. He pointed out this proposed General Plan has been worked on for two years, the public had the opportunity to attend. Council Member Robinson said with the 1100 North Project, everyone said they did not want it. Council Member Weiss corrected saying some said they did not want it, not everyone.

Bill Morris again reviewed the efforts made by staff to meet the requirements. Council Member Beecher pointed out even if staff sent out additional notices, it may not increase attendance. Bill Morris said every public comment was addressed but there were conflicting opinions on some issues that cannot be incorporated. He explained during public comments, Roger Shuman said he felt the city was 80% there with the proposed General Plan. Additional comments were incorporated after the public hearing and maybe residents were not in attendance because they are satisfied.

Council Member Robinson asked about comments made on the golf course. Council Member Pearce corrected those comments were made from residents in Plush Nest. Mayor and Council reviewed the area that was changed back to RE-15.

Council Member Wilhelmsen pointed out the General Plan can change in the future. Bill Morris said this is a guide for the next 20 years; commercial will grow and eventually a city center might develop. Council Member Wilhelmsen said these plans are used as guides. Bill Morris said they are adopted to address the major transportation corridors and future flood plain issues. Mayor Tait pointed out consultants were used in the development of this plan and she recommended adoption of the plan. Bill Morris said staff will do whatever they are instructed to do.

Council Member Pearce asked if the plan could be tabled; she did not have time to review the details. Council Member Robinson asked for a paper copy. Bill Morris provided a hard copy to Council Member Robinson and asked for direction from Council.

After discussion a motion was made.

**MOTION: Council Member Pearce motioned to table Ordinance 501; General Plan including associated elements, goals, policies, and maps, to allow for further review and update of the maps; no public hearing at the next meeting. Council Member Robinson seconded the motion. All Council Members voted aye. Motion passed.**

Council Member Pearce said resident Greg Montgomery expressed concern with the commissioners, saying they were not interested in what he had to say. Bill Morris said staff went above and beyond to meet some of his suggestions, even including a low impact road in his area, which the city has not done before. Mayor Tait pointed out resident Greg Montgomery has had more input into this plan than any other resident.

**b. Discussion/possible action to adopt Harrisville Ordinance 504; Inspection and Cleaning Amendment.**

Bill Morris clarified that Laurence Boswell, Code Enforcement Official, wanted to clean up the definitions in the inspection and cleaning ordinance to include unregistered vehicles. Council Member Pearce expressed concern with the inclusion of unregistered cars, admitting she has several cars on her property that are not licensed. Bill Morris said this is intended to protect properties from becoming salvage yards creating blighted neighborhoods. The city is hearing from the public that we are not doing a good enough job dealing with these issues. This update will help deal with the blighted communities in our city.

**MOTION: Council Member Weiss motioned to approved Ordinance 504; Inspection and Cleaning Amendment. Council Member Wilhelmsen seconded the motion. A Roll Call Vote was taken.**

<b>Council Member Weiss</b>	<b>Yes</b>
<b>Council Member Beecher</b>	<b>Yes</b>
<b>Council Member Pearce</b>	<b>Yes</b>
<b>Council Member Robinson</b>	<b>Yes</b>
<b>Council Member Wilhelmsen</b>	<b>Yes</b>

**Motion passed 5-0.**

**5. Public Comments - (3 minute maximum)**

Tiffany Staheli said she would like to address the four-way stops in our city. She sent an email back in March to all Council Members and she does not feel this has been adequately addressed. She thanked staff and Council Member Robinson for his response indicating he had received her email. She works for a neighboring city and cannot attend our meetings. When she moved into Harrisville, she noticed there were a lot of four-way stops. As she looked into this she found that traffic signs are governed by the Federal Highway Administration Manual on Uniform Traffic Control Devices to keep traffic flowing. This Federal guideline is adopted by the state. Previously staff indicated stops signs were installed to control traffic and the manual is a guideline. She expressed her concern with this indicating the manual says stop signs, particularly four-way stops should not be used for traffic control but after engineering studies. She could find no record of these studies conducted on the installation of the current stop signs. She reviewed some reasons why stop signs can inhibit traffic movement and also when and why four-way stops should be used. She is requesting the city abide by the rules and guidelines in the manual and also take advantage of the emails from residents for those who have conflicts in their schedules.

Gary Kelley lives in Plush Nest said he was shocked to find out how many people are ignorant to what is going on in the city. He understands the city is trying to get the word out but the majority of people do not know what is going on. He thinks there is a better way. Lynnette Kelley asked where the map can be found on the website. Council Member Pearce gave instruction as to where to find the current packet on the website. Mr. Kelley asked if the map is still dated

2015. Jennie Knight clarified the zoning map and Future Land Use map on the main web page will not change until the Council adopts the new maps. The maps the Council is referring to are in the packet for the meeting. Once adoption occurs, the maps will be updated on the website.

**6. Mayor/Council Follow-Up:**

Mayor Tait thanked staff for their effort working on these large projects and offered condolences to Bill Morris for the unexpected loss of his mother.

Council Member Weiss proposed asking the question of how to better get information to the public by seeking the public's input. Mayor Tait commented on the lack of participation in the primary election. Bill Morris said there is a lack of engagement during the transition into a digital world. Public input was solicited on Facebook as was requested by Planning Commission for the mixed-use proposal but only a few comments were received.

Council Member Robinson informed Tiffany Staheli that he had brought up her concerns in a council meeting after receiving her email and they were discussed.

Council Member Pearce suggested moving the public comments section to the beginning of the meeting rather than after the business items and decisions have been made. Bill Morris said some cities are doing that and suggested checking with neighboring cities to see what works best. Mayor Tait suggested thinking about this option in the future.

- 7. Closed Executive Session:** Utah State Code §52-4-205(1)(a): The Council may consider a motion to enter into Closed Executive Session for the purpose of discussion of character, professional competence, or physical or mental health of individual(s).

**MOTION: Council Member Pearce motioned to close the public meeting and enter into a Closed Executive Session. Council Member Weiss seconded the motion. A Roll Call Vote was taken.**

<b>Council Member Weiss</b>	<b>Yes</b>
<b>Council Member Beecher</b>	<b>Yes</b>
<b>Council Member Pearce</b>	<b>Yes</b>
<b>Council Member Robinson</b>	<b>Yes</b>
<b>Council Member Wilhelmsen</b>	<b>Yes</b>

**Motion passed 5-0**

Mayor and Council convened into a Closed Executive Session.

**MOTION: Council Member Beecher motioned to close the Closed Executive Session and reopen the public meeting. Council Member Wilhelmsen seconded the motion. A Roll Call Vote was taken.**

<b>Council Member Weiss</b>	<b>Yes</b>
<b>Council Member Beecher</b>	<b>Yes</b>
<b>Council Member Pearce</b>	<b>Yes</b>
<b>Council Member Robinson</b>	<b>Yes</b>
<b>Council Member Wilhelmsen</b>	<b>Yes</b>

**Motion passed 5-0**

**8. Adjourn.**

Mayor Tait declared the meeting adjourned at 8:54pm.

**ATTEST:**

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**MICHELLE TAIT**  
Mayor

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**JENNIE KNIGHT**

City Recorder

Approved this 8<sup>th</sup> day of October, 2019