

CENTERVILLE *City News*



September 2004

MESSAGE *from the Mayor*

By **MAYOR MICHAEL L. DEAMER**

In the City of Centerville, do we support the Rule of Law? Does our belief in the divine origin of the law of the land really mean it only applies back east and not in Centerville? If the U.S. Constitution guarantees everyone the right "to life, liberty and property," are others' rights only available if it is expedient or non-threatening "to my property?" The law is a complex quilt of constitutional rights, federal statutes, state statutes, city ordinances, rules and regulations and most importantly, interpretation by the judiciary of all of the above. It is truly the fabric of our society. "It is, Wormwood, it is." I receive so many letters from people who don't understand or who simply disagree with these fundamental propositions. Do we want elected officials in Centerville who follow the law or do we want officials who carry torches late at night in rebellion? Do we "honor the law" or is it really just lip service, a distant tenet of our religious convictions?

If a super majority (73 percent) of our citizens disagree with the law, are we then free to disregard judicial decisions prohibiting certain conduct? Are we free to trample on ordinances that have been in effect for over 25 years? Are we free to subvert review processes that are mandated by State statutes? Are we free to deny Constitutional property rights to others because we have the majority on our side? Is the law only important when it is needed to protect me and my property but not so important if another's property is threatened? It's difficult to respond to everyone's letters but a fundamental re-visitation with our beliefs in "laws" might be a good starting place.

What think ye? Are we a Nation (or Community) of laws or not?



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Jeremy West, won both "Best of Show" and "The People's Choice" awards for the Centerville July 4th Art show.

Art Show Winners Honored by Centerville

Jeremy West won both the "Best of Show" and "The People's Choice" awards for the Centerville July 4th Art Show with his photograph taken at the Ft. Douglas Memorial. "So That We May Be Free" is the title of his photo showing a row of snow covered granite headstones in the background with an American Flag in front.

Other winners in the **Painting/Drawing** category were: first place, Ashley Gardner; second, Norma Card; third, Dave Soutter. Age group category winners were Megan Madill, Elise Horne and Brody Howell.

Photography/Computer Art winners were: Jeremy West, first; Charlie Johnson, second; and Lori Thomas, third. Age group category winners were Jenessa Henrie, Destiny Santiago and Chloe Kearney.

Three Dimensional Art winners were: Vanessa Farley, first; Slater Wayment, second; and Nick Hancey, third. Age group category winners were Alec Hagen, Sydney Glade and Alexandria Haslam.

Textile winners were: Loleta Emrazian, first; Kathryn McCashland, second, and Dixie Bedingfield, third.

Centerville's Zoning Code---Density-Based Zone Standards

PART 4 OF A 5 PART SERIES

In December of 2003, the City Council adopted a new Planning and Zoning Ordinance (Title 12) and Zoning Map. To assist the public in understanding the revisions, the Community Development Department has prepared a series of five articles which highlight the main points. This article will discuss density-based zone standards.

For the past 50+ years, most American communities have employed a zoning system based on minimum lot size. The main reason for its proliferation is that it was easy to understand and seemed to fit the needs of most communities at that time. However, as time has passed, the shortfalls of this zoning scheme have become readily apparent.

First, the system is inflexible. It assumes that all ground is equally developable and does not take into account slope, existing vegetation, wetlands, river corridors, natural and manmade excavations, or any other existing conditions on the land. Second, it assumes that everyone needs and wants the same size of property. Lastly, it assumes that the only value of land is for building lots.

Density-based zone standards overcome these shortfalls by allowing developers to adjust their projects without a decrease in the number of units/homes. Under the minimum lot size standard, if a developer wanted to build a park, preserve a group of mature trees, or add any special amenities, he basically had to eliminate one or more lots. This loss of lots, coupled with the extra cost of providing an amenity, essentially discouraged developers from doing anything other than a cookie-cutter subdivision. As a result, entire neighborhoods were built without local parks,

trails, or other desirable features. Furthermore, residents who live in those areas are now asking City officials to come back and retrofit their neighborhoods with these amenities, which is extremely expensive and difficult to do after the fact.

Another example of how density-based zoning can more closely provide for the needs of a community is by allowing for a range of property and home sizes. As the baby boomer generation has aged, housing needs and wants have changed. There is an increasing desire for larger living spaces, but smaller property maintenance responsibilities. The recently approved Florentine Villas development near Porter Lane and 400 West is an example of this trend. The smallest homes in this area will typically be about 2000 sq. ft. plus a full unfinished basement. The density is approximately 3.5 homes per acre, but the typical lot size will only range between 6,000 and 10,000 sq. ft. The remaining area will be developed into trails and other amenities.

Another feature of Florentine Villas is that the lawn in the backyards and all of the landscaping in the front yards and in the open space areas will be maintained by the homeown-

ers association. Essentially, it's designed so that a homeowner can enjoy all of the benefits of living in a single-family subdivision, without the maintenance responsibilities. This fits in with needs of the baby boomer generation who are just beginning to retire and who want to travel without having to worry about yard maintenance, but still want a large home for entertaining family and guests.

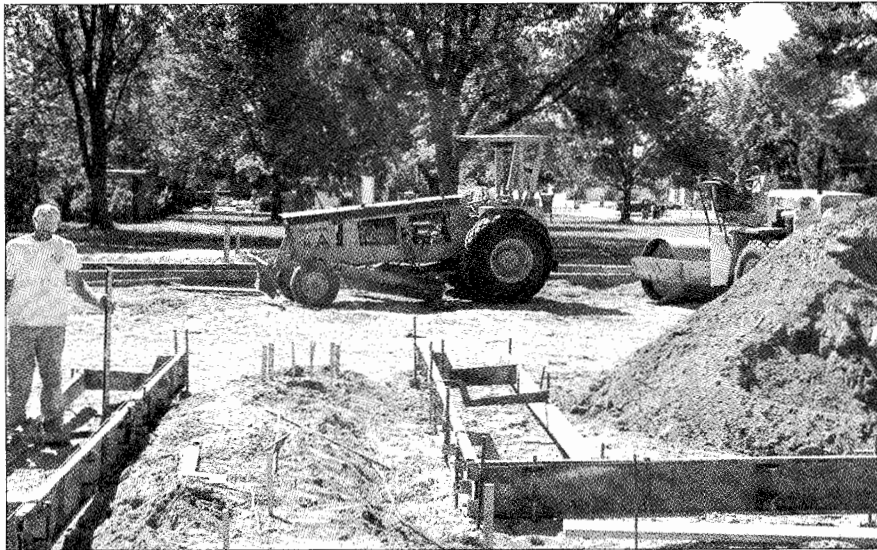
It is not anticipated that every subdivision in Centerville will develop similarly to Florentine Villas, as a density-based zone system does not require this type of development, it only allows it. For the time being, we can expect that most new subdivisions will develop in the typical cookie cutter fashion that we are familiar with. However, we are already seeing a shift toward master planned communities like Florentine Villas, and we expect that trend to continue in the future.

In sum, a density-based zoning system is more flexible—it allows for development that more closely meets the needs of future residents, it allows for the preservation of open space and other existing features, and it allows developers to incorporate desirable amenities into their projects.

The Centerville Planning Commission, split with a 3-3 vote, was unable to approve or deny the requested conditional use permit for the proposed Wal-Mart Supercenter in Centerville. Therefore by default, the conditional use permit has been denied and the applicant will not be able to move forward with developing the center unless this denial is overturned during the appeal process.

In related matters and with a 4-2 vote, the Planning Commission voted to deny both the conceptual site plan and conceptual subdivision applications.

The developer has filed an appeal of all three decisions. The Board of Adjustment will hear the appeal of the conditional use permit and conceptual site plan denials. The City Council will hear the appeal of the conceptual subdivision denial.



Founders Park Renovations Underway

By next year's July 4th celebration, Founders Park will have a new parking lot, bowery, restroom and playground. These improvements are part of the master plan for Founders Park/City Hall complex adopted initially in 2001 and revised earlier this year.

The new parking lot on the east end is now under construction. In exchange for the right to use this parking lot during school hours for Centerville Elementary, the Davis School District is funding the construction. The District is also paying for the removal of the current parking lot on the west end of Founders Park and

landscaping that area to become a part of the park's green space.

The City Council has also agreed to replace the current bowery and restrooms. The new bowery will be relocated and designed to be useable as the stage for the July 4th entertainment. New playground equipment will also be installed. Most of the former playground equipment was removed in prior years due to safety concerns.

The long-range master plan envisions the City acquiring the property between City Hall and Founders Park and expanding the park to connect with the City Hall grounds.

Fall Cleanup planned for October 12-14

Centerville City will again offer a fall cleanup service Oct. 12-14 on regular garbage pickup days. The cost will be \$18 for three cubic yards, which is equal to one pickup load. There will be an additional charge for additional loads. All refrigerators must be accompanied by a certification that they have been drained of Freon. Pre-registration is due Friday, Oct. 8. Registration forms are available at the Centerville City Hall, or on the web at www.centervilleut.net. For additional information, call the City Offices at 295-3477.

Now would be a good time to trim those bushes and tree limbs that overhang sidewalks or obstruct views for motorists. Also, now is the time to clean up those yards and vacant lots. If you have a neighbor in need of assistance with their yard cleanup, what better time than now, when everything can soon be hauled away.

Organizations planning community service, charitable or volunteer cleanup projects may get a voucher from the Centerville City offices which will allow for free disposal at the landfill. The organization name, project, and date of project must be provided to the city.

Be Prepared for Allergic Reactions

By Captain Paul Richards, South Davis Fire District

You and your friends are out on a picnic when one of you gets stung by a bee. What do you do? In most cases all you would do is remove the stinger and apply ice to the sting site to relieve the pain and swelling. However, in some cases, a bee sting can be a life-threatening situation. A bee, wasp, hornet or a yellow jacket sting in some people can cause an anaphylactic reaction.

That is a massive allergic reaction from a sting that occurs within seconds to minutes. You can also get the same type of reaction from eating certain types of food, being bitten by insects other than bees, and from taking drugs such as penicillin. You get this reaction by becoming sensitive to these different items.

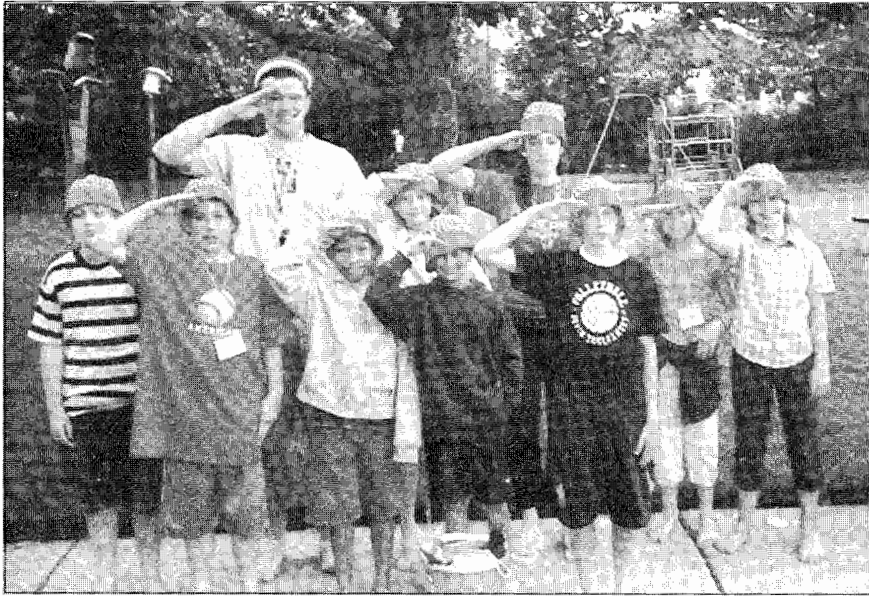
In anaphylaxis, people experience shortness of breath (dyspnea), sneezing, wheezing and/or coughing. They will frequently complain of tightness in the chest with the sensation that their throat is closing. Their skin may be flushed or ashen and there may be facial swelling, especially around the eyes. They may even complain about severe

itching around the throat area, and they may have hives (urticaria) or the skin may just take on a red, inflamed appearance. The pulse will usually be rapid, and blood pressure will fall. This sequence of events can occur in seconds and can be fatal unless proper treatment is started immediately.

You may have to do mouth-to-mouth breathing to keep the victim alive. You may even have to do CPR. Remember to keep calm and have someone call 9-1-1. Stay on the phone until the dispatcher hangs up, as they need to ask you questions about what is going on so they will be able to give the first emergency units vital medical information. When the fire department arrives, the necessary drugs to counter the reaction will be given by trained Emergency Medical Technicians.

To learn how to do CPR and mouth-to-mouth breathing, contact the fire department (936-6622). We will be happy to tell you when the next classes are.

Remember—life-threatening anaphylactic reactions are rare, but they do occur. Be prepared.



RECREATION *Update*

The Recreation Department enjoys a "Salute to Summer" with the closing of another great season of recreation classes. Many classes were offered through the summer months to keep kids entertained, engaged and having fun in the sun. The highlight again this summer was our fantastic "Kids Kamp." If you missed it this summer, we hope you'll join us next year for what promises to be a great summer adventure for all!

We're gearing up for some fun fall classes for adults, i.e., Cooking, Quilting, Digital Photography, Weight Training, Yoga, to name a few. We will continue our Merit Badge and Hunter's Safety classes as well. See insert for details.

We hope you will enjoy the rest of our warm weather by spending some quality time with your family recreating in our beautiful community. Remember: "Families Who Play Together Stay Together."

Sale of Island Parcel funds Parks Improvements

The recent sale of the "island parcel" on Parrish Lane has provided the City with funds to proceed with several parks improvement projects. In June, the Redevelopment Agency (RDA) sold the island parcel (at Parrish Lane and Marketplace Drive) for \$815,000. The sales agreement preserves the City's right to approve the end user, which is intended to be a sit-down family restaurant.

The RDA forwarded the funds to Centerville City as a repayment of a portion of the RDA's debt. The City Council has agreed to use much of these funds for parks improvements. The Council recently authorized \$50,000 to be used for initial design costs for the following improvements:

- Founders Park bowery, restroom and playground
- Northeast park site (the former Parsons gravel pit in the Park Hills sub division)
- Park site next to the library to be built on 400 West Street
- Urban trail corridor in the southwest area
- Storage building at City Hall

The Council has agreed to construct the Founders Park improvements prior to next year's July 4th celebration (see article on previous page). Construction of the other improvements mentioned above will be phased over time, based on a plan to be adopted after the preliminary design work is done and cost

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Police Department 292-8441
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Centerville Justice Court 295-8344

Centerville Website: www.centervilleut.net

City Council meetings are held 1st and 3rd Tuesdays at 7 p.m.

Planning Commission meetings are held 2nd and 4th Wednesdays at 7 p.m.

Whitaker Home Museum open Wednesdays and Thursdays from 1-5 p.m., except holidays

estimates are known. City officials anticipate the initial improvement phase can begin for all of these park improvements in 2005. Full improvement of these sites will likely require several years. The City expects to receive more money from the sale of property in the next few years, which could fund the later phases of park construction.

VOLUNTEER *Update*

Many thanks to **Kim Peterson** and his wife **Bonnie** who have been acting as caretakers of the landscaping at the Rockwood Trailhead at the top of Chase Lane. Centerville City appreciates their volunteer service to beautify our city.

For his Eagle Scout project, **Kyle Criddle**, son of Larry and Annette, completed soft surfacing of the playground under the swings and playground equipment located on the upper level of Island View Park. He was assisted in this project by members of his Varsity Crew 401 and family members. Thanks for making the playground more safe for the children who play there. (See photo.)

Another Eagle Scout project to assist Centerville City residents was done by **Cameron Hutchings**, son of Steve and Jody. Cameron, with the help of family, friends and members of his Venturer Unit No. 7089, placed markers that read "No Dumping—Drains to Stream" on the front of curbs located just above storm drains throughout the Centerville North Stake area to remind citizens to help keep the drains and catch basins in Centerville free of garbage or substances that would pollute the streams.

As his Eagle project, **Cory Coleman**, son of Craig and Kristie, along with some of the members of Boy Scout Troop 2160, prepared an area in the Centerville cemetery for sod, by tilling the ground, raking out the big rocks, laying top soil and then sod. Thanks for helping to beautify the cemetery.

An Eagle Scout project that included restriping the parking lot on the east side of City Hall was done by **Kyle Ostler**, son of Jerry and Lauri. Kyle was assisted by his family, friends and members of Scout Troop 2169. (See photo.)

Jace Rosemann, son of Tom and Mickey, laid new tiles on the floor of the carriage room in the Whitaker Home Museum for his Eagle Scout project. He was assisted by his father and members of his Boy Scout Troop. (See photo.)

As his Eagle Scout project, **Barton W. Blackburn**, son of Brent and Carolyn, helped control erosion on the two east hillsides of Island View Park. Barton arranged for donation of plants from a local greenhouse which he and members of Scout Troop 1857 planted to stop the runoff and erosion on the hillside.

Centerville City appreciates all the volunteer service that is given to make our community a more beautiful and desirable place to live. If you or your family are interested in volunteering for a Centerville service project or need a worthwhile Eagle Scout project, contact Lisa Summers at 295-3477.

Also, if you would be willing to volunteer your service on a Centerville City committee, board or commission, please check the Centerville website at www.centervilleut.net to locate a Statement of Interest form to complete and submit to City Hall. You can also pick up a form at City Hall or call Marilyn at 295-3477 to have one mailed to you. Volunteers are a valuable resource to Centerville City. We truly appreciate your service.

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Kyle Criddle and fellow Boy Scouts soft surfaced the area under the Island View Park playground for his Eagle project.

Kyle Ostler and scouts from Troop 2169 restriped the parking lot of City Hall.



New tile was laid for a floor in the Whitaker Home Museum for the Eagle Scout Project of Jace Rosemann.

Volunteers, donors thanked for July 4th contributions

by Bruce Pitt, Chairman
2004 July 4th Celebration

On behalf of the city of Centerville, the mayor and the city council would like to thank all who participated in the 4th of July celebration. The great support from the citizens was very much appreciated. We are beginning to be recognized by all around as the place to be for the 4th of July. Our new events—the Long Timer's Dinner, the free children's games, the Sunday patriotic gathering, and the children's coloring contest—were all very well received. The children's parade, concert in the park with "Imagine," chuck-wagon breakfast, fun run, parade and Saturday entertainment, along with the booths and police auction, were all bigger and better than ever. We would first like to thank our **Committee Chairpersons:**

Breakfast—Centerville 15th Ward young adults, Joel Moriyama.

Sunday Patriotic Gathering—Jennifer Beckstrand.

Children's Parade—Karen Duke.

Parade—Jolene Johnson and Bob Brown.

Concert in the Park—Kevin Peay.

Booths and Freedom Run—Dale Anderson (Rotary).

Arts and Crafts Show and Children's Coloring Contest—Judy Wayment.

Publicity—Cody Fraughton.

Entertainment—Bill and Shelley Davies.

Long Timer's Dinner—Kris Green.

City Liaison—Richard Hunt.

Safety and Auction—Travis Judd.

Games in Park—Shauna Essig.

There were many who helped on the committees that we would like to recognize. In naming so many, there is always the chance of missing someone. For that we apologize, but are so grateful to all who helped in any way.

Our committee members were:

Finance—Dennis Lifferth, Glen Groll, Paul Stevens, Lon Addams, Mark Millburn, Paul Mendenhall, Blake Wade, Kevin Mortensen, Bruce Powell.

Children's Parade—Aaron Spencer,



Motorists are reminded that it's time to slow down and watch for school children. Schools are getting back into session, and crosswalks will be busy again this fall and throughout the school year.

Sherrie Clayton, Adam Clayton, Kandis Layton, Andrea Evans, Cornell Evans.

Long-Timer's Dinner—Centerville City Youth Council, Brookhurst Ward Young Women, 9th Ward Young Men and Women, Linda Davis, Paul Hibbard, Barbara Van Ausdal, Desi and John Everton, Rella Nelson, Gay Zwahlen, Kris Parkin.

Sunday Patriotic Gathering—Don and Hilda Burnham, Steve and Annette Anderson, Diane Moon, Garn Ford, Helen Roberts, Marsha Anderson, Sharon Smith, Brooke Liljenquist, Jennifer Olson, Maryanne Nelson, Richard Christiansen, Episcopal Church of the Resurrection, adult and children's choirs and instrumentalists.

Breakfast—Bishopric and members of Centerville 18th Ward, especially Brian Payne family, Bill Ince, Jeanette Yarrington, Tracy Martinsen, and Heidi Bruun.

Parade—Woody and Laura Johnson, Haley Johnson, Tommy DiBernardo, Logan Johnson, Levi Johnson, Jason Bell, Dallin Payne, Rich Bingham, Brook Bingham Mora, Ed and Lynette Erickson, Doug Hancey, Kevin Peay, Quinn May, Jacob Johnson, Holly Sorenson, Kris and LuAnn Bingham, Colton and Angela Brown, Chris Brown, Jeffrey and Rochelle Dutson, Gary Perkins, Steve Coxey, Kerry Judd and Gene Manwaring.

Entertainment—Gary Beckstrand, 2nd Ward Young Men, 9th Ward Young Men.

Arts and Crafts Show—Nancy

Groll, Marilyn Holje, Sandra White, Kathy Stott, Susan Stott, Charlene Austin.

Children's Games—Student government leaders from Centerville Jr. High and Viewmont High School.

Being able to accomplish so much is a result of donations from the great merchants and businesses in the area.

We give thanks to our major donors and minor donors alike:

MTC, Dairy Queen, Smoot Development, Bartile, Salmon's HVAC, At Home Services, Zions Bank, Maverick Stores, Dick's Market, Intermountain Development Group, Parrish Creek Veterinary, Cannon Sales, Full Throttle Power Sports, Best Pets, IHOP, Taco Time, Subway, Jake's Over the Top, Hancey Construction, Leon Nielsen, CPA; Progressive Clinical Research, Trugolf, Pro Image, David G. Johnson, DDS; Arbuckle Dental, Pitt Family Dental, New Empire Chinese Restaurant, LMCC, Inc.; James H. Todd, LPL Financial; Colonial Building Supply, Gaylen S. Asay, DDS; Spencer Parker, Equimark Financial Corp., Mountain America Credit Union, Richard Rowe Automotive, Tom Randall Distributing, Home Depot, Bear Canyon Press, 3-D Video, Pineae Grower's Outlet, Great Clips, Dick's Ace Hardware, Albertson's, Your Valet Cleaners, Bajio's, JoAnn's Fabrics, and Main Street Garage.

Last but not least, a heartfelt thanks to all the citizens of Centerville for your wonderful participation!

Garden Walk of 2004 was a big success

The 2004 Centerville Garden Walk was a blooming success! There were 11 Centerville homes on the garden walk this year, which was held on Friday and Saturday, June 11 and 12. Nearly 300 people took part in the tour.

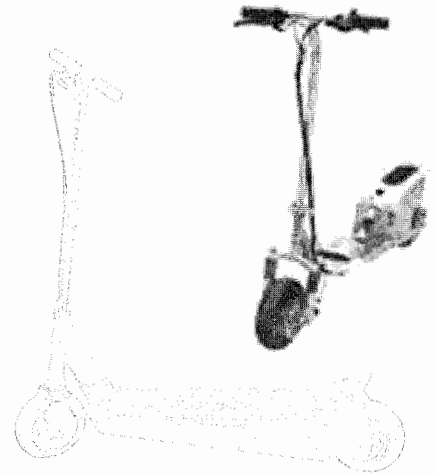
We would like to thank those on the committee for all their hard work. This year's Garden Walk included chairpersons Scott and Jenette Jensen and their committee, which included Teddy Daniel and Fred and Cheryl Hale. They did a great job and had a lot of fun putting on this annual Centerville event.

If you missed the garden walk or would like to participate in next year's event, contact Marilyn Holje at City Hall. The walk is held every year in the early part of the summer and gives the residents of Centerville a chance to



Several huge planters of daisies sit on a bench in the yard of Gary and Brenda Smith, 681 North 400 East, hosts of the walk and gardeners for the past 20 years.

show off their gardens. The walk is free and the people who tour the gardens have an opportunity to see and receive great yard ideas from their neighbors.



RESTRICTIONS on Scooters and Pocket Motorcycles

The Police Department has noticed an increased use of motor-assisted scooters and pocket bikes (aka scaled-down motorcycles) on city streets. While these products provide a fun and exciting means of transportation, they also cause concerns about traffic and pedestrian safety. Please note the following requirements and restrictions regarding the operation of these products.

Motor-assisted Scooters

- Cannot be operated in public parking lots, on any road with a speed limit over 25 mph or on a street with four or more lanes.
- Anyone under age 16 must be under the "direct supervision" of a parent or guardian.
- Anyone under age 18 must wear a helmet.
- Cannot be operated on a sidewalk except when propelled by human power alone.

Recent restrictions

- Illegal to operate on any public roadway or public property.

For a more complete explanation of the restrictions on motor-assisted scooters and pocket motorcycles, go to the City's website www.centervilleut.net or pick up a pamphlet at the Police Department.

Youth of Promise spearhead Sept. 11th Memorial

Donations are still desperately needed to help the Youth of Promise organization build the September 11th Monument to remember the Utah victims and heroes of the terrorist attacks, and also to add to a continuing trust fund for the families of Utah soldiers killed in the war against terror.

The monument will consist of a totem, a bench and a reflective pool to be built at the Utah State University Botanical Gardens in Kaysville. Included in the monument will be monuments dedicated to our Utah soldiers who have been killed in the war against terror. Service groups are welcome to raise money so the monument might be dedicated this year on September 11th. Donations may be sent to Margaret Brough (546-2787) at 715 East 200 North in Kaysville, UT 84037.

The Youth of Promise are also sponsoring a Children's Art Work and Literature Contest with the themes of patriotism, memories of September 11th, salutes to our military, and feelings about our freedoms and our country. The winning entries will be permanently transferred to ceramic tiles to be placed in the September 11th Memorial Monument. Children are encouraged to enter this contest by sending their art work or literature and entry form to the above address by September 1st. Call Margaret Brough with any questions. Entry forms are available at Centerville City Hall.

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CENTERVILLE NEWS BRIEFS

The Davis County Housing Authority has low-interest rehabilitation loans (1-3 percent) available to qualified homeowners. Also, down payment assistance for first-time home buyers is available. For more information, call Travis James at 451-2587, ext. 3104.

Join a Weight Watchers group at Centerville City Hall on Tuesday mornings from 11:30-12:15. Come and learn how to make your eating program fit your lifestyle and still become healthy and fit.

The West Nile Virus has come to South Davis County. Be sure and cover up and spray with mosquito repellent that contains DEET.

Golden Years Center offers weekly senior activities

The Golden Years Center in Bountiful has lots of fun activities for seniors. A few of the weekly activities include:

Mondays: Barber services 1st Monday, bingo, card playing, computer classes, oil painting, stained glass classes, yoga.

Tuesdays: Lapidary/silversmith classes, Tai Chi, wood carving, Wendover on 1st Tuesday.

Wednesdays: Bingo, ceramics, grief support.

Thursdays: China painting, ballroom and line dancing, shopping assistance, sit and fit exercise, strength training.

Fridays: Ballroom and line dancing, stained glass class, vision support, water coloring.

There are lunches with reservations daily at 11:30 a.m., as well as daily musical entertainment and tap aerobics. Upcoming trips include: September 3, Dinosaur Park and Timber Mine Restaurant; October 1, Fall Foliage Tour; October 22, Titanic Exhibit; December, Spanish Fork Christmas Light Festival.

Call the Golden Years Senior Center, at 726 South 100 East in Bountiful, at 295-3479 for more information.

CALENDAR of Events

Fall 2004

Wednesday, September 1 - Deadline for Youth of Promise Art Contest- submit children's art work or literature entries for 9/11 memorial to: Margaret Brough, 715 East 200 North, Kaysville, Utah 84037 - 546-2787

Monday, September 6 - Labor Day -
City Offices closed

Tuesday, September 11, 6:30 a.m. - Dedication of September 11th Monument to remember the Utah victims and heroes of terrorist attacks; at USU Botanical Gardens in Kaysville.

Friday, October 8 - Deadline to submit request for Fall Cleanup (see related article)

Tuesday - Thursday, October 12-14 - Fall Cleanup on regular garbage days (register in advance)

Thursday, Friday, November 25, 26 - Thanksgiving Holiday - City Offices closed

