

MINUTES
CITY COUNCIL MEETING
FRUIT HEIGHTS CITY
910 South Mountain Road
March 21, 2023

WELCOME: Mayor John Pohlman called the meeting to order at 7:03pm

PLEDGE & OPENING CEREMONY: The Pledge of Allegiance was led by Council Member Eileen Moss with Council Member George Ray offered a word of prayer.

COUNCIL MEMBERS PRESENT: Mayor John Pohlman, Council Members Eileen Moss, George Ray, and Diane Anderson. With Council Members Gary Anderson and Florence Sadler being excused.

CITY STAFF PRESENT: City Manager Brandon Green, City Planner Jeff Oyler, Public Works Superintendent Darren Frandsen, City Employee Hailee Ballingham

VISITORS: Davis County Commissioner Lorene Kamalu

CITY COUNCIL TRAINING: Council Member George Ray provided training however, due to technical difficulties it was not picked up by the microphone.

SPECIAL PRESENTATIONS: Davis County Commissioner Lorene Kamalu explained that County Commissioners have three elected Commissioners who have different duties within the County. She works with Health and Human Services and Criminal Justice.

The old fairground in Farmington is being repurposed into sports areas and buildings to rent out because of the increasing demand for those things. There is a brand-new facility being built right next to it for various kinds of things. This project is the biggest project that's opened in the county. This project is using tourism funding to bring in even more tourism funding. Typical fair activities will be happening at the USU Kaysville Agricultural Center. The library board is talking about replacing that library to service all the cities in the south part of the county. Talked about needing to replace the Davis County Animal Care and Control building, probably building a new one in the same place. There will be more information to come on that projected project.
(16:03)

PUBLIC COMMENTS: None.

PUBLIC HEARING: None.

CITY BUSINESS:

Review and Discuss Final General Plan and Moderate-Income Housing Plan Revisions

City Planner Jeff Oyler provided background information regarding a report back stating that the first draft of the Moderate-Income Housing Plan in the General Plan. Both he and City Manager

Brandon Green have been working on putting together some language to fulfill those requirements. The City will identify areas on the zoning map that could be considered for higher density properties, and when asked for consideration to be a higher density housing area will be assessed. City Planner Jeff Oyler also talked about working on a new Zoning Ordinance to better allow for higher density moderate-income housing opportunities within the city. City Manager Brandon Green mentioned that as a city we have to show that we are making an effort, and that if we don't show that we are making an effort then we will be penalized for not trying to comply. There are tools that we are willing to use, but it doesn't mean that we can overrule the landowner.

One of the suggested strategies it to try to incentivize a developer to have cheaper housing and in turn reduce some of our fees. City Planner Jeff Oyler explained with estimated numbers and averages that essentially to meet the Moderate-Income Housing Plan requirements we are essentially asking the developer to sell the home for the cost of the land. However, to fulfil the requirements we have to have a plan to try to implement these things, whether or not developers choose to do these things is up to them, but we need to show that we are making an effort.

(41:14)

Review/Discuss and Approve 2023 Caucus Meeting Election Date

City Manager Brandon Green explained that as a council they need to determine a date for the Caucus Meeting. They determine that May 18th would be ideal because it is the week before school gets out and everyone will be wanting to go out of town, but it also gets us through the Primary Elections.

Council Member Diane Anderson made a motion to Approve May 18, 2023 as the 2023 Caucus Meeting Election Date with Council Member Eileen Moss seconding the motion. The present Council Members unanimously approved the motion. (42:44)

REVIEW AND APPROVAL OF MINUTES FROM PREVIOUS MEETINGS:

March 7, 2023

Council Member George Ray made a motion to table discussion of the City Council meeting minutes from March, 7, 2023 with Council Member Diane Anderson seconding the motion. The motion was unanimously approved by the Council. (44:00)

FOLLOW-UP ITEMS FROM PREVIOUS MEETING:

City Manager Application Process

Mayor John Pohlman reported that they have gone through the City Manager applicants and are pleased with the ones they have had. He also urged the Council to get to know these individuals.

General Plan Public Hearing Next Week at Planning Commission

City Manager Brandon Green announced that there will be a General Plan Public Hearing next week at the Planning Commission Meeting.

Farmington Fire Presentation

City Manager Brandon Green talked about setting things up in the next couple of weeks to talk with them about the changes that are occurring. They work together well with Layton Fire as well as to best respond to fires and emergencies.

CITY COUNCIL & STAFF REPORTS: None

CLOSED MEETING: By motion of the Fruit Heights City Council, pursuant to Title 52, Chapter 4 of the Utah Code, the City Council may vote to hold a closed meeting for any of the purposed identified in that chapter.

Council Member Eileen Moss made a motion to move to closed meeting with Council Member Diane Anderson seconding the motion. The Council unanimously approved the motion. The meeting was closed at 7:53pm.

UPCOMING EVENTS:

March 28, 2023 Public Hearing regarding the 2023 General Plan

May 18, 2023 Caucus Meeting

Not approved until signed.

/s/ Brandon Green

Brandon Green, City Recorder

Date approved by City Council: April 11, 2023