

**DAYTON TOWN COUNCIL WORK SESSION MINUTES**  
**October 29, 2019**

**COUNCIL MEMBERS PRESENT:** Mayor Sam Lee, Todd Collier, Jeff Daly, Zachary Fletchall, Cary Jackson, Robert Ohgren, and Tara Worthy.

**ALSO PRESENT:** Angela Lawrence, Town Manager; Russell Bailey, Public Works Supervisor, and Christa Hall, Deputy Clerk.

**CALL TO ORDER:** Mayor Lee called the meeting to order at 7:00 p.m. and welcomed everyone.

**PRESENTATION – WATER PLANT UGRADE OPTIONS:** Manager Lawrence introduced Russell Jackson of Peed & Bortz, LLC and advised Council that he will be presenting the various upgrade options for the Town Water Treatment Plant. Mr. Jackson distributed handouts to the Council and took the floor to present the Water Treatment Plant Improvement options that he had previously discussed with the Town Manager and the Infrastructure Committee.

Mr. Jackson elaborated on the Pall Aria Fit and the Pall Aria Classic as these were the most desirable and practical options of the Infrastructure Committee. The Pall Aria Fit option would require having to rent equipment from the company who would be doing the install. That company charges for the rental of their equipment so it would be wise to include language in the contract that would penalize the company if there are delays in the installation that would require a longer rental period on the equipment. The Pall Aria Classic option would require a new building to be constructed. Originally it was thought that a land purchase would be required for this option. However, after further thought, it appears that the building could be constructed next to the existing building and if Town setback restrictions could be waived for this project, it should fit in the space available. It was also mentioned that we could place some of the new equipment in the existing building to better utilize that space and limit the size of the new construction. This option would also help to cut down on costs.

After much discussion, the Council majority was leaning towards the Pall Aria Classic install with the option to utilize space in the existing building and build on land that the Town currently owns. Manager Lawrence will look into the setback requirements to determine what would need to be done in that regard.

The Council thanked Mr. Jackson for his time. Mr. Jackson and Mr. Bailey left the meeting.

**FUZZY DUCK LOT DISCUSSION:** Manager Lawrence provided a staff report stating that at the last Council meeting, we briefly discussed the building located on the Fuzzy Duck Lot and Council instructed her to write a letter to the owner of the building requesting that it be removed from Town property by January 15, 2020. The letter was sent and the Town received an email requesting an appeal asking Council to amend the ordinance and issue a Special Use Permit to allow to building to be kept on the corner of Fuzzy Duck Lot that has no use otherwise. This building houses items that the business needs in order to conduct catering and food truck

business. Therefore, the business pays meals tax to the Town for all income generated from the catering and food truck business. The owner was given permission by the former Town Superintendent to use that space at the time of opening the business, as well as the use of Town power. Manager Lawrence turned the matter over to the Council for further discussion.

Manager Lawrence consulted with the Town Attorney on this matter and he advised that since Council had previously voted on this matter, if they wanted it to be brought back for further discussion and possible re-consideration, they would need to request that it be placed on the next Council Meeting Agenda and if not, the Town will let the business owner know that the building must be removed by the January 15<sup>th</sup> deadline. After discussion, the Council did not request this matter be placed on the upcoming Council Meeting Agenda.

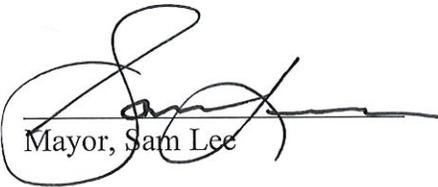
Separately, the business owner is requesting the Town's permission to use Town power in November for a catering event. After Council discussion, it would be allowable as long as there is an agreement in place ahead of time and that there is a charge for using the Town utilities. Manager Lawrence will look into creating an application form for such future use that would include a daily fee.

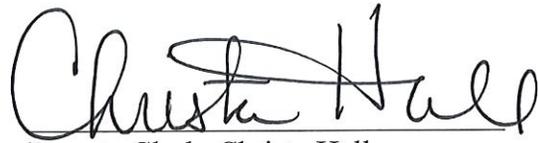
**EASEMENT REQUEST:** Manager Lawrence provided a staff report as to an easement request that the Town had received for a lot located on Mason Street. The lot is being sold and they are planning to build a residential home. The Town has a right of way for its use to access the pump house and the builder is requesting to use this Town right of way as a shared driveway. Or, they would like to get an easement coming in from the other direction in order to put in a driveway so they would not have to go through the creek. Manager Lawrence wanted to bring this request to Council, but will also follow up and discuss further with Town Counsel and bring back to the November Council Meeting for further discussion.

### **ADJOURNMENT**

With there being no further business to discuss, the meeting was adjourned at 8:22 p.m.

Respectfully Submitted,

  
Mayor, Sam Lee

  
Deputy Clerk, Christa Hall