

RICHMOND CITY COUNCIL

January 14, 2003

The regular meeting of the Richmond City Council was held at the Community Building on January 14, 2003. The meeting began at 7:00 p.m. Mayor Kip Panter was in the chair and the opening prayer was offered by Kim Christensen. The pledge was lead by Cordell Johnson.

The following members were in attendance: L.D. Bowcutt, Allen Lundgreen, Kim Christensen, Cordell Johnson and Leslie Erickson.

The minutes of the previous meeting were read and approved.

Redesigning Downtown Richmond

Bim Oliver State Coordinator came to give a Utah Main Street Presentation.

Bim: We would like to focus the discussion on examples that might give Richmond City Council ideas about how they approach redeveloping downtown. I have outlined some different aspects of potential Main Street redesign:

Strengths

- Separation from highway. Downtown Richmond is quiet, providing a respite from the busy highway. While the separation requires a little extra effort to get people to turn the corner into town, it also makes it easier to make downtown itself more inviting and pedestrian-friendly. Another benefit is that Richmond City rather than UDOT, has jurisdiction over main street.
- Public side (north) v. private side (south) of Main Street. This separation creates a nice contrast between civic activities (north) and commercial activities (south).
- Compact commercial/civic center. Downtown is relatively small with commercial and civic buildings concentrated in a small area. This concentration creates an opportunity to focus attention on the commercial/civic aspects and makes it somewhat easier to redesign downtown.
- Magnificent public buildings. City Hall and the library, in particular, communicate a strong identity and represent significant places in downtown. They should be retained as important community icons, as well as important activity centers. The space between the two buildings may make for a pleasant park and informal gathering place.

- Potentially cool commercial buildings. The commercial buildings in downtown have been remodeled but appear to have potential to be rehabilitated to simple but elegant designs that, as counterparts to the public buildings on the north side of Main Street, also communicate a strong identity.
- Relatively low vacancy. Buildings in use tend to be maintained at a higher level than vacant buildings. Low vacancy also suggests that downtown Richmond appears to support business, which speaks well for the potential for business growth.

Weaknesses

- Wide, empty streets (State and Main intersection). Although it appears concentrated, downtown Richmond is also very open, with a lot of open space in downtown area. Generally, open space isn't conducive to pedestrians in downtown, because pedestrians seek what planner's term a sense of enclosure.
- Vacant quality to streetscape. This observation goes along with the first weakness. As I stand on Main Street, particularly at the intersection of State and Main, I feel kind of lonely and uncomfortable, so I probably don't want to spend much time strolling through downtown.
- Lack of distinction between residential and commercial. Coming in from the west, the residences bump right up against the commercial/civic district. While the connection between downtown and the rest of the community is important, it's also important to distinguish downtown and to set it off, so people know that it represents a separate place in the community.
- Highway intersection (gas stations). The blinking light at the intersection is literally a great signal for motorists that they're approaching a real place. However, the gas stations communicate a different message, because they represent highway travel. As UDOT proceeds with the road project, consider some design elements (signage, perhaps) that more strongly state that drivers ought to turn into downtown. (The new lighting along the road will help communicate this message.)
- Storefronts/display windows. The storefronts in downtown carry very little visually. Theurer's, for example, not only doesn't display merchandise but actually shows the backs of display cases. This lack of visual activity only reinforces the empty feeling of downtown. Work with business owners to create visual activity in the windows (even if they don't want to display merchandise).

The council thanked Bim Oliver for coming to the Council meeting and presenting some ideas that will help in improving the character of downtown.

BUSINESS LICENSE REQUEST:

MARLOWE: We have a business license request from Mollyanne Hopkins. The business would be called Hopkins Enterprises and she would provide insurance and financial services.

** The Council o.k.'d this request.

MARLOWE: I have received bids on the slippage on Cell #1. They are \$48,600 from Sunrise Engineering and \$13,500 from J-U-B. Tim Bowers wants us to map out the cracks. I'm keeping the people at DWQ informed. It depends on the weather when we could start this project. The two samplers have come in but the supplier needs to come up for training. On 500 North, Demoy Webb does not want the water going into the slough he owns this year. We are working on a couple of different ideas to get rid of the water. Its time for the Rural Water Spring Conference in St. George. Usually Cordell and Gavin have gone to this one. I would like to send Rob to a conference. Maybe we could send Rob to the Park City conference in July or August. Let me know what you think about this. I asked Wendell Bosen, an attorney of the Utah Local Government Trust, about the liability of a 4H Club wanting to use the riding arena this year. This is what he said:

“The City has a duty as a property owner to be reasonable and prudent in the design, maintenance and use of its property. Not knowing the extent of use by the 4H Club, I cannot give you a specific level of reasonable control. Let me outline common risk management controls and you and the governing body can determine the control level that you feel fits the potential exposure.

1. Proper design and maintenance of the facility.
2. Signage that clearly indicates how and when the facility can and should be used.
3. Signage that clearly indicates use of the facility is “Use at Your Own Risk”
4. Signage that clearly indicates potential dangers.
5. Users required to sign “hold harmless” and “indemnity” agreements
6. Users required to provide proof of their own liability insurance.
7. Users required to have the City as an additional insured on their liability policy.
8. Users required by contract to maintain the facility to a certain standards
9. Transfer all risk (sell property) to another party.”

MAYOR: I believe if we do #1, 2, 3, 5 and 8 we should be ok, especially with the 4H program that has been proposed. This should not be a big burden on the City or the 4H leader, Mrs. Sheffer.

PUBLIC HEARING ON 2003-1

The following people attended the public hearing. Mayor Panter, Cordell Johnson, Kim Christensen, Allen Lundgreen, Leslie Erickson, L.D. Bowcutt, Boyd Lewis, Chris Purser, Marlowe Adkins, Doug White, Terrie Wierenga, Clifford Hopkins, Barbara Valentine, Zane Day, Roger Pitkin, Dan Miller and Holly Weiss.

MAYOR: Ordinance 2003-1 says “An ordinance to amend Title 12-000, Chapter 12-226-2 “Manufacturing/Light Industrial Zone – Conditional Uses” of the Code of Revised Ordinances of Richmond (1975, adopted 1976).

1. Title 12-000, Chapter 12-226-2 (Manufacturing/light industrial zone – conditional uses) is hereby amended by adding the following:
 9. Commercial storage units and/or storage buildings.
 10. Adult oriented businesses, also known as sexually oriented businesses.

** A motion to pass Ordinance 2003-1 which says “An ordinance to amend Title 12-000, Chapter 12-226-2 “Manufacturing/Light Industrial Zone – Conditional Uses” of the Code of Revised Ordinances of Richmond (1975, adopted 1976), was made by Allen, seconded by Cordell and the vote was unanimous.

COUNCIL REPORTS:

KIM: Gavin says there are still some cars being parked at Hill Haven that are a problem.

MAYOR: Todd Blanchard would like to redo some of the sidewalks in front of his property. I told him to get in touch with Kim and get the project on the list.

LESLIE: It’s time we started talking about Black and White Days. The melodrama will start practicing in February. What is the Council’s feeling on having booths? We talked about the Lions Club managing the assignment and operation of booths for Black and White Days.

CLIFF HOPKINS: I have an architect coming to look at the library. He helped back in 1995 when we did some earlier work on the library. After the meeting tomorrow, I will be better informed. He has previously said the building was sound. He will give us some design estimates and options as to which design the City would like.

DAN MILLER: There is a possible \$10,000 matching grant for architectural design on the Library building. It comes from the Eccles Foundation.

CLIFF: I have one bid for \$8,000 to do preliminary layouts, make changes and when the cities decides, then they will come back again.

CORDELL: I think this is a good thing to do.

** The Council approved \$2,500 for the matching grant for the library to get some preliminary design estimates done. This in addition to the \$2,500 carried over from last years budget.

MAYOR: We talked to the state about alternative lighting for the highway 91 widening project. The lights we are considering would be an ornamental style, which is quite different from the traditional Cobra head lights that UDOT typically installs. There would be 61 of the ornamental lights space at about 130 feet whereas with the Cobra head there would be 48 spaced at 250 feet. The ornamental poles would be 14 feet high and would be relatively easy to maintain and repair. Just a reminder to the City, UDOT will install these lights but the City will be required to maintain them and pay the utilities, which is the way it is now.

ALLEN: I would still like the Mayor and Council to meet with Planning and Zoning about the Doug White project. I was kind of impressed with the design Doug had with the stores in the front of the storage units.

MAYOR: Marlowe will schedule us (Mayor and City Council) to meet in a joint session with the Planning and Zoning Commission on February 4th following the business of their normal meeting. We can then jointly discuss this issue.

ANIMAL CONTROL ORDINANCE 2003-2

MAYOR: We have had 10 revisions, public hearings, public meetings and I think it is time to pass the animal control ordinance.

CORDELL: It allows us to make it so that if there are people that are out of compliance that there is some teeth in the ordinance so something can happen.

MAYOR: This will not penalize a dog owner that is in compliance and has their dogs currently licensed. We are not trying to be hard nosed about the dog issue but it has gotten out of hand and the public pressure demands we toughen up the current ordinance. We are not out to punish people that are in compliance. We appreciate everyone who has had input on this ordinance. Terrie Wierenga had significant input and organized much of the current verbiage using our current ordinance and other ordinances around the valley that were brought to us about a year ago by Archie Grindy. I believe we have tried to incorporate those things from all the ordinances which will help us improve the level of control.

** A motion to pass Ordinance 2003-2 which says "An ordinance to establish a new chapter 13-200 entitled "Animal Control" to Title 13-000 "Police and Public Offenses" of the Code of Revised Ordinances of Richmond was made by Leslie, seconded by Allen and the vote was unanimous.

QUARTERLY REPORTS:

Gary Robison: In the EMT, we had 11 runs in the last 3 months. There were 0 in October, 5 in November and 6 in December. We have 2 new EMTs, Stony Tanner and Coby Bennett.

BETH SKIDMORE, JUSTICE OF THE PEACE, REPORT

BETH: There were 84 cases filed. Of the total of \$7,431.75, \$1,402.20 went to the assessment and \$6,029.55 went to the city. We are down on cases. There were quite a few overnight parking violations. I appreciated the opportunity to have input on the animal control ordinance. We were approved for funding for the online services on the internet for the court.

CHRIS: Boyd and I attended a luncheon concerning access to the State Pool. We will now be able to go online to access the pool. We have 98 residents on the past due list.

MAYOR: I had a citizen call about an accident on 1st North and 2nd East suggesting we put a stop sign at that location. I'm not sure a stop sign is necessary there but what does the Council think? That road goes to the Cemetery and many people think it is a main road and they do not need to yield to the right which is required on any unmarked street. Maybe we should review this intersection and other two at 2nd and 3rd north and consider yield signs. This would remove the question as to who yields for who. Would it have made it safer? I don't know. Maybe we should ask Brandon to review this and give some recommendations. Additionally we have received a concern about 2nd South and 1st West.

We have been offered 15 shares of Richmond Irrigation water for \$1,000 each. I believe this is a reasonable buy. I think these are from the Cherry Creek diversion. I think this would be a positive thing for the City and potentially we could offer these to citizens currently not owning shares and thus reduce the pressure on our culinary system.

KIM: This water is out of the Cherry Creek diversion and the laterals that could service it might be limited. The people that purchase the shares would need to have access to those laterals.

ALLEN: I am a little concerned about where the irrigation laterals are that would service this and who could use this water. I do think the price per share is reasonable.

** The Council approved the purchase of these 15 shares of water from Kurt Chesley.

The following bills were presented for payment:

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| Allen Gravel | 185.75 |
| Al's Trophies | 225.75 |
| Anderson Lumber | 13.12 |
| Assoc. of Public Treasurers | 113.00 |
| AT&T | 59.94 |
| Axtell-Taylor | 577.72 |
| Bear River Health | 90.00 |
| Brent Webb Ex | 250.00 |
| Buttars | 38.22 |
| Cache Chemical 256.20 | |
| Cache Service Area | 10755.84 |
| Cache Valley Craft | 86.93 |
| Cache Valley Tire | 98.80 |
| California Contractors | 184.80 |
| Christensen Construction | 195.00 |
| Clark Security | 3.25 |
| Denny's | 502.63 |
| Ecosystems | 480.00 |
| Edwards Floral | 54.60 |
| Grin & Bear It | 82.46 |
| Herald Journal | 87.10 |
| Industrial Tool and Supply | 80.00 |
| Isco, Inc. | 7190.84 |
| Itty Bitty | 2428.86 |
| Janice Swendsen 15.87 | |
| Jones Simkins | 2520.38 |
| Juniper Inn | 385.30 |
| L.N. Curtis & Sons | 3739.60 |
| Larsen Fire Apparatus | 1448.00 |
| Library Video Co. | 495.01 |
| Logan Regional | 43.00 |
| Lowe's | 32.64 |
| Medtronic | 238.00 |
| Metrocall | 9.77 |
| Modern Display | 65.63 |
| Motion Industries 8.50 | |
| Mountain Magic | 103.40 |
| National Battery | 35.00 |
| Olson, Hoggan | 300.00 |
| PC's Unlimited | 50.85 |
| Peterson Land Surveying | 620.00 |
| Postmaster | 150.00 |
| Questar | 1172.83 |
| Qwest | 405.99 |
| Qwest Internet | 110.65 |
| Smithfield Auto Parts KAPS | 336.17 |
| Smithfield Impl | 50.78 |
| State/ Utah/ Division of Forestry | 1262.36 |
| Sunrise Engineering | 2120.00 |
| Texaco Credit Card Center | 724.06 |

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| Theurer's | 141.69 |
| Tony Roma's | 570.77 |
| Tony's Grove | 178.74 |
| Utah Local Government Trust | 2744.63 |
| Utah Power | 3471.47 |
| Utah State Division of Finance | 34824.24 |
| Utah Taxpayers Assoc | 50.00 |
| Verizon | 33.12 |
| Walden Book Co.205.78 | |
| Wetco | 1557.00 |
| Workers Compensation Fund | 967.01 |
| Xerox | 197.60 |

A motion to pay the bills was made by Allen, seconded by Kim and the vote was unanimous.

A motion to adjourn was made by Allen seconded by Leslie and the vote was unanimous.

Adjournment at 10:10 p.m.

Mayor Kip Panter

Boyd Lewis, City Recorder