



HOOPER CITY
CITY COUNCIL MEETING MINUTES
THURSDAY, AUGUST 15, 2024 7:00PM
COUNCIL CHAMBERS
5580 W. 4600 S.
Hooper, UT 84315

The Hooper City Council held a work meeting at 6:00pm and their regular meeting at 7pm on August 15, 2024, at the Hooper City Civic Center located at 5580 W. 4600 S, Hooper, UT 84315.

COUNCIL MEMBERS PRESENT:

Sheri Bingham – Mayor
Dale Fowers – City Council
Bryce Wilcox – City Council
Debra Marigoni – City Council
Lisa Northrop – City Council

COUNCIL MEMBERS EXCUSED:

Ryan Hill – City Council

CITY STAFF & PLANNING COMMISSION PRESENT:

Reed Richards – City Attorney
Morghan Yeoman – City Recorder
Malcolm Jenkins- City Planner

AUDIENCE PRESENT:

See attached list

6:00PM WORK MEETING

1. Discussion on Agenda Items

At 6:00pm the City Council held a work meeting where agenda items, discussion agenda items, city council reports, senior lunch, dinner-WF Football, donated organ, and crossing guards.

7:00PM REGULAR MEETING

1. Meeting Called to Order – Mayor Bingham

At 7:00 pm Mayor Sheri Bingham called the meeting to order.

2. Opening Ceremony

a. Pledge of Allegiance

Dale Fowers led in the Pledge of Allegiance.

b. Reverence

Council Member Bryce Wilcox offered reverence.

3. Upcoming Events

- a) Erin Maughan announced the places she needs participation from City Council during Hooper Tomato Days.
- b) Mayor Bingham announced a meeting on August 19th 2024 at 6pm for Central Weber Sewer Improvement District. 2618 W Pioneer Road, Marriot Slaterville.
- c) Mayor Bingham announced two workshops with Western Weber Active Transportation Plan. In Marriot-Slaterville August 22nd, 2024. 2:30pm - 4pm and 5:30pm – 7 pm.

4. Citizen Comment(s) on Agenda Items

(Residents attending this meeting were allotted 3 minutes to express a concern or question about any issue)

No Public Comments

5. Consent Items

- a) Motion- Approval of Minutes dated July 18, 2024
Changes have been made

COUNCIL MEMBER FOWERS MOTIONED TO APPROVE THE MINUTES DATED JULY18, 2024 WITH THE CORRECTIONS ON THE WORD WEST TO EAST. COUNCIL MEMBER MARIGONI SECONDED THE MOTION. VOTING AS FOLLOWS:

<u>COUNCIL MEMBER:</u>	<u>VOTE:</u>
WILCOX	AYE
MARIGONI	AYE
FOWERS	AYE
NORTHROP	AYE

MOTION PASSED.

6. Discussion Items, Reports, and/or Presentations

a. Hansen Planning group

Jacob Hansen and Mike Hansen on zoom call explained what changed in state laws in subdivision processes and approvals.

Council member Wilcox and the Hansen Group discuss subdivision application process. City planner involvement in subdivision application process as well as office staff.

b. Rob Sant

Tax Increment Financing

Rob Sant explained that areas that were CDA, EDA, and URA are now called CRA Community Reinvestment Areas.

Rob Sant explained how to create a Hooper City CRA with the City Council and the benefits that creating one would bring to the city.

Discussion between the city council and Rob about CRA's clarified up any questions they had.

c. Stephanie Russel

Stephanie Russel presents The Public Infrastructure Act to the City Council. The Public Infrastructure District works together in tandem with the CRA. The Public Infrastructure District gives the developer access to bond financing tax bond financing. PID's are not city debt, it places the debt on the developer. Stephanie Russel explains to the city council how PID's will benefit the city and its future development.

Discussion between the city council and Stephanie on PID's and CRA's clarified any questions they had.

d. Clarification of HCC 1-1-4(g)

Council member Marigoni explained that the items should be submitted three days prior to the city council meeting. Also, those topics put on the agenda can only be taken off the agenda by who put it on.

The City Council discussed that the code would keep it a good working space and keep them in good communication.

7. Public Hearings: none

8. Action Items.

a. Motion: Fencing Ordinance

Mayor Bingham gave an explanation on the language of the Fencing Ordinance and instances on when it came to be a problem.

Discussion was had between council members and the mayor on the existing language of the ordinance and agree to bring it back on the next city council meeting once it is rewrote.

**COUNCIL MEMBER NORTHROP MOTIONED TO
TABLE THAT THE TABLE OF ORDINANCE 0-2024-06
UNTIL REWRITE. COUNCIL MEMBER WILCOX**

SECONDED THE MOTION. VOTING AS FOLLOWS:

<u>COUNCIL MEMBER:</u>	<u>VOTE:</u>
WILCOX	AYE
MARIGONI	AYE
FOWERS	AYE
NORTHROP	AYE

MOTION TABLED.

b. Motion: Resolution No 2024-07

Mayor Bingham explained that this is a written agreement with another city written out.

Council member Wilcox explained that when they approve an agreement with another government entity it needs to be done with resolution.

COUNCIL MEMBER WILCOX MOTIONED TO APPROVE THE INTERLOCAL AGREEMENT BETWEEN WEST HAVEN CITY AND HOOPER CITY; 5100 WEST COUNCIL MEMBER NORTHROP SECONDED THE MOTION. VOTING AS FOLLOWS:

<u>COUNCIL MEMBER:</u>	<u>VOTE:</u>
WILCOX	AYE
MARIGONI	AYE
FOWERS	AYE
NORTHROP	AYE

MOTION PASSED.

2. Public Comments

Patrick Grieco located at 3501 S 5100 W asked about the interlocal agreement with the 5100 west project he was under the impression that council member Fowers agreement with West Haven would be good. Council member Fowers explained the agreement. Patrick expresses his concern about the widening 5100 that it puts the road right at his neighbor’s front doors.

Stacy Grieco located at 3501 S 5100 W questioned if 5100 W was not in fact a state road. Stacy brought up an instance that happened years ago regarding the speed limit on 5100 and was told it was a highway/state road.

Mayor Sheri reassured Stacy that Hooper city plows and maintains it that it is a city road.

Stacy also expressed frustration about getting agenda topics on meeting agendas. Stacy then read an email between Stacy and the Mayor Sheri.

Conversation between Mayor Sheri and Stacy clarifying how to get topics put on an agenda.

City Council Bryce Wilcox pushes for a fiscal analysis study for the Smith's rezone. The City Council needs to come together to choose who is to do the study.

Mayor Sheri announces the Planning Commission meeting August 22nd at 7pm that it is a public hearing. Notices were sent out to residents that are withing 600 ft.

Patrick Grieco located at 3501 S 5100 W questioned if there was already a company assigned to do the fiscal economic analysis. Patrick also expressed he would like to see how the Smith's will affect residents long term.

Council member Wilcox clarified that the City Council will decide the company that won't sway either way and that the cost will fall on the developer not the city.

3. Adjournment

AT APPROXIMATELY 8:49 PM COUNCIL MEMBER MARIGONI MOVED TO ADJOURN THE MEETING. COUNCIL MEMBER FOWERS SECONDED THE MOTION. VOTING AS FOLLOWS:

<u>COUNCIL MEMBER:</u>	<u>VOTE:</u>
WILCOX	AYE
MARIGONI	AYE
FOWERS	AYE
NORTHROP	AYE

MOTION PASSED.

Date Approved: _____

Morghan Yeoman, City Recorder

APPROVED