

A Meeting of the Nibley City Council held at Nibley City Hall, 455 West 3200 South, Nibley, Utah, on Thursday, September 1, 2016.

The following actions were made during the meeting:

Councilmember Ramirez made a motion to approve Ordinance 16-05: An Ordinance Amending the Nibley City Transportation Master Plan and to waive the second reading. Councilmember Hansen seconded the motion. The motion passed unanimously 5-0; with Councilmember Ramirez, Councilmember Hansen, Councilmember Jacobsen, Councilmember Beus, and Councilmember Bernhardt all in favor.

Councilmember Beus motioned to approve the preliminary plat for Summerfield Place, a 28-lot subdivision located at approximately 2700 South 1000 West. Councilmember Ramirez seconded the motion.

Councilmember Jacobsen made a motion to amend approval with the following changes to the plat: a portion of the property (squaring the property) in the southwest corner of the proposal be included as land sold by the city to the proponent with the open space to be mitigated with the other parts of this proposal; that the pedestrian right-of-way to be established either through land acquisition in trade or through a right-of-way easement running east and west along the south border of the proposal; and the pedestrian right-of-way shown on the proposal that goes to the east would not be required; and the north-south right-of-way between lots 15 and 16 would be a pedestrian right-of-way established to get to the south pedestrian right-of-way; and that the city would split, 50/50, of the total cost of developing the pedestrian accesses with the proponent. Councilmember Hansen seconded the motion. The motion passed unanimously 5-0; with Councilmember Jacobsen, Councilmember Hansen, Councilmember Beus, Councilmember Bernhardt, and Councilmember Ramirez all in favor.

The amended motion passed unanimously 5-0; with Councilmember Beus, Councilmember Ramirez, Councilmember Hansen, Councilmember Jacobsen, and Councilmember Bernhardt all in favor.

Councilmember Hansen motioned to approve the preliminary plat for Valley View Meadows Subdivision, a conservation subdivision located at approximately 250 West 3400 South. Councilmember Ramirez seconded the motion.

Councilmember Jacobsen made a motion to amend the Valley View Meadows Subdivision plat and place the entire development detention pond on lot 20. Councilmember Bernhardt seconded the motion. The motion passed unanimously 5-0; with Councilmember Jacobsen,

Councilmember Bernhardt, Councilmember Hansen, Councilmember Beus, and Councilmember Ramirez all in favor.

Councilmember Beus made a motion to amend the Valley View Meadows Subdivision plat, creating a .75-acre parcel (.50 open space) on lot 2 and dropping lot 1 to .25-acre. Councilmember Jacobsen seconded the motion. The motion passed unanimously 5-0; with Councilmember Beus, Councilmember Jacobsen, Councilmember Hansen, Councilmember Bernhardt, and Councilmember Ramirez all in favor.

Councilmember Jacobsen made a motion to amend that the property line on either side of the canal at Valley View Meadows Subdivision move 5 feet in both directions to increase Nibley City's property by a total of 10 feet in width. Councilmember Ramirez seconded the motion. The motion passed unanimously 5-0; with Councilmember Jacobsen, Councilmember Ramirez, Councilmember Hansen, Councilmember Beus, and Councilmember Bernhardt all in favor.

Councilmember Ramirez made a motion to amend that all property lines on the east side of the canal located at Valley View Meadows Subdivision must be a minimum of feet off the bank of the canal located on the property. Councilmember Jacobsen seconded the motion. The motion passed unanimously 5-0; with Councilmember Ramirez, Councilmember Jacobsen, Councilmember Hansen, Councilmember Beus, and Councilmember Bernhardt all in favor.

The amended motion passed unanimously 5-0; with Councilmember Hansen, Councilmember Ramirez, Councilmember Jacobsen, Councilmember Beus, and Councilmember Bernhardt all in favor.

OFFICIAL MINUTES OF THE MEETING

Minutes were taken by Deputy City Recorder Cheryl Bodily

Opening Ceremonies

Councilman Tim Ramirez led the meeting in the Pledge of Allegiance.

Call to Order

Mayor Shaun Dustin called the Thursday, September 1, 2016, Nibley City Council meeting to order at 6:33 p.m. Those in attendance included Mayor Shaun Dustin, Councilman Tim Ramirez, Councilmember Larry Jacobsen, Councilman Thomas Bernhardt, Councilmember Bryan Hansen, and Councilwoman Kathryn Beus. Mr. David Zook, Nibley City Manager, Shari Phippen, Nibley City Planner, and Justin Maughn, Nibley City Public Works Director were also in attendance.

Approval of the agenda and the August 4, 2016 meeting minutes

Councilmember Jacobsen made a motion to approve the last meeting minutes and the evening's agenda. Councilmember Beus seconded the motion. The motion passed unanimously 5-0; with Councilmember Jacobsen, Councilmember Beus, Councilmember Hansen, Councilmember Bernhardt, and Councilmember Ramirez all in favor.

Public Comment Period

Mayor Dustin noted that there were not signatures on the Public Comment sign-up sheet. Mayor Dustin read the rules for the public comment period. Mayor Dustin gave the public present the opportunity to comment but seeing no public comment, Mayor Dustin moved to the next agenda item.

Presentation by Utah Local Governments Trust regarding Risk Management

Jason Watterson, representing the Utah Local Governments Trust was present at the meeting.

Mr. Watterson described how the Local Governments Trust functioned. He reported on Nibley City's performance on risk management related functions. Mr. Watterson said the Trust was the insurance provider for the City and City staff members and he commended Nibley City staff on working with the Trust to implement policies and practices that resulted in improved safety and less liability for Nibley City.

Mr. Watterson presented Nibley with the Local Government Trust Accountability award. Mr. Watterson described the monetary incentive that came with the award.

Mr. Zook thanked Mr. Watterson for the assistance he had given to staff and described the role that Justin Maughn played in the recognition of the award.

Annual Report from the Nibley Children's Theater

Brie Corrington was present to give this presentation. She described the Nibley Children's Theater's recent presentation of *Sand Castles in Time*. Ms. Corrington described how the majority of the theater was funded with grants. She described that Bonnie Darrington, who was present at the meeting, wrote their grants every year. She encouraged other volunteer groups receive city budget training. Ms. Corrington described next year's Children Theater presentation. Ms. Corrington asked for a more prominent spot for the Theater on Nibley City's website. Ms. Corrington said she was concerned with the proposed use of the historic City Hall. She said the Children's Theater needed the space for their rehearsals. Ms. Corrington discussed scheduling conflicts in the month of June and asked the City Council to work with the community and have discussions about next years scheduling. Ms. Corrington said the City needed to "step up" efforts to recruit volunteers for Heritage Days. Ms. Corrington suggested that Nibley needed an Art's Council.

Councilmember Bernhardt, Councilmember Beus, and Councilmember Hansen expressed their appreciation of the work Ms. Corrington had done and the Nibley Children's Theater. Councilmember Ramirez said he felt Ms. Corrington suggestions could be done. Mayor Dustin described that there was no set plan for Nibley's Historic City Hall. He said Nibley City staff was working on a proposal but that the only decision that had been made was that something needed to be done.

Mayor Dustin presented Ms. Corrington with an official proclamation of thanks.

Mayor Dustin read the proclamation to Ms. Corrington, the City Council, and public present.

Ms. Corrington introduced Emily Rigby, who was present at the meeting, and said that she would be directing the Nibley's Children Theater next year.

Public Hearing—A public hearing to receive comment concerning a proposed update to the Master Road Plan element of the Nibley City Transportation Master Plan. Specifically, designating that 2600 South between 1200 West and the railroad tracks will be a 66-foot right-of-way instead of 80-99 foot right-of-way

Ms. Phippen described the current road delineation of 2600 South between 1200 West and the railroad tracks on the current Transportation Master Plan. She said the area from the railroad track running west to 1200 West was developed as 66-foot right-of-way and the plan didn't reflect what had been constructed. Ms. Phippen said this discrepancy was noted when the Summerfield Place subdivision came before the City Council earlier in the summer. Ms. Phippen described the direction the City Council had given the Planning and Zoning Commission to look at the Transportation Master Plan and make a recommendation. Ms. Phippen summarized the discussion held by the Planning and Zoning Commission. She said the Planning and Zoning Commission had suggested the road delineation from the railroad tracks to 1200 west be delineated a 66-foot right-of-way and that there no longer be direct driveway access onto 2600 South. They felt the wider right-of-way was appropriate at the ends of 2600 South as traffic was diverted off the highways.

Mayor Dustin gave direction for the public hearing to the public present. Mayor Dustin opened the public hearing at 7:12 p.m.

Corlyss Drinkard of 3896 South 4800 West asked if the 66-foot right-of-way was across the road from sidewalk to sidewalk. She also asked if there would be sidewalk on both sides of the road.

Seeing no further comment, Mayor Dustin closed the public hearing at 7:13 p.m.

Ms. Phippen said the 66-foot right-of-way was property line to property line and usually included about a foot of sidewalk and the curb and gutter. Ms. Phippen said

sidewalk would be required with any new development following Nibley City ordinance.

Discussion and consideration of Ordinance 16-05: An Ordinance Amending the Nibley City Transportation Master Plan (First Reading)

Mayor Dustin read Ordinance 16-05 to the City Council and public present.

Mayor Dustin asked members of the Planning and Zoning Commission, Brett Swenson and Jim Johnson if they had any comments. Commissioner Swenson and Commissioner Johnson had no comment.

Councilmember Ramirez made a motion to approve Ordinance 16-05: An Ordinance Amending the Nibley City Transportation Master Plan and to waive the second reading. Councilmember Hansen seconded the motion.

Councilmember Hansen was curious if keeping the road a wider width would facilitate increasing the speed limit. Mr. Maughn said anything was possible; the rest of Nibley was 25 MPH unless otherwise posted but there had been discussion in the past about the higher speed on the road. He said there were engineering guidelines on how speeds are set. Mr. Zook suggested the City reevaluate the speed limit as the road continued to develop. The City Council discussed traffic calming measures for traffic coming off either highway. Councilmember Beus asked for more information about prohibiting driveway access on to 2600 South. Ms. Phippen said the City Council could determine disallowing direct driveway access when the Transportation Master Plan was before the City Council. Mayor Dustin said he was not prepared to encourage the City Council to make a decision on this issue. Councilmember Jacobsen the shared the language about circular and combined driveways as called for in the Transportation Master Plan.

Councilmember Ramirez stated he was in favor, Councilmember Jacobsen stated he was in favor, Councilmember Bernhardt stated he was in favor, Councilmember Beus stated she was in favor, and Councilmember Hansen stated he was in favor.

The motion passed unanimously 5-0; with Councilmember Ramirez, Councilmember Hansen, Councilmember Jacobsen, Councilmember Beus, and Councilmember Bernhardt all in favor.

Discussion and consideration of a preliminary plat for Summerfield Place, a 28-lot subdivision located at approximately 2700 South 1000 West (Second Reading)

The property owner, Kelly Loosle, and the development engineer, Steve Earl, were present at the meeting.

Ms. Phippen summarized the past discussion of the Summerfield Place preliminary plat consideration. Ms. Phippen said the pedestrian right-of-way that was required from the cul-de-sac would be constructed by the developer and dedicated to the city

as a pedestrian right-of-way. Mayor Dustin asked if any consideration had been included in the development agreement about privacy fencing along the right-of-way. Ms. Phippen said those lots would be able to fence to their property line which would leave a 20-ft wide pedestrian right-of-way; there was a buffer on each side of the right-of-way. Councilmember Beus asked about requiring another right-of-way to connect the subdivision to 1100 South.

Councilmember Beus made a motion to approve the preliminary plat for Summerfield Place, a 28-lot subdivision located at approximately 2700 South 1000 West. Councilmember Ramirez seconded the motion.

Mayor Dustin said he was concerned with pedestrian right-of-way. He was unsure of where the minimum 660 feet was required and he would like to see the right-of-way connect to both sides. Mayor Dustin said his intent with the cul-de-sac right-of-way ordinance was that you be able to walk where you wanted to get to without making a big round trip. Mayor Dustin's second concern was fence height restriction. He felt there should be a fence height restriction on the homes bordering the right-of-way to provide a safe public corridor. Councilmember Bernhardt asked how this restriction would be enforced. Mayor Dustin said the best way to do this was to incorporate the requirement into the fence ordinance. He said in the past they had included a note on the plat; he said this would be a short-term fix. Councilmember Ramirez agreed with adding the requirement to the fence ordinance so that it covered everybody. Councilmember Jacobsen noted that in Nibley's current fence ordinance the side yard set-back that was in area defined in the front yard setback area was already required to have a smaller fence. Ms. Phippen said this was an easy edit to the Fence Ordinance that could be presented to the City Council by their next meeting. Mayor Dustin and City Council directed Ms. Phippen to make this an action item.

Councilmember Hansen said he agreed with Councilmember Beus' suggestion of taking the right-of-way and moving it to the far end of the development, connecting it on both ends. The City Council discussed fencing along this right-of-way. Councilmember Jacobsen asked if the City Council was willing to spend money and buy the right-of-way and said this proposal was beyond anything they had required in Nibley's ordinance in terms of what Nibley required in terms of pedestrian right-of-way. Mayor Dustin said this trail would be an asset to the subdivision. Councilmember Jacobsen summarized the options they had discussed: as presented, another pedestrian right-of-way going south and north, or another pedestrian right-of-way that went along the back end of the subdivision with a connection going west of the cul-de-sac. The Mayor and City Council discussed whether the City Council had the leverage to ask for a different right-of-way.

Mr. Zook read from Nibley City Ordinance, 11-5-6 Blocks:

“Road segments longer than 660 feet shall provide a pedestrian ROW at minimum 660-foot intervals as outlined below linking the block to the nearest

adjacent public or private street or cul-de-sac unless expressly prohibited by conflict with previously developed subdivisions or land uses."

Mayor Dustin said he felt they had written this for pedestrian access and not traffic access so the measurement should be from the sidewalk. Mayor Dustin described his intent when the ordinance was written. Councilmember Jacobsen recalled the small piece of property that the proponent had asked to buy from the city. He suggested they could sell the piece of property and mitigate the loss of the right-of-way. He suggested they could trade the piece of property for the trail right-of-way. Ms. Phippen reminded them that the City was thoroughly against the sale of the property when it was previously discussed. Councilmember Jacobsen recalled that he was against the land sale because it hadn't been presented in a way to mitigate the loss of the property. Councilmember Jacobsen said they needed to consider that the right-of-way requirement would take land from lot sizes and that they may not have lots that were in compliance. Ms. Phippen said to do a pedestrian right-of-way that connected 10th to 11th west would require the proponent to lose another lot. She described the lot size calculations. Mayor Dustin expressed that the City Council had given the development 14-feet of frontage by changing the requirement for a 80-foot roadway and that there would be no consideration if the City Council hadn't changed the Transportation Master plan. He was disappointed that the developer wasn't willing to make a concession. Mayor Dustin and City Council discussed an easement versus a right-of-way.

Councilmember Beus left the meeting at 8:15 p.m. and returned at 8:18 p.m.

Mr. Zook said he felt there was enough ambiguity in the code for the City Council to say it was their interpretation that the right-of-way needed to continue. He said it wasn't clear enough that the presentation met code. Councilmember Bernhardt said he felt the proponent had complied with the ordinance.

The development engineer, Steve Earl, proposed the developer acquire the open space on the southwest corner from the city. Councilmember Jacobsen said if they could mitigate it with other additional open space in the right-of-way then they had fulfilled everything they wanted to. Mr. Earl also asked that the City "fit-the-bill" for development of the trail. Mr. Maughn and the City Council attempted to calculate the cost of developing the right-of-way trail. They estimated that it would cost the City \$30,000 to develop the right-of-way. Mayor Dustin and Mr. Maughn discussed the cost of maintenance for the trail. Councilmember Ramirez said he was in favor of the trail along the back of the subdivision with the City developing the trail. Mr. Zook said he didn't feel comfortable constructing the entire trail. He said he felt the maximum the City should have to construct is half of the trail.

Councilmember Jacobsen made a motion to amend approval with the following changes to the plat: a portion of the property (squaring the property) in the southwest corner of the proposal be included as land sold by the city to the proponent with the open space to be mitigated with the other parts of this proposal;

that the pedestrian right-of-way to be established either through land acquisition in trade or through a right-of-way easement running east and west along the south border of the proposal; and the pedestrian right-of-way shown on the proposal that goes to the east would not be required; and the north-south right-of-way between lots 15 and 16 would be a pedestrian right-of-way established to get to the south pedestrian right-of-way; and the city would split 50/50 of the total cost of developing the pedestrian accesses with the proponent. Councilmember Hansen seconded the motion. The motion passed unanimously 5-0; with Councilmember Jacobsen, Councilmember Hansen, Councilmember Beus, Councilmember Bernhardt, and Councilmember Ramirez all in favor.

The amended motion passed unanimously 5-0; with Councilmember Beus, Councilmember Ramirez, Councilmember Hansen, Councilmember Jacobsen, and Councilmember Bernhardt all in favor.

Mayor Dustin called a five-minute meeting recess at 8:56 p.m. The meeting resumed at 9:00 p.m.

Discussion and consideration of a preliminary plat for Valley View Meadows Subdivision, a conservation subdivision located at approximately 250 West 3400 South (Second Reading)

Mr. Jeff Jackson, representing Ironwood Development, was present at the meeting.

Ms. Phippen summarized previous discussion of the proposed subdivision. She showed that as directed by the City Council, the open space would be privately owned by the adjacent property owners other than a trail right-of-way for trail access. Ms. Phippen said there would be deed restriction prepared and recorded with the final plat that would outline what uses are permissible or prohibited on the open space, based on the uses designated in the City's ordinance. Ms. Phippen said the new configuration allowed the developer another building lot. Ms. Phippen said the lot configuration change had been presented to the Nibley Blacksmith Fork Canal Company for review but Ms. Phippen hadn't received a response to date. Ms. Phippen discussed fencing of conservation land and said that all fencing permits for a conservation subdivision had to come before the Planning and Zoning Commission for review which could include fencing type and height. Ms. Phippen said that all storm water detention on the property was in the open space that would be privately owned. However, the city would require access and maintenance of the detention portion of the open space. Ms. Phippen said the City could enter into a private maintenance agreement with the property owners where they would be responsible for taking care of the detention pond, which has been done in the past.

Councilmember Bernhardt asked for more information on the lots that were in a delineated flood plane boundary. Ms. Phippen said this delineation was because of the canal and the area was in the process of being studied, remapped, and removed from the flood area. She said flood plane boundaries were never intended to go around canals. Councilmember Jacobsen said he was looking at the land constrained

as sensitive land as noted in Nibley's Conservation Subdivision ordinance. He was looking at the land designated as flood plane as constrained and sensitive land according to Nibley City ordinance. Councilmember Jacobsen said he was behind the process that the city didn't need to own all conservation land designated from the conservation subdivision process. He felt the letter Ms. Phippen had provided to the City Council fell short of what the ordinance required in 10-18-17(B):

"Plan: The developer shall submit a master plan outlining maintenance and operations of the conservation land and providing for and addressing the means for permanent maintenance of the conservation land within the proposed conservation residential subdivision with the preliminary plat"

Councilmember Jacobsen asked if it was reasonable to require this level of specification at the preliminary point even if the city didn't own the land. Ms. Phippen said she had gone through the process of noting what the deed restrictions would look like but felt it was too early since there was no way to know if this was the configuration that the City Council would be approve.

Councilmember Hansen made a motion to approve the preliminary plat for Valley View Meadows Subdivision, a conservation subdivision located at approximately 250 West 3400 South. Councilmember Ramirez seconded the motion.

The City Council discussed the placement and maintenance of open space, where fences could be placed on the subdivision's conserved land, compliance with Nibley's animal ordinance, and trail width and access to the canal and detention pond.

Councilmember Jacobsen made a motion to amend the Valley View Meadows Subdivision plat and place the entire development detention pond on lot 20. Councilmember Bernhardt seconded the motion. The motion passed unanimously 5-0; with Councilmember Jacobsen, Councilmember Bernhardt, Councilmember Hansen, Councilmember Beus, and Councilmember Ramirez all in favor.

Councilmember Beus made a motion to amend the Valley View Meadows Subdivision plat, creating a .75-acre parcel (.50 open space) on lot 2 and dropping lot 1 to .25-acre. Councilmember Jacobsen seconded the motion. The motion passed unanimously 5-0; with Councilmember Beus, Councilmember Jacobsen, Councilmember Hansen, Councilmember Bernhardt, and Councilmember Ramirez all in favor.

Councilmember Jacobsen made a motion to amend that the property line on either side of the canal at Valley View Meadows Subdivision move 5 feet in both directions to increase Nibley City's property by a total of 10 feet in width. Councilmember Ramirez seconded the motion. The motion passed unanimously 5-0; with Councilmember Jacobsen, Councilmember Ramirez, Councilmember Hansen, Councilmember Beus, and Councilmember Bernhardt all in favor.

Councilmember Ramirez made a motion to amend that all property lines on the east side of the canal located at Valley View Meadows Subdivision must be a minimum of feet off the bank of the canal located on the property. Councilmember Jacobsen seconded the motion. The motion passed unanimously 5-0; with Councilmember Ramirez, Councilmember Jacobsen, Councilmember Hansen, Councilmember Beus, and Councilmember Bernhardt all in favor.

The Mayor and City Council agreed that Councilmember Ramirez's motion superseded Councilmember Jacobsen's motion. The Mayor and City Council discussed remedying traffic for the additional vehicles from this proposal. Mayor Dustin felt the only remedy would be the completion of 450 West. Mr. Zook and Ms. Phippen said development along 450 West was not being considered at this time. Councilmember Bernhardt said he was still concerned with homes sitting on the flood plain. Mr. Jackson said they were working on the flood plain map amendment. Mr. Jackson said if the head gate was plugged then there would be flooding but said they were putting in a different head gate to mitigate any flooding.

The City Council discussed maintenance of designated open space. Councilmember Jacobsen said the open space should be similar to the property on the other side of 250 West; he said he wanted it irrigated, pasture or meadow, and would prefer to see animals, trees, a wildlife habitat or agricultural setting.

Mr. Jackson described the secondary water that would be dedicated to each lot. Mr. Jackson said there would most likely be an HOA to manage the water. Mayor Dustin said he wanted to see this set up in the maintenance plan. Mr. Maughn said that expectations needed to be set on what the city would need to maintain along the canal. He said it needed to be graded so that public works could at least maintain the area with a field mower. Mr. Jackson suggested they could put down a trail of road base. Councilmember Jacobsen agreed with Councilmember Beus that there should be some variety of plantings along the canal. Mr. Jackson discussed that the City Council could require anything in the maintenance plan but then they had an enforcement issue. He said this would be the biggest challenge. Mayor Dustin said everything they had discussed that was enforceable was structural; the City Council recognized that there wasn't a limit to how much legal control they might have but there was a limit to the practical control they could they could exercise.

Councilmember Jacobsen discussed a plaque designation for conservation land. He worried that the conservation land could get "diced up" by a future City Council. He said if the conservation subdivision worked then they needed to advertise it. Mayor Dustin said the City needed to provide structural guidance.

The amended motion passed unanimously 5-0; with Councilmember Hansen, Councilmember Ramirez, Councilmember Jacobsen, Councilmember Beus, and Councilmember Bernhardt all in favor.

Council and Staff Reports

Mayor Dustin said the City Council and Planning and Zoning Commission needed to resolve working with conservation subdivisions in a systematic manner. He suggested three categories: 1-transportation or wildlife corridors, 2-park land, and 3-agriculture. He suggested the City should own agriculture property but make the open space available for lease by adjacent property owners.

Mayor Dustin said that the next City Council meeting hadn't been scheduled because of the Council's attendance at The League of Cities and Towns Conference.

Councilmember Beus reported that residents living on Johnson Road were concerned about the speed of trucks on the road. She said the residents wanted to prohibit truck traffic. Councilmember Ramirez suggested the Nibley Deputy go and talk to the residents.

Councilmember Jacobsen said he was amazed by how well the light on 2600 South worked. He said it was an intersection that worked.

Councilmember Ramirez had Mr. Zook show pictures of fences that didn't work in Hyrum. He discussed a court case that showed the dangers of allowing fenced alleyways. He encouraged the City Council to continue to have this issue in mind. He said criminals identified these locations and used them.

Mr. Zook reminded the City Council of the Wildlife Event on Saturday, September 10 at 10:00 a.m.

Mr. Zook reminded the City Council that Nibley Youth Council applications were due on September 8.

Mr. Zook told the City Council that Nibley hadn't get the money for the Parks Master Plan update from the Community Impact Board.

Mr. Zook reported on plans for Nibley's river walk trail.

Mr. Zook reported that Justin Maughn and Stephen Nelson had attended training and had earned Certified Utility Management status.

Mr. Zook said he and Mr. Maughn were studying school zone traffic areas, which he would report on later.

Mr. Zook said there was a plan to paint Nibley's Historic City Hall. He said the United Way was volunteering to do this for a service project.

Mr. Zook said the piece of property just north of Firefly Park had applied for annexation to Logan City. The owners wanted to construct multi-family development.

There was general consent to adjourn the meeting at 10:41 p.m.

Attest: _____
Deputy City Recorder