

**MINUTES OF COUNCIL STUDY MEETING – JULY 28, 2015**

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THE WEST VALLEY CITY COUNCIL MET IN STUDY SESSION ON TUESDAY, JULY 28, 2015, AT 4:30 P.M., IN THE MULTI-PURPOSE ROOM, WEST VALLEY CITY HALL, 3600 CONSTITUTION BOULEVARD, WEST VALLEY CITY, UTAH. THE MEETING WAS CALLED TO ORDER AND CONDUCTED BY MAYOR BIGELOW.

THE FOLLOWING MEMBERS WERE PRESENT:

Ron Bigelow, Mayor  
Corey Rushton, Councilmember At-Large  
Lars Nordfelt, Councilmember At-Large  
Tom Huynh, Councilmember District 1  
Steve Buhler, Councilmember District 2  
Karen Lang, Councilmember District 3  
Steve Vincent, Councilmember District 4

Wayne Pyle, City Manager  
Sheri McKendrick, City Recorder

STAFF PRESENT:

Paul Isaac, Assistant City Manager, HR Director  
Nicole Cottle, Assistant City Manager/CED Director  
Eric Bunderson, City Attorney  
Jim Welch, Finance Director  
Kevin Astill, Parks and Recreation Director  
Russell Willardson, Public Works Director  
Lee Russo, Police Chief  
Sam Johnson, Strategic Communications Director  
Layne Morris, CPD Director  
Bob Fitzgerald, Acting Fire Chief  
Jake Arslanian, Public Works Department  
Steve Pastorik, CED Department  
Erik Brondum, Public Works Department  
Jason Erekson, Parks and Recreation Department  
Andrew Wallentine, Administration

1. **APPROVAL OF MINUTES OF STUDY MEETING HELD JULY 14, 2015**

The Council read and considered Minutes of the Study Meeting held July 14, 2015. There were no changes, corrections or deletions.

After discussion, Councilmember Vincent moved to approve the Minutes of the Study Meeting held July 14, 2015, as written. Councilmember Lang seconded the motion.

A roll call vote was taken:

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|---------------|-----|
| Mr. Vincent   | Yes |
| Ms. Lang      | Yes |
| Mr. Buhler    | Yes |
| Mr. Huynh     | Yes |
| Mr. Rushton   | Yes |
| Mr. Nordfelt  | Yes |
| Mayor Bigelow | Yes |

Unanimous.

**2. REVIEW AGENDA FOR REGULAR MEETING SCHEDULED JULY 28, 2015**

Mayor Bigelow informed no new items had been added to the Agenda for the Regular Council Meeting scheduled later this night.

He informed two documents had been amended and replaced in the information provided to the Council, as follows: Item 8.C. – Ordinance No. 15-27 included changes from Council discussion the previous week; and Item No. 9.A. – issue paper was corrected to reflect the right dollar amount.

Upon inquiry, City Manager, Wayne Pyle, informed that Steve Pastorik, CED Department would give an overview of Applications ZT-3-2015 and GPZ-1-2015 (Item Nos. 8.C. and 8.D.) prior to opening the public hearings associated with those items.

Upon discussion, Councilmember Rushton stated parcels under two acres were in “zoning purgatory” as they were not included in the proposal. He indicated in the future those property owners would not have very many options by not being able to do a PUD as two 15,000 square foot lots did not fit and also accommodate a road. He explored if a motion should exclude those or have that be a separate “fix” at a later time.

City Council members discussed matters as follows: considering allowing ‘R-1-8’ for under two acres at the Council’s discretion; the need to look at contiguous land in infill areas; could be persuaded to go as small as ‘R-1-10’ but not ‘R-1-8’ for under two acres not contiguous with a larger parcel nor on list of properties related to these two applications; keeping ‘RM’ zone so that could also be an option for parcels under two acres; recommendation to not carve out specific exceptions tonight, but rather address those as they came up in the future; desire to be ahead of the game with ‘RM’ and infill pieces to be considered in the near future.

Upon inquiry, Steve Pastorik, CED Department, discussed issues related to ‘RM’ zoning and the City Council’s direction the previous week to review this zoning designation in the near future.

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Councilmember Vincent stated he desired to accommodate active senior 55+ housing developments. He indicated that would give some of these property owners surety that there would be some options for developing their properties.

Councilmember Buhler stated the ‘RM’ zoning issue, infill parcels, and redevelopment issues should be brought back to the City Council for further study and discussion.

Upon inquiry, there were no further questions or discussion by members of the City Council.

**3. AWARDS, CEREMONIES AND PROCLAMATIONS SCHEDULED AUGUST 11, 2015:**

**A. EMPLOYEE OF THE MONTH, AUGUST 2015 – CANDACE MAYWEATHER-WHITAKER, PARKS AND RECREATION DEPARTMENT**

Upon inquiry, Councilmember Vincent stated he would read the nomination of Candace Mayweather-Whitaker, Parks and Recreation Department, to receive the Employee of the Month award for August of 2015, at the Regular Council Meeting scheduled August 11, 2015, at 6:30 P.M. Ms. Mayweather-Whitaker had been nominated for going above and beyond in her dedication to the youth and families of the West Valley City community.

**4. PUBLIC HEARINGS SCHEDULED AUGUST 11, 2015:**

**A. PUBLIC HEARING, ACCEPT PUBLIC INPUT REGARDING THE TENTATIVE BUDGET OF WEST VALLEY CITY FOR FISCAL YEAR 2015-2016**

Mayor Bigelow informed a public hearing had been advertised for the Regular Council Meeting scheduled August 11, 2015, in order for the City Council to hear public input regarding the Tentative Budget of West Valley City for fiscal year 2015-2016.

Proposed Resolution No. 15-132 to be considered by the City Council after the public hearing, was discussed as follows:

**RESOLUTION NO. 15-132, ADOPTING A FINAL BUDGET; MAKING APPROPRIATIONS FOR THE SUPPORT OF WEST VALLEY CITY FOR THE FISCAL YEAR BEGINNING JULY 1, 2015 AND ENDING JUNE 30, 2016; AND DETERMINING THE RATE OF TAX AND LEVYING TAXES UPON ALL REAL AND PERSONAL PROPERTY WITHIN WEST VALLEY CITY, UTAH, TAXABLE BY LAW FOR THE YEAR 2015**

City Manager, Wayne Pyle, discussed proposed Resolution No. 15-132 that would adopt a Final Budget; make appropriations for the support of West Valley City for the fiscal year beginning July 1, 2015 and ending June 30, 2016; and determine the

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rate of tax and levy taxes upon all real and personal property within West Valley City, Utah, taxable by law for the year 2015.

The City Manager advised changes to the budget had been incorporated as directed from the Council's previous discussion. He also informed that the Finance Director, Jim Welch, would make a presentation prior to the public hearing for benefit of those in attendance at the meeting.

Mr. Pyle answered questions from members of the City Council.

The City Council will hold a public hearing and consider proposed Resolution No. 15-132 at the Regular Council Meeting scheduled August 11, 2015, at 6:30 P.M.

5. **RESOLUTION NO. 15-133, APPROVE MOD NO. 1A TO THE FEDERAL AID SUPPLEMENTAL AGREEMENT WITH THE UTAH DEPARTMENT OF TRANSPORTATION FOR TRAFFIC SIGNAL IMPROVEMENTS AT 4100 SOUTH 1300 WEST, 4100 SOUTH 2700 WEST, AND 4100 SOUTH 4000 WEST**

Erik Brondum, Public Works Department, discussed proposed Resolution No. 15-33 that would approve Mod No. 1A to the Federal Aid Supplemental Agreement with the Utah Department of Transportation for traffic signal improvements at 4100 South 1300 West, 4100 South 2700 West, and 4100 South 4000 West.

He stated additional Federal funds had been requested in the amount of \$400,000 to cover estimated costs associated with the improvements at the intersection of 4100 South and 4000 West. The supplemental agreement covered the additional local matching funds of \$27,080.00.

The Utah Department of Transportation (UDOT) had allocated \$1,500,000 for traffic signal improvements at the intersections of 4100 South at 1300 West, 2700 West and 4000 West from the Federal Highway Safety Improvement Program (HSIP).

The Federal Aid Agreement for the project had been approved under Resolution No. 14-185 in November of 2014, with local matching funds of \$76,162.50. A modification to the Agreement for an additional \$500,000 added \$33,850 to the required match, approved under Resolution No. 15-65 in April 2015.

Mr. Brondum further reviewed and discussed the proposed Resolution and answered questions from members of the City Council.

The Council will consider proposed Resolution No. 15-133 at the Regular Council Meeting scheduled August 11, 2015, at 6:30 P.M.

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**6. CONSENT AGENDA SCHEDULED AUGUST 11, 2015:**

- A. RESOLUTION NO. 15-134, RATIFY THE CITY MANAGER'S APPOINTMENT OF DEANN VARNEY AS A DEPUTY CITY RECORDER**  
Mayor Bigelow discussed proposed Resolution No. 15-134 that would ratify the City Manager's appointment of DeAnn Varney as a Deputy City Recorder.

The City Recorder's Office required a Deputy City Recorder to act as the City Recorder when assigned to do so.

- B. RESOLUTION NO. 15-135, RATIFY THE CITY MANAGER'S APPOINTMENT OF ANGEL PEZELY AS A DEPUTY CITY RECORDER**  
Mayor Bigelow discussed proposed Resolution No. 15-135 that would ratify the City Manager's appointment of Angel Pezely as a Deputy City Recorder.

The City Recorder's Office required a Deputy City Recorder to act as the City Recorder when assigned to do so.

Upon inquiry, there were no questions regarding items scheduled on the Consent Agenda.

The City Council will consider proposed Resolution Nos. 15-134 and 15-135 as listed on the Consent Agenda at the Regular Council Meeting scheduled August 11, 2015, at 6:30 P.M.

**7. COMMUNICATIONS:**

- A. SKATEPARK UPDATE**

Parks and Recreation Director, Kevin Astill, discussed background information regarding the skatepark project. He introduced Jason Ereksen, Assistant Parks and Recreation Director, and Aaron Allred from Think Architecture. He advised that the architect was working on the plans with additional scope of work recently approved by the City Council.

Mr. Ereksen reviewed a drawing of the skatepark and explained planning and construction was right in the middle of the schedule. He discussed the original contract that included certain items in the skatepark and an addendum adding landscaping and parking. The tentative construction schedule was also discussed.

Aaron Allred, Think Architecture, further reviewed the drawing and gave details regarding the design features of the skatepark by area.

Mr. Ereksen and Mr. Allred also answered questions from members of the City Council.

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**B. REVIEW DRAFT AGENDAS FOR REDEVELOPMENT AGENCY, HOUSING AUTHORITY AND BUILDING AUTHORITY MEETINGS SCHEDULED AUGUST 11, 2015**

City Manager, Wayne Pyle, reviewed the following items on drafted Agendas for the Redevelopment Agency, Housing Authority, and Building Authority Meetings scheduled August 11, 2015: Redevelopment Agency Agenda included consideration of minutes and three proposed resolutions; Housing Authority Agenda included consideration of minutes and two proposed resolution; and the Building Authority Agenda included consideration of minutes and two proposed resolutions.

Upon inquiry, there were no questions regarding items scheduled on the above-referenced Agendas.

**C. COUNCIL UPDATE**

Mayor Bigelow referenced a Memorandum previously received from the City Manager outlining and informing of upcoming events as follows:

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| July 16 –<br>August 26, 2015 | Face of Utah Sculpture 11 Exhibit, UCCC Gallery  |
| July 28 –<br>August 7, 2015  | Early Voting Period for Municipal Primary Election, City Hall Lobby, 11:00 A.M. – 3:00 P.M. (weekdays only)                    |
| July 31, 2015                | Move Live on Tour, Maverik Center, 8:00 P.M.   |
| July 31, 2015                | Free Movies in the Park – Princess Bride, Centennial Park (Start at dusk – approx. 9:00 - 9:30 P.M.)                           |
| August 1, 2015               | WVC Neighborhood Nights – Annual Police Department Safety Fair, Valley Fair Mall, 3601 South 2700 West, 10:00 A.M. – 8:00 P.M. |
| August 3, 2015               | Police Honorary Colonels Golf Tournament, Stonebridge Golf Club, 4415 Links Drive, 7:00 A.M. – 3:00 P.M.                       |
| August 3, 2015               | WorldStage! Free Summer Concert Series – World Travelers, UCCC, 8:00 P.M.  |
| August 4, 2015               | Ribbon Cutting – Popeye’s, 5658 Parkway Blvd. 8:30 A.M. – 9:00 A.M.  |

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| August 4, 2015  | National Night Out (Neighborhood block parties at various locations / details to follow)  |
| August 4, 2015  | No Council Meeting Scheduled (National Night Out)   |
| August 5, 2015  | Sam Smith, Maverik Center, 8:00 P.M.  |
| August 6, 2015  | Summer at the Station Free Concert Series – Endless Summer, Fairbourne Station, 6:30 P.M. – 8:30 P.M.                               |
| August 10, 2015 | WVC Neighborhood Nights - Senior Safety & Health Fair, Family Fitness Center, 9:00 A.M. – 11:00 A.M.                                |
| August 10, 2015 | WorldStage! Free Summer Concert Series – Juana Ghani, UCCC, 8:00 P.M. (Doors open at 7:00 P.M.)                                     |
| August 11, 2015 | Municipal Primary Election  |
| August 11, 2015 | Council Study Meeting, 4:30 P.M. and Regular Council Meeting, 6:30 P.M.   |
| August 11, 2015 | R5 – Sometime Last Night Tour, Maverik Center, 7:00 P.M.  |
| August 12, 2015 | WVC Neighborhood Nights – WVC Watch Wednesday, 6:00 P.M. – 7:00 P.M. and Chat with Police Chief, 7:00 P.M. – 8:00 P.M. at City Hall |
| August 14, 2015 | Free Movies in the Park – <i>Home</i> , Centennial Park (Start at dusk – approx. 9:00 - 9:30 P.M.)                                  |
| August 15, 2015 | Grand Opening/Ribbon Cutting – Salt Lake Community College West Valley Center, 3500 South 5600 West, 10:00 A.M. – 2:00 P.M.         |
| August 15, 2015 | Arena Lacrosse Showcase Tour, Maverik Center, 7:00 P.M.   |
| August 17, 2015 | WorldStage! Free Summer Concert Series – Legacy Series Folk Ensemble, UCCC, 8:00 P.M.   |
| August 18, 2015 | Council Study Meeting, 4:30 P.M. and Regular Council Meeting, 6:30 P.M.   |

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| August 19, 2015    | Harman Home Heritage Series – Utah’s Pioneer Band, 4090 South 3600 West, 1:00 P.M. – 3:00 P.M.   |
| August 20, 2015    | WVC Neighborhood Nights – Neighborhood Block Parties (Various locations / details to follow)   |
| August 20, 2015    | Summer at the Station Free Concert Series – The BD Howes Band, Fairbourne Station, 6:30 P.M. – 8:30 P.M.   |
| August 22, 2015    | WVC Neighborhood Nights – Annual Dog Days of Summer Pooch Plunge Event, 12 Noon and Launch of Dog Walker Watch Program, Family Fitness Center, 1:00 P.M. – 2:00 P.M. |
| August 24, 2015    | WorldStage! Free Summer Concert Series – Lahjit, UCCC, 8:00 P.M.   |
| August 25, 2015    | Council Study Meeting, 4:30 P.M. and Regular Council Meeting, 6:30 P.M.  |
| August 31, 2015    | WVC Neighborhood Nights – Wrap-up Celebration, UCCC, 5:30 P.M. – 8:00 P.M.   |
| September 1, 2015  | Council Study Meeting, 4:30 P.M. and Regular Council Meeting, 6:30 P.M.  |
| September 7, 2015  | Labor Day Holiday – City Hall closed   |
| September 8, 2015  | Council Study Meeting, 4:30 P.M. and Regular Council Meeting, 6:30 P.M.  |
| September 9, 2015  | Lake Park Golf Social, Stonebridge Golf Course, 4415 Links Drive, 8:00 A.M. – 1:00 P.M.  |
| September 15, 2015 | Council Study Meeting, 4:30 P.M. and Regular Council Meeting, 6:30 P.M.  |
| September 16, 2015 | Harman Home Heritage Series – Fiddle N Harp Sisters, 4090 South 3600 West, 1:00 P.M. – 3:00 P.M.   |
| September 20, 2015 | Five Finger Death Punch & Papa Roach, Maverik Center, 6:30 P.M.  |

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| September 22, 2015  | Council Study Meeting, 4:30 P.M. and Regular Council Meeting, 6:30 P.M.                                  |
| September 29, 2015  | No Council Meetings Scheduled (5 <sup>th</sup> Tuesday)  |
| October 6, 2015     | Council Study Meeting, 4:30 P.M. and Regular Council Meeting, 6:30 P.M.                                  |
| October 13, 2015    | Council Study Meeting, 4:30 P.M. and Regular Council Meeting, 6:30 P.M.                                  |
| October 20, 2015    | Council Study Meeting, 4:30 P.M. and Regular Council Meeting, 6:30 P.M.                                  |
| October 20-30, 2015 | Early Voting Period for Municipal General Election (Details to follow)                                   |
| October 21, 2015    | Harman Home Heritage Series – Sam Payne, 4090 South 3600 West, 1:00 P.M. – 3:00 P.M.                     |
| October 27, 2015    | Council Study Meeting, 4:30 P.M. and Regular Council Meeting, 6:30 P.M.                                  |
| November 3, 2015    | Municipal General Election   |
| November 3, 2015    | Council Study Meeting, 4:30 P.M. and Regular Council Meeting, 6:30 P.M.                                  |
| November 10, 2015   | Council Study Meeting, 4:30 P.M. and Regular Council Meeting, 6:30 P.M.                                  |
| November 11, 2015   | Veterans Day Holiday – City Hall closed  |
| November 17, 2015   | Council Study Meeting, 4:30 P.M. and Regular Council Meeting, 6:30 P.M.                                  |
| November 18, 2015   | Harman Home Heritage Series – Inspirational Art Association, 4090 South 3600 West, 1:00 P.M. – 3:00 P.M. |
| November 24, 2015   | Council Study Meeting, 4:30 P.M. and Regular Council Meeting, 6:30 P.M.                                  |
| November 26, 2015   | Thanksgiving Holiday – City Hall closed  |
| December 1, 2015    | Council Study Meeting, 4:30 P.M. and Regular Council Meeting, 6:30 P.M.                                  |

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| December 8, 2015  | Council Study Meeting, 4:30 P.M. and Regular Council Meeting, 6:30 P.M.                             |
| December 15, 2015 | Council Study Meeting, 4:30 P.M. and Regular Council Meeting, 6:30 P.M.                             |
| December 16, 2015 | Harman Home Heritage Series – Malcolm Judd (Filmmaker), 4090 South 3600 West, 1:00 P.M. – 3:00 P.M. |
| December 24, 2015 | Christmas Holiday – City Hall closed  |

8. **POTENTIAL FUTURE AGENDA ITEMS**

Upon inquiry by Mayor Bigelow, there were no future agenda items to be discussed.

9. **COUNCIL REPORTS**

A. **COUNCILMEMBER LARS NORDFELT – FOOD TRUCK THURSDAY EVENT AND CONCERT AT UCCC**

Councilmember Nordfelt advised he attended the weekly Food Truck Thursday event the previous week and it had been a great event and well attended.

He stated the concert held at the Utah Cultural Celebration Center (UCCC) the previous night had also been a good event.

B. **COUNCILMEMBER STEVE BUHLER – BANDS AT FOOD TRUCK THURSDAY EVENT**

Councilmember Buhler suggested the volume for bands at the Food Truck Thursday event be turned up, as the food trucks were noisy making it hard to hear the music.

THERE BEING NO FURTHER BUSINESS OF THE WEST VALLEY CITY COUNCIL, THE STUDY MEETING OF TUESDAY, JULY 28, 2015, WAS ADJOURNED AT 5:25 P.M., BY MAYOR BIGELOW.

I hereby certify the foregoing to be a true, accurate and complete record of the proceedings of the Study Meeting of the West Valley City Council held Tuesday, July 28, 2015.

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Sheri McKendrick, MMC  
City Recorder