

**MINUTES
OF THE BOARD OF COMMISSIONERS OF WEBER COUNTY**

Tuesday, December 1, 2015 - 10:00 a.m.

Commission Chambers, 2380 Washington Blvd., Ogden, Utah

In accordance with the requirements of Utah Code Annotated Section 52-4-7(1)(d), the County Clerk records in the minutes the names of all citizens who appear and speak at a County Commission meeting and the substance "in brief" of their comments. Such statements may include opinion or purported facts. The County does not verify the accuracy or truth of any statement but includes it as part of the record pursuant to State law.

COMMISSIONERS: Kerry W. Gibson, Matthew G Bell and James Ebert.

OTHERS PRESENT: Ricky D. Hatch, County Clerk/Auditor; David C. Wilson, Deputy County Attorney; and Fátima Ferneliuss, of the Clerk/Auditor's Office, who took minutes.

A. WELCOME – Chair Gibson

B. INVOCATION – Caden Bradford

C. PLEDGE OF ALLEGIANCE – Sylvia Salisbury

D. THOUGHT OF THE DAY – Commissioner Ebert

E. PRESENTATIONS OF THE SEAL OF SERVICE AWARD TO ESPERANZA TOVAR AND MARIA BALTAZAR

Chair Gibson read the submitted nominations. The employees were each presented with \$100, a Seal of Service pin and a plaque for their excellent service.

F. CONSENT ITEMS:

1. Purchase orders for \$165,459.46
2. Warrants #327278-#327552 for \$717,249.76
3. Minutes for the meeting held on November 24, 2015
4. Severance Benefit Agreement with Ginny Stimpson – Contract C2015-401
5. Tax Review Committee's recommendation to deny request for previous year's primary residential status for Lance Bodie, Parcel #22-058-0005; Scott/Gina Russel, Parcel #20-098-0004; Penni/Randy LaRose, Parcel #20-107-0002
6. Request from the Clerk/Auditor, Elections Office, to surplus ballot boxes
7. Request from County CED Department to approve contract with Merwin Holgate for purchase of property for public road purposes (Parcel #15-240-0014) – Contract C2015-402
8. Request from County CED Department to approve contract with W Hyrum Hardcastle Enterprises for the sale of surplus property – Contract C2015-403

Commissioner Ebert moved to approve the consent items; Commissioner Bell seconded.
Commissioner Ebert – aye; Commissioner Bell – aye; Chair Gibson – aye

G. ACTION ITEMS:

1. **PRESENTATION ON 2016 OGDEN/WEBER CONVENTION VISITORS BUREAU (CVB) MARKETING PLAN**

Sara Toliver, CVB President, gave a slide presentation, which included the 2015 sales and revenue achievements and marketing highlights, and the 2016 objectives and destination development objectives.

2. **CONTRACT WITH THE STATE OF UTAH, ATTORNEY GENERAL'S OFFICE – CONTRACT C2015-404**

Rod Layton, with Weber Morgan Children's Justice Center (CJC), noted that the 23 CJsCs' budgets are based on the number of cases and go through the AG's Office. This contract is to roll over \$15,968 to the Weber Morgan Children's Justice Center that other Centers did not use.

Commissioner Bell moved to approve Contract C2015-404 with the State of Utah, Attorney General's Office; Commissioner Ebert seconded.
Commissioner Ebert – aye; Commissioner Bell – aye; Chair Gibson – aye

3. **RESOLUTION FORMING THE WEBER COUNTY CULTURAL ARTS COUNCIL – RESOLUTION 46-2015**

Commissioner Ebert stated that the Council is to foster all forms of the arts by nurturing, promoting and celebrating the county's cultural community. The Council will also work with RAMP.

Commissioner Bell moved to adopt Resolution 46-2015 creating the Weber County Cultural Arts Council; Commissioner Ebert seconded.
Commissioner Ebert – aye; Commissioner Bell – aye; Chair Gibson – aye

4. **FINAL APPROVAL OF THE SUMMIT AT SKI LAKE NO. 13, 5 LOTS AT 6645 CLAIRETINA COURT (A PRIVATE STREET), INCLUDING A \$297,936.32 FINANCIAL GUARANTEE FOR SUBDIVISION IMPROVEMENTS, AND THE COUNTY SURVEY MONUMENTATION IMPROVEMENT AGREEMENT**

Jim Gentry, of County Planning, stated that this is the final phase of this development and the Planning Commission unanimously recommended final approval.

Commissioner Bell moved to grant final approval of the Summit at Ski Lake No. 13, 5 Lots, including a \$297,936.32 financial guarantee for subdivision improvements, and the County Survey Monumentation Improvement Agreement; Commissioner Ebert seconded.

Commissioner Ebert – aye; Commissioner Bell – aye; Chair Gibson – aye

5. **FINAL READING OF AN ORDINANCE AMENDING CERTAIN PROVISIONS OF THE SPECIAL EVENTS APPLICATION PROCESS – ORDINANCE 2015-18**

Christopher Crockett, Deputy County Attorney, stated that this amendment allows special event permit applications to be obtained from the County Special Events Office in the Golden Spike Arena or online.

Commissioner Ebert moved to adopt Ordinance 2015-18 amending certain provisions of the special events application process; Commissioner Bell seconded.

Commissioner Ebert – aye; Commissioner Bell – aye; Chair Gibson – aye

H. PUBLIC HEARINGS:

1.

Commissioner Ebert moved to adjourn the public meeting and convene the public hearings; Commissioner Bell seconded.

Commissioner Ebert – aye; Commissioner Bell – aye; Chair Gibson – aye

2. **PUBLIC HEARING TO SUPPLY INFORMATION REGARDING THE 2016 COMMUNITY DEVELOPMENT BLOCK GRANT (CDBG) PROGRAM, SOLICIT POSSIBLE PROJECTS THAT MAY BE ELIGIBLE FOR THE FUNDS, AND FIELD POSSIBLE SUGGESTIONS AND QUESTIONS ABOUT THE PROJECTS FROM THE CITIZENS**

Chad Meyerhoffer, of County Engineering, noted the purpose of this public hearing as stated above. He stated that the national objective is for grant money to be spent primarily to benefit low to moderate income persons but other national objectives include aiding in the prevention or elimination of slums or blight and to meet urgent needs because existing conditions pose a serious and immediate threat to health and welfare. Eligible activities are identified in the CDBG application guide available for review by interested parties. Examples for possible CDBG projects include ADA improvements, public works infrastructure projects, property acquisition, public services (i.e, food banks, homeless shelters), loan programs for private businesses that hire low income persons or those who rent to low income persons).

Projects within the Wasatch Front region will compete between Weber, Morgan, and Tooele Counties and can expect approximately \$1,000,000 in 2016 CDBG funds. Projects will be rated by a regional review committee made up of an elected official and a staff member from each county to determine what projects can proceed with final application. All pre-applications must be submitted to the Wasatch Front Regional Council by 1/29/2016. Unincorporated county does not currently have any active grant projects. The county as a whole has sponsored the Weber Housing Authority in a project that offers incentives for first time home buyers. The county has received grants for restroom modification for the County Library and an emergency housing rehabilitation project administered through the Weber Housing Authority, development of ADA compliant campsites, ADA-compliant door hardware installment at the fairgrounds, installment of storm drains in low to moderate income communities, wheelchair ramps installment at street intersections, as well as sponsoring non-profit agencies such as Your Community Connection, Ogden Weber Community Action Agency, and Catholic Community Services. All possible projects in which funding may be applied for are indicated in the regional Consolidated Plan and is available for review in the Weber County Planning Office.

Mr. Meyerhoffer had not been contacted by any non-profit agencies that were at the CDBG How to Apply Workshop requesting the county to sponsor them or wanting to submit a pre-application for a grant.

There are some possible ADA upgrades to county buildings that will be reviewed to make application.

Andi Beadles, with Weber Housing Authority, stated that the Housing Authority is interested in land acquisition to develop a 24-30 unit complex for homeless disabled individuals. This will be a partnership between the Housing Authority, Weber Human Services and a private property management company.

Chair Gibson invited public comments and none were offered.

3. **PUBLIC HEARING TO AMEND THE COUNTY LAND USE CODE TITLE 104 (ZONES), CHAPTER 11 (COMMERCIAL VALLEY RESORT RECREATION ZONE/CVR-1), SECTION 4 (CONDITIONAL USES), BY ADDING BREWPUB & RECEPTION/BANQUET FACILITIES AS CONDITIONAL USES & COUNTY LAND USE CODE TITLE 101 (GENERAL PROVISIONS) SECTION 101-7-7 (DEFINITIONS) TO ADD A DEFINITION FOR BREWPUB**

Jim Gentry, of County Planning, referred to John Lewis' (applicant), request to add the uses to the CVR-1 Zone listed above. The Ogden Valley Planning Commission unanimously recommended approval and Wolf Creek residents were at the meeting and supported the amendment.

Eric Householder, with Wolf Creek Resort, stated that Mr. Gentry had accurately presented the item.

Mr. Gentry addressed Commissioner Bell's question stating that the amount of beer sold/produced is regulated by the State.

Chair Gibson invited public comments and none were offered.

4. Commissioner Ebert moved to adjourn the public hearings and reconvene the public meeting; Commissioner Bell seconded.
Commissioner Ebert – aye; Commissioner Bell – aye; Chair Gibson – aye

5. **ACTION ON PUBLIC HEARINGS:**

H2- PROCEED WITH 2016 CDBG APPLICATIONS

Commissioner Ebert moved to proceed with the 2016 CDBG applications; Commissioner Bell seconded.
Commissioner Ebert – aye; Commissioner Bell – aye; Chair Gibson – aye

H3-AMEND WEBER COUNTY LAND USE CODE TITLE 104 AND TITLE 101 – ORDINANCE 2015-19

Commissioner Bell moved to adopt Ordinance 2015-19 amending the Weber County Land Use Code Title 104 (Zones), Chapter 11 (Commercial Valley Resort Recreation Zone/CVR-1), Section 4 (Conditional Uses), by adding brewpub and reception/banquet facilities as conditional uses, and Weber County Land Use Code Title 101 (General Provisions), Section 101-7-7 (Definitions), to add a definition for brewpub; Commissioner Ebert seconded.
Commissioner Ebert – aye; Commissioner Bell – aye; Chair Gibson – aye

I. PUBLIC COMMENTS: None

J. ASSIGN PLEDGE OF ALLEGIANCE & THOUGHT OF THE DAY FOR TUESDAY, DECEMBER 8, 2015, 10 A.M.

K. ADJOURN

Commissioner Ebert moved to adjourn at 11:08 a.m.; Commissioner Bell seconded.
Commissioner Ebert – aye; Commissioner Bell – aye; Chair Gibson – aye

Attest:

Kerry W. Gibson, Chair
Weber County Commission

Ricky D. Hatch, CPA
Weber County Clerk/Auditor