

**MINUTES OF LAYTON CITY
COUNCIL WORK MEETING**

APRIL 6, 2023; 5:30 P.M.

**MAYOR AND COUNCILMEMBERS
PRESENT:**

MAYOR JOY PETRO, ZACH BLOXHAM, CLINT MORRIS, TYSON ROBERTS, BETTINA SMITH EDMONDSON, AND DAVE THOMAS

STAFF PRESENT:

ALEX JENSEN, STEVE GARSIDE, TRACY PROBERT, LON CROWELL, ED FRAZIER, AND TORI CAMPBELL

The meeting was held in the Council Conference Room of the Layton City Center.

Mayor Petro opened the meeting.

AGENDA:

COUNCILMEMBER REPORT

Councilmember Smith Edmondson announced the following:

- CTC (Communities That Care) would be holding a key leadership group meeting and were looking for volunteers from all sectors of the community. She reviewed the designated groups and requested the councilmembers forward her names of individuals which would be a good fit for the various positions. She announced the Parents Empowered Campaign would take place in May at Surf'n Swim.
- OPPA (On Pitch Performing Arts) had sent invitations to the Council for its annual fundraising Gala.
- She had received an email from a resident regarding the City's home-based business ordinance concerning nuisance and a discussion followed. Councilmember Bloxham mentioned he had visited with the resident about his specific situation. Alex Jensen, City Manager, shared another situation in which the City was able to work with the resident to become compliant and obtain a business license. He indicated he would follow-up with Chad Wilkinson, Community and Economic Development Director, regarding the issue.

Councilmember Roberts expressed appreciation for those that participated and read during Parks and Recreation's Night at the Library. He reported approximately 400 people attended the event and reported it had been a great success. He announced Liberty Days was approaching and Staff was soliciting high quality floats for the parade.

Councilmember Bloxham suggested the City provide an update on the website addressing the spring run-off identifying efforts on behalf of the City to minimize negative impacts and potential flooding.

Mr. Jensen stated Staff had met this afternoon regarding this issue. He indicated there were a few areas within the City with active issues and Staff believed flooding in West Layton was coming from field drains. He provided an update on the methods Staff had identified to determine the cause of flooding. He also informed the Council of flooding north of the Church of Jesus Christ of Latter-Day Saints Temple and mentioned once the snow had been moved away from the homes the flooding had stopped. He also indicated the City was promoting the use of sandbags, which were available at the City Shops, and diverting water from rain gutters away from homes. He also mentioned the landslide in Chadwick Farms. He pointed out a geotechnical process was required when the homes were constructed which identified setbacks and mentioned the requirements were followed. Staff didn't believe structures were in danger although two property owners had been affected. He stated the City was in communications with Davis

County daily and pointed out the City didn't share any responsibility with flooding outside of the City's systems, such as ground water.

Steve Garside, Assistant City Manager, reported an Emergency Management meeting with the County had taken place yesterday and believed the City would be fine as long as temperatures stayed out of the 80's. A discussion took place about the amount of water being pumped into the City's storm water system out west.

Mr. Jensen indicated Weber Basin also had a meeting earlier today and it also believed if temperatures stayed below the 80's there shouldn't be an issue with the melting snow and described its theory. He expressed concern about diverting water from sump pumps into the sewer system as opposed to the storm drain system. He explained the sewer system didn't have the capability to accommodate that amount of water and could potentially flood homes with sewage. Staff was attempting to disseminate this information to the public.

BUDGET DISCUSSIONS

Tracy Probert, Finance Director, announced he would be presenting budget information specific to the Enterprise Funds. He reviewed revenues and information identified in the Water Fund. He pointed out the revenue decrease due to the implementation of water restrictions last summer. He also mentioned the rate increase implemented last summer.

Councilmember Morris inquired about the funding appropriated by the Legislature for the connection of the reservoirs and Mr. Probert responded those funds hadn't been included within the budget since the City hadn't yet received any funds. He stated once the funding was received a budget amendment would come before the Council and Mr. Jensen believed funds wouldn't be recognized until August 2023.

Councilmember Smith Edmondson requested clarification why the estimated contribution from developers and transfers was so much lower than last fiscal year and Mr. Probert mentioned this amount would increase during the year.

Mr. Probert referred to the water consumption and water use trends since 2020.

He reviewed the Storm Water Fund and specifically mentioned Impact Fees and indicated the revenues would remain consistent. The fund was healthy enough to support the projected projects identified in the 5-year plan.

He reviewed the Sewer Fund and indicated revenues were consistent. He mentioned most of the funding was a pass through to the North Davis Sewer District (NDSD). He reported the City only retained approximately nine dollars for sewer system operations. He indicated as long as the reserves stayed healthy he wasn't proposing any rate increase. He reported he wasn't aware of any proposed rate increases on behalf of the NDSD pointing out the City assessed a flat rate for this fund and a discussion followed.

Mr. Probert reviewed the Street Lighting Fund and stated no rate increase was proposed and announced it had a healthy reserve balance. He reminded the Council the recommended projects had been forwarded to the Council included in the Capital Projects. Mayor Petro expressed her desire that residents would be able to recognize increased street lighting within areas of the City. Mr. Jensen reviewed some locations for the proposed lighting installation.

Mr. Probert reviewed the Refuse Fund and reported the fund balance would continue to grow and announced no rate increase was proposed. He believed there were two or three more years left on this contract.

He reviewed the Pool Fund and mentioned the proposed projects previously discussed during the all-day budget meeting on Wednesday, March 22, 2023. Councilmember Bloxham expressed his opinion it was beneficial to identify the subsidy from the General Fund to illustrate to residents the true costs of operating a community pool.

Mr. Probert reviewed the Emergency Medical Fund and believed a rate increase would be implemented. He mentioned this fund was also a source of funding retirement for Fire Department employees.

He briefly reviewed the Secondary Water Fund and reminded the Council it was specific to operating and managing the Weber Basin Water system.

Mr. Probert continued to review the Special Revenue Funds:

- Victims Services – pointed out the grant funding and General Fund transfer for this position and indicated it was intended to break even.
- Alcohol Enforcement
- E911 Fund
- Metro Strike Force – mostly funded through grants and contributions from participating cities.
- RDA (Redevelopment Agency) – decrease in revenue was due to the expiration of the School District Agreement and mentioned the UTA parking structure and affordable housing. A discussion followed regarding specific projects and the affordable housing line item in that fund.
- EDA(Economic Development Area)
- Impact Fee Fund
- Class C Road Fund – this fund was strictly dedicated to maintenance, including slurry seals, overlays, chip seals, replacement, crack seals, etc. It was mentioned the harsh winter would have an impact on City streets requiring more maintenance and Mr. Jensen mentioned the City appropriated additional funding.
- Prop 1 Transportation Fund
- RAMP Fund (Recreation, Arts, Museum, and Parks)
- Capital Projects Fund
- Debt Service Fund – Mr. Jensen reiterated it was remarkable for a city the size of Layton to have such little debt and a discussion followed.

Mr. Probert indicated the Tentative Budget would be adopted on Thursday, May 4, 2023 and mentioned another budget meeting could be scheduled if the Council had any questions or needed further clarification. He stated the public hearing would be scheduled for Thursday, June 1, 2023 and adopt the budget on Thursday, June 15, 2023. He mentioned the City wasn't proposing a Property Tax increase or any rate increases for services/funds.

Mr. Jensen reminded the Council the Property Tax Rate would be decreasing because of the change associated with the County taking over Animal Care and Control. Mr. Probert explained what that would look like on a resident's Property Tax notice.

CLOSED MEETING TO DISCUSS PENDING OR REASONABLY IMMINENT LITIGATION

CLOSED MEETING:

MOTION: Councilmember Thomas moved to adjourn the meeting and convene in a closed meeting at 6:42 p.m. to discuss Pending or Reasonably Imminent Litigation. Councilmember Roberts seconded the motion, which passed unanimously.

MOTION: Councilmember Smith Edmondson moved to open the meeting at 6:57 p.m. Councilmember Bloxham seconded the motion, which passed unanimously.

MAYOR'S REPORT

No Mayor's Report was shared.

The meeting adjourned at 6:57 p.m.

Tori Campbell, Deputy City Recorder

SWORN STATEMENT

The undersigned hereby swears and affirms, pursuant to Section 52-4-205(1) of the Utah Code Annotated, that the sole purpose for the closed meeting of the Layton City Council on the **6th day of April 2023**, was to Discuss Pending or Reasonably Imminent Litigation.

Dated this 20th day of July, 2023.

ATTEST:

JOY PETRO, Mayor

TORI CAMPBELL, Deputy City Recorder