

MINUTES OF COUNCIL STUDY MEETING – DECEMBER 19, 2017

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THE WEST VALLEY CITY COUNCIL MET IN STUDY SESSION ON TUESDAY, DECEMBER 19, 2017, 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
Don Christensen, Councilmember At-Large
Lars Nordfelt, Councilmember At-Large
Tom Huynh, Councilmember District 1
Steve Buhler, Councilmember District 2
Karen Lang, Councilmember District 3

ABSENT:

Steve Vincent, Councilmember District 4

STAFF PRESENT:

Wayne Pyle, City Manager
Nichole Camac, City Recorder

Paul Isaac, Assistant City Manager/HR Director
Nicole Cottle, Assistant City Manager/General Counsel/CED Director
Eric Bunderson, City Attorney
Colleen Nolan, Police Chief
Chris Beichner, Acting Fire Chief
Jim Welch, Finance Director
David Moss, Acting CPD Director
Russ Willardson, Public Works Director
Nancy Day, Parks and Recreation Director
Sam Johnson, Strategic Communications Director
Jake Arslanian, Public Works Department
DeAnn Varney, Administration
John Rock, Administration
Erik Brondum, Public Works Department
Paul Love, Public Works Department
Ray Hinkle, Public Works Department
Steve Lehman, CED

APPROVAL OF MINUTES OF STUDY MEETING HELD DECEMBER 12, 2017

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The Council considered the Minutes of the Study Meeting held December 12, 2017. There were no changes, corrections or deletions.

Councilmember Lang moved to approve the Minutes of the Study Meeting held December 12, 2017. Councilmember Nordfelt seconded the motion.

A voice vote was taken and all members voted in favor of the motion.

REVIEW AGENDA FOR REGULAR CITY COUNCIL MEETING OF DECEMBER 19, 2017

Upon inquiry by Mayor Bigelow, members of the Council had no further questions or concerns regarding items listed on the Agenda for the Regular City Council Meeting scheduled later this night.

AWARDS, CEREMONIES AND PROCLAMATIONS SCHEDULED FOR JANUARY 2, 2018

A. EMPLOYEE OF THE MONTH AWARD, JANUARY 2018- KEVIN CONDE, ADMINISTRATION

Mayor Bigelow offered to read the nomination of Kevin Conde, Administration, to receive Employee of the Month Award for January 2018. Mr. Conde was nominated by Aaron Crim. The award reads as follows:

Kevin Conde is a fantastic example of a West Valley City employee going above and beyond each and every day to make West Valley City shine. He is the type of employee who is always there, willing to step up and lend a hand. Whether its spending early mornings or late nights taking photos, contacting City residents and businesses (he seems to know everyone!), or providing resources for projects, Kevin not only helps out, but always volunteers to do more, work harder, and get involved wherever he can to get the job done. Recently the West Valley City Fire Department and Public Relations Office worked together to write, film, and produce a CPR training video. Throughout the process, the production team identified the people, props, and resources that would be needed to create an entertaining and informative video. When determining a residential location to shoot the video, the team was left scratching their heads. Who would be willing to let us use their home to film a video? Kevin Conde stepped up to the plate, offering full access to both of his homes. We're not sure Kevin knew what he was getting into. Filming day arrived, and nearly 50 people descended on the Conde home. Actors, photographers, and extras – even the Utah Jazz Bear – showed up on a cold Saturday morning and took over. Kevin and his wife, Margene, graciously opened their home to everyone and allowed us to film anywhere we needed to. Soon their home was filled with props,

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lights, wiring, and dozens of strangers; their driveways were filled with cars, trucks, and film equipment. When they had to leave home for a prior engagement, they even invited us to stay, allowing us to finish filming within our schedule. I can't think of anyone as generous as Kevin. He is a tireless advocate for the city and a self-proclaimed "West Valley City Cheerleader," and is willing to help do whatever it takes to make sure West Valley City is represented well... even if it means letting dozens of strangers take over his home for a day.

B. **EMPLOYEE OF THE MONTH AWARD, JANUARY 2018- KEVIN CONDE, ADMINISTRATION**

Councilmember Buhler offered to read the nomination of Planning and Zoning, Community and Economic Development, to receive Division of the Quarter. The award reads as follows:

The Planning and Zoning Division consistently demonstrates an attitude of total customer service. This is an extremely busy division that has remained "lean and mean" over the years. Each member of this division is called upon daily to not only conduct the requirements of their job but also to respond to many "other assignments as determined" which often include projects that fall well outside of their standard daily requirements. For instance, it is not unusual for someone from another department to request assistance with mapping, census data or property information. These types of requests come in multiple times per day and are always met with an enthusiastic "yes I can help you with that." The skills utilized by the planning and zoning department routinely help other employees across the city be more efficient and effective at their daily duties. This division is also on the cutting edge of planning practices and technology and is always held out as the "division to model" by other cities across the region. Our planners are well known as the experts in their field. The planning and zoning division also has a great deal of contact with citizens and businesses throughout the community. They are often the only city employee a citizen or business will ever have contact with, which makes the interaction so important. Each member of the P & Z team honestly care about the city, its residents and businesses and this care shows in their interactions. Many times per day they are met with people who are confused, frustrated, upset or anxious to proceed with their projects. Sometimes, those folks are difficult to deal with. Each member of the P&Z team are skilled at these interactions and strive to ensure that the interactions are positive. It is for this reason that I nominate Planning and Zoning for Division of the Quarter. It has long been a strategic goal of the Planning and Zoning division to ensure a high level of customer service.

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Their significant interaction with residents and businesses makes them a very high profile division and makes it essential that they exemplify the highest customer service standards. To a person, the members of the P & Z division exemplify this excellence. They are highly skilled at assisting folks who are often frustrated, confused, anxious or just plain mad. They have a well developed ability to calm frayed nerves, provide assistance in extremely stressful situations, and to leave every situation better than they found it. Providing this service day after day could be stressful for some but not for the super team that makes up P & Z. They never lose their patience, never falter and continually provide the highest level of care. For this reason they exemplify total customer service.

PUBLIC HEARINGS SCHEDULED JANUARY 2, 2018

A. ACCEPT PUBLIC INPUT REGARDING RE-OPENING THE FY 2017-2018 BUDGET

Mayor Bigelow informed a public hearing had been advertised for the Regular Council Meeting scheduled January 2, 2018, in order for the City Council to hear and consider public comments regarding re-opening the FY 2017-2018 Budget.

Proposed Ordinance 17-40 related to the proposal to be considered by the City Council subsequent to the public hearing, was discussed as follows:

ORDINANCE NO. 17-40, AMEND THE BUDGET OF WEST VALLEY CITY FOR THE FISCAL YEAR BEGINNING JULY 1, 2017 AND ENDING JUNE 30, 2018 TO REFLECT CHANGES IN THE BUDGET FROM INCREASED REVENUES AND AUTHORIZE THE DISBURSEMENT OF FUNDS

Jim Welch, Finance Director, discussed proposed Ordinance 17-40 that would amend the budget of West Valley City for the fiscal year beginning July 1, 2017 and ending June 30, 2018 to reflect changes in the budget from increased Revenues and Authorize the Disbursement of Funds.

Written documentation previously provided to the City Council included Information as follows:

State Statute Title 10, Chapter 6, Utah Code Annotated 1953, as amended, allows the City of West Valley to amend its budget during the year. The West Valley City holds public hearings on budget amendments on a quarterly basis each fiscal year.

A Public Notice was posted December 14, 2017 in (the Salt Lake Tribune and the Deseret Morning News) general circulation to the general public.

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Notice was given that a public hearing is to be held January 2, 2018 at 6:30 p.m., West Valley City Hall, 3600 Constitution Blvd., West Valley City, Utah.

Mayor Bigelow asked about the transfer of \$367,000 from Police to other departments. Jim replied there was a property tax increase to grow the Police Department. This is excess money, not used for salaries, that will be used elsewhere. Mayor Bigelow asked about other specific line items including various personnel transfers, Police Department transfers to the IT Department, fuel pumps, the Stonebridge project and Tess Avenue. Councilmember Lang requested that more information be provided on the document in the future. Mayor Bigelow agreed and added that the account number is not important but the purpose of the transfer is and would be more beneficial to the public and the Council. Councilmember Buhler asked why the funds are being transferred out of the Police Department. Wayne replied that they are simply being transferred into a holding account until the Council and new Police Chief determine the best course of action with unsworn officers and their purpose.

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

The City Council will consider Ordinance 17-40 at the Regular Council Meeting scheduled January 2, 2018, at 6:30 P.M.

RESOLUTION 17-188: AUTHORIZE THE EXECUTION OF AN AGREEMENT BETWEEN WEST VALLEY CITY AND THE COMMUNITY EDUCATION PARTNERSHIP OF WEST VALLEY CITY, INC. ("CEP") FOR AFTER-SCHOOL AND OUT-OF-SCHOOL PROGRAMS FOR CHILDREN

Wayne Pyle, City Manager, presented proposed Resolution 17-188 that would authorize the execution of an agreement between West Valley City and the Community Education Partnership of West Valley City, Inc. ("CEP") for After-School and Out-Of-School Programs for Children.

Written documentation previously provided to the City Council included information as follows:

The services provided include:

1. General management of the programs funded by CITY.
2. Perform fund raising activities to promote after-school and out-of-school programs.
3. Research and write grants to obtain additional funding for after-school and out-of-school programs.

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4. Management of grant funds and compliance with the various reporting requirements related to specific grants.
5. Selection and management of personnel necessary to carry out the programs funded by the City.
6. Develop and implement plans for and programs to enhance the mission of the CEP and the City.
7. Monitoring of the various sites where City-funded programs will be implemented and conducted.
8. Periodic review of the curriculum to be used in the City-funded programs.
9. Measurement and assessment of student development and skills.
10. Act as the after-school liaison with organizations that provide funding to the CEP on all program issues.
11. Create new partnerships and collaborations to assist in programming, development, community support, financial support, and other collaborations after-school deemed appropriate by the City.

The City will pay CEP a maximum of \$35,000 per year for a period of five years, and not more than \$175,000 over a five year period, for the services rendered under this Agreement.

Councilmember Lang asked how the line of credit program offered by the City has worked for CEP. Councilmember Buhler replied that it was completely necessary and has been essential to keeping the program afloat. He asked if this is the fourth contract. Wayne replied it is either the third or fourth. The Council encouraged a report on the program in the upcoming year.

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

The City Council will consider Resolution 17-188 at the Regular Council Meeting scheduled January 2, 2018, at 6:30 P.M.

RESOLUTION 17-189: AUTHORIZE THE ACCEPTANCE OF A COPS HIRING PROGRAM GRANT THROUGH THE DEPARTMENT OF JUSTICE

Wayne Pyle, City Manager, presented proposed Resolution 17-189 that would authorize the Acceptance of a COPS Hiring Program Grant through the Department of Justice.

Written documentation previously provided to the City Council included information as follows:

The U.S. Department of Justice Programs has awarded the West Valley City Police

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Department \$250,000 from the COPS Hiring Program Grant. The funds will be used to hire two (2) new officers to help our agency meet the growing needs of West Valley City. To accept this award, the City is required to provide a cash match of \$158,375 over the course of three years.

Over the past twenty years, the City has experience substantial growth in the commercial businesses operating along our main corridors. These added businesses have brought necessary economic development and vitality to the City while simultaneously bringing an added service demand. Adding additional police resources in the form of two new officers deployed directly along the commercial corridors of the City will enable the Police Department to focus specifically on the needs of the business community. This will be called the “Business Patrol Initiative”. This initiative will provide the multitude of opportunities to further develop lasting relationships with business owners, workers, and patrons. This positive rapport allows for the dissemination of crime prevention information as well as up to date crime trends activity and fosters positive relationships between business representatives, owner, and visitors.

By educating business owners about the actual cost of crime and providing awareness and information to representatives about engaging in crime prevention activities, an opportunity to develop a proactive partnership with the business community exists.

As the officers are hired with this grant, Chief Nolen intends to assign two officers to the Community Oriented Police Unit and be directed to implement the “Business Patrol Initiative.” Their assignment will include regular contact with the businesses in our commercial districts. They will become familiar with the unique challenges of the businesses and will be a part of creating sustainable solutions to crime and disorder in the area.

Mayor Bigelow asked if these funds are considered to be part of the program that the Council approved as part of the new budget. Wayne replied that the two officers that would be in addition to those hired as part of that program. The Council discussed and debated whether the program is something that would be ongoing. Wayne and the Council discussed the purpose for the grant, the flexibility of the officers and what they would do, and the number of officers that would be hired for the “Business Patrol Initiative”. Councilmember Buhler stated that he feels flexibility is important and a fully staffed Police Department is vital. He indicated that time will determine whether the program is important and whether additional officers will continue to be needed. The Council discussed how the budget would be impacted by additional officers.

Upon inquiry, there were no further questions or concerns expressed by members of the

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City Council.

The City Council will consider Resolution 17-189 at the Regular Council Meeting scheduled January 2, 2018, at 6:30 P.M.

RESOLUTION 17-190: APPROVE THE PURCHASE OF A VACTOR 2100 PLUS VACUUM TRUCK FROM LEGACY EQUIPMENT FOR USE BY THE PUBLIC WORKS DEPARTMENT

Erik Brondum, Public Works, presented proposed Resolution 17-190 that would approve the purchase of a Vactor 2100 Plus Vacuum Truck from Legacy Equipment for use by the Public Works Department.

Written documentation previously provided to the City Council included information as follows:

The Public Works Department uses VACTOR trucks to clean and maintain the City's storm water system including catch basins, cleanout boxes, pump stations, pipes and ditches. Public Works has made changes to the storm water maintenance procedures to improve efficiency in the use of heavy equipment. Instead of sending a crew in a VACTOR truck to clean every asset as they go, two crews are sent out to inspect each asset and the VACTOR truck is sent to clean only the assets that need to be cleaned. The new inspection process has shown that we only need one VACTOR truck to maintain the storm water infrastructure.

Councilmember Buhler asked what percentage of boxes need to be cleaned annually. Erik replied approximately 14% and added that significant effort is being put into maintenance and prevention. Mayor Bigelow asked how long the new method of inspection has been going. Erik replied one year. Mayor Bigelow asked if weather impacts the number of times a box must be cleaned. Erik replied it can and added new subdivisions also need to be cleaned more. He indicated that there is a detailed tracking method and added if there is a big storm, staff will drive around the City and determine if there are problems and also check on problem areas. Councilmember Buhler asked how long the new truck is anticipated to last. Erik replied it will hopefully last longer than previous ones and added that the department takes good care of the equipment. Mayor Bigelow asked if there is a significant difference between the two existing trucks. Erik replied no. He added that the 2011 truck has had maintenance issues but has lasted.

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

The City Council will consider Resolution 17-190 at the Regular Council Meeting scheduled January 2, 2018, at 6:30 P.M.

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RESOLUTION 17-191: AUTHORIZE THE EXECUTION OF AN AGREEMENT BETWEEN WEST VALLEY CITY AND THE STATE OF UTAH, DIVISION OF FORESTRY, FIRE AND STATE LANDS, TO MITIGATE POTENTIAL EROSION HAZARDS ON THE BANK OF THE JORDAN RIVER

Russ Willardson, Public Works Director, presented proposed Resolution 17-191 that would authorize the execution of an agreement between West Valley City and the State of Utah, Division of Forestry, Fire and State Lands, to mitigate potential erosion hazards on the Bank of the Jordan River.

Written documentation previously provided to the City Council included information as follows:

In March 2017, the City had vegetation removed from the Jordan River to deter the establishment of homeless camps on the river. The State Division of Forestry, Fire & State Lands (FFSL) has jurisdiction over the river bed and the riverbanks 30 feet from the normal high-water mark. Some of the vegetation removed was within this area. FFSL required the City to install erosion protection and native plants, in place of the invasive species that were removed.

FFSL issued a Letter of Authorization to allow the City to install erosion protection prior to the spring runoff peak flow. This permit allows the City to finish installing riparian trees and shrubs and follow up with establishment watering and weeding for the next 3-5 years.

Mayor Bigelow clarified that this has already been done over the last year. Russ replied yes and added that the removal and maintenance of vegetation will be an ongoing process. He added that this permit is ongoing.

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

The City Council will consider Resolution 17-191 at the Regular Council Meeting scheduled January 2, 2018, at 6:30 P.M.

NEW BUSINESS SCHEDULED FOR JANUARY 2, 2018

A. CONSIDER APPLICATION PUD-1-2016, FILED BY MIKE OLSEN, REQUESTING FINAL PLAT APPROVAL FOR THE VIEWS TOWNHOMES LOCATED AT 5800 WEST 6200 SOUTH

Steve Lehman, CED Department, presented application PUD-1-2016, filed by Mike Olsen, requesting Final Plat Approval for The Views Townhomes located at 5800 West 6200 South.

Written documentation previously provided to the City Council included

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information as follows:

Mike Olsen, representing Kings Peak Development LLC, is requesting final plat approval for a new residential development to be known as The Views Townhomes. The subject property is located south of 6200 South and west of the Walmart on 5600 West.

The proposed development is a residential planned community consisting of 159 town home units on 18 acres. The subject property was rezoned in 2005 from the C-2 zone to the RM zone. A development agreement was approved by the City Council as part of that process. However, the development did not move forward until 2016.

The overall density calculation has been made at 8.8 units per acre. This density complies with the medium density designation the property received when it was rezoned in 2005. The site has been designed with both a dedicated right-of-way and private street system. At staff's request, the applicant has designed the project so that no residential unit will have direct access on to the dedicated street.

Access to the development will be gained from 6200 South. The access will align with Trowbridge Way on the north side of 6200 South. At the present time, this will be the only access provided. However, the developer is showing a stub street to the south for future development.

The project will consist of 54 front loaded units and 105 alley loaded units. There will be a combination of 2 different housing types consisting of 3 and 4 plex units. At least one of the end units on the front loaded product will have a side entry garage. This will help reduce the number of garage doors fronting the street. The alley loaded units will front a common green. The distance between buildings within this space ranges from 30 feet to 45 feet.

Buildings will consist of 100% masonry products. Brick, stone and fiber cement siding will comprise the majority of exterior materials. There will be 5 different unit types constructed in this project. These units will have varying square footages. Unit sizes range from 1347 to 1800 square feet. It should be noted that the developer is also proposing basements for approximately 110 units.

The general parking requirement for all residential development in the City is 2 spaces per unit. In this development, all units will have a two car garage. The front loaded units will have sufficient space for parking in front of the garage. The alley loaded units do not have space for additional

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parking. However, in order to accommodate guest and family parking, the developer is proposing to install 121 guest spaces. The total required spaces for this project is 318. Total parking spaces being proposed by the developer is 547. In addition to these spaces, the clubhouse will add an additional 13 spaces for guests and family. The parking spaces provided in this project equate to 3.52 spaces per unit.

Open space for this development has been calculated at 53%. Of the 18 acres, approximately 9.6 acres will be set aside for open space. A club house is planned for this project that will occupy approximately 4,000 square feet. The club house will have inside amenities and a pool on the outside. The total space for the club house and accompanying park area is just over 30,000 square feet.

The developer will create a Home Owner's Association for the entire project. The association will be responsible to hire a property management company. As per previous PUD applications, staff will recommend that prior to this development being turned over to the association, a meeting with staff, developer and Management Company take place. This will provide an opportunity to ensure that all development standards and improvements have been completed in accordance with the Planning Commission's approval of this project

Mayor Bigelow clarified that the primary exit for this project will not be through the existing subdivision. Steve replied that the primary exit will be on 6200 South. Mayor Bigelow asked why all units will not have basements. Steve replied that the ground water could be an issue as well the elevation of the hill. Mayor Bigelow clarified each unit will have a double car garage. Steve replied yes. Councilmember Lang asked if a fence will be placed between the homes and street on 6200 South. Steve replied yes and indicated where fencing would be installed and the type of fencing it would be. Councilmember Buhler asked why the project didn't get built sooner. Steve replied that conceptual drawings were provided in 2006 and the City wasn't happy with what was proposed. The economy took a downturn and eventually the project took a back burner. Steve added that the developer has improved the standards and has taken the Councils comments into consideration. Mayor Bigelow asked why traffic circles were turned down by Public Works. Steve replied the width of the street increases too much to be effective in this type of scenario so the City felt the landscaping buffer would be a better option. Mayor Bigelow stated speeding is a significant concern for residents throughout the City. Councilmember asked which street is public. Steve replied just Trowbridge and indicated everything else will be maintained by the HOA. Councilmember asked where crosswalks will be installed. Steve displayed the locations and discussed the

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type of crosswalks that may be used.

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

The City Council will consider application PUD-1-2016 at the Regular Council Meeting scheduled January 2, 2018, at 6:30 P.M.

B. ELECT MAYOR PRO TEM

Mayor Bigelow indicated that the Council must elect a Mayor Pro Tem. This term runs with the Mayor's term of office.

CONSENT AGENDA SCHEDULED FOR JANUARY 2, 2018

A. RESOLUTION 17-192: AUTHORIZE THE CITY TO ACCEPT A GRANT OF TEMPORARY CONSTRUCTION EASEMENT FROM HOLLY BAILEY, AN INDIVIDUAL, AND HOLLY BAILEY AS ATTORNEY-IN-FACT FOR CHRISTOPHER BAILEY AND LENOR M. BAILEY, AS JOINT TENANTS, FOR PROPERTY LOCATED AT 4089 SOUTH COWAN WAY (4375 WEST) (PARCEL 15-31-453-036)

Mayor Bigelow presented Resolution 17-192 that would authorize the City to accept a Grant of Temporary Construction Easement from Holly Bailey, an individual, and Holly Bailey as Attorney-In-Fact for Christopher Bailey and Lenor M. Bailey, as Joint Tenants, for property located at 4089 South Cowan Way (4375 West) (Parcel 15-31-453-036).

Written documentation previously provided to the City Council included information as follows:

The Holly Bailey, Christopher Bailey and Lenore M Bailey parcel located at 4089 S. Cowan Way is one of the properties affected by Fire Station 72 Reconstruction Project. Part of this project will include the installation of a new eight-foot-tall decorative post and panel concrete wall along the west, north and east boundaries of the fire station parcel. To facilitate construction of the wall along the property lines, a Grant of Temporary Construction Easement is needed from the adjoining property owners.

B. RESOLUTION 17-193: AUTHORIZE THE CITY TO ACCEPT A GRANT OF TEMPORARY CONSTRUCTION EASEMENT FROM STEPHANIE A. CALLAHAN FOR PROPERTY LOCATED AT 4077 SOUTH COWAN WAY (4375 WEST) (PARCEL 15-31-453-035)

Mayor Bigelow presented Resolution 17-193 that would authorize the City to accept a Grant of Temporary Construction Easement from Stephanie A. Callahan for property located at 4077 South Cowan Way (4375 West) (Parcel 15-31-453-035)

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Written documentation previously provided to the City Council included information as follows:

The Stephanie A. Callahan parcel located at 4077 S. Cowan Way is one of the properties affected by Fire Station 72 Reconstruction Project. Part of this project will include the installation of a new eight-foot-tall decorative post and panel concrete wall along the west, north and east boundaries of the fire station parcel. To facilitate construction of the wall along the property lines, a Grant of Temporary Construction Easement is needed from the adjoining property owners.

C. RESOLUTION 17-194: AUTHORIZE THE CITY TO ACCEPT A GRANT OF TEMPORARY CONSTRUCTION EASEMENT FROM STEPHEN P AUSTIN AND TAMRA D AUSTIN FOR PROPERTY LOCATED AT 4319 WEST ALMINA ROAD (4050 SOUTH) (PARCEL 15-31-453-033)

Mayor Bigelow presented Resolution 17-194 that would authorize the City to accept a Grant of Temporary Construction Easement from Stephen P Austin and Tamra D Austin for property located at 4319 West Almina Road (4050 South) (Parcel 15-31-453-033)

Written documentation previously provided to the City Council included information as follows:

The Stephen P. Austin and Tamra D. Austin parcel located at 4077 S. Cowan Way is one of the properties affected by Fire Station 72 Reconstruction Project. Part of this project will include the installation of a new eight-foot-tall decorative post and panel concrete wall along the west, north and east boundaries of the fire station parcel. To facilitate construction of the wall along the property lines, a Grant of Temporary Construction Easement is needed from the adjoining property owners.

Mayor Bigelow clarified that more of these will come to Council. Russ replied yes. Councilmember Lang asked if there is a grade change and that is why an 8 foot fence is needed. Russ replied yes.

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

The City Council will consider resolution's 17-192, 17-193, and 17-194 at the Regular Council Meeting scheduled January 2, 2018, at 6:30 P.M.

COMMUNICATIONS

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A. SALT LAKE COUNTY INFECTIOUS DISEASE PRESENTATION

Tara Scribellito and Richard Valentine with Salt Lake County Infectious Disease presented a PowerPoint presentation summarized as follows:

- Hepatitis A Virus (HAV) Outbreak 2017
 - o Caused by Hepatitis A virus (HAV)
 - o Transmitted person-to-person
 - Fecal-oral route
 - Contaminated food, water or environment
 - o Symptoms: stomach pain, low appetite, nausea, jaundice
 - o Course: self-limited, resolves within 2 months
 - o Protection: lifetime if infected
 - o Prevention: vaccine, hygiene
 - o As of November 3, 2017:
 - California
 - San Diego
 - o 536 people infected
 - o 20 deaths
 - o Majority are homeless and/or illicit drug users
 - o Spread through contact with locally contaminated environment
 - Utah
 - 66 people infected
 - 58 associated with the outbreak
 - 0 deaths
 - Majority are homeless and/or illicit drug users
 - o Salt Lake County as of November 3, 2017
 - 51 cases
 - 45 outbreak related
 - o Public Health response/actions
 - Establishing ICS structure
 - Letters to jail, prison, restaurants, downtown citizens, agencies that deal with homeless, providers
 - Posters for homeless
 - Vaccination clinics (> 3,000 vaccines given)
 - Collaboration with UDOH, CDC, agencies interacting with homeless/drug users/incarcerated individuals, restaurants, cities leadership
 - Media releases/interviews
 - Public education
 - Collaboration with Parks & Recreation to open public restrooms
 - Surveillance/case management
 - o How can cities leadership help?

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- Let the public and businesses in your area know about the outbreak
- Educate them about the actions they can take to protect themselves and others
- Identify areas where high risk population congregates
- Collaborate with Salt Lake County Health Department

Councilmember Buhler asked if this can be passed person to person. Tara replied that it is highly infectious and can be passed fairly easily. Councilmember Lang asked if hand sanitizer helps. Tara replied yes but added that soap and water is the most effective method of prevention. Wayne asked what a typical year looks like. Tara replied only 5 reported infections. Wayne asked what the other 25% of people, who are not homeless, infected are. Tara replied travelers represent a significant number however other links have not been determined at this point. She indicated extensive interviews are conducted and indicated it is becoming a nationwide issue. Upon inquiry by Mayor Bigelow, Tara described efforts of vaccinations, educating, etc. Wayne asked how long the vaccine lasts. Tara replied 2-20 years with 93-94% protection and added that there is a two-dose series that lasts for a lifetime and is 99% protection. Mayor Bigelow asked how long people should wash hands. Tara replied 30 seconds.

Richard Valentine discussed the Vehicle Repair Assistance Program (VRAP) as follows:

- Can't afford repairs? We can help!
- Salt Lake County Health Department Environmental Health Division
 - Air Quality Bureau, Vehicle emissions technical center
- How do I Qualify for the VRAP?
 - It's as easy as 1, 2, 3 – for **1996 and newer** vehicles only...
 - Qualify at the Income Guidelines
 - Income qualification guidelines are on listed the VRAP application
 - Example: Household Size – 1, Annual Income - \$36,180
 - Complete a VRAP application
 - Either online (SaltLakeHealth.org/air) or at our office
 - Have a passing Utah State Safety Inspection completed
- Who does the repairs?
 - Repair shops and technicians that want to participate in the VRAP must meet stringent requirements
 - The shop must be a nationally recognized ASE Certified repair facility

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- Currently there are 14 repair shops in the Salt Lake Valley that have qualified to make emissions related repairs for the VRAP
- All VRAP vehicles must be repaired at one of these facilities
- How much will you pay?
 - The VRAP will pay up to \$1000.00 for only **emissions related repairs** associated with an emissions inspection failure
 - Should the cost of repairs exceed \$1000.00 the vehicle owner would be responsible for the balance

B. DISCUSSION ON RESPONSE TO RFP FOR SOLID WASTE COLLECTION, DISPOSAL, AND RECYCLING SERVICES

Russ Willardson presented a PowerPoint presentation summarized as follows:

- West Valley City Audit Summary (Information to Power your Recycling Program)/ Results of November 2017 Recycling Audits
 - In February, 2017, West Valley City and Waste Management worked together to gather baseline information for a pilot that would help city residents better understand how to recycle. Through Waste Management's audit process, we established a baseline of recycling composition and contamination. In November, WM collected recycling material from the same areas, and again audited for recycling composition. We hope that a comparison of these audit results allows your team to measuring the effectiveness of outreach and education efforts in the neighborhoods Terrace Ridge, Winchester, and Pioneer. Following Waste Management's national audit protocol, Terrace Ridge, Winchester, and Pioneer were audited on November 2, and November 7. Each material sample was manually sorted by commodity, weighed and recorded. This report highlights noteworthy results and includes the detailed audit reports and photos of the samples after the audit.
 - Noteworthy Audit Results
 - Most Common Material? Cardboard, Paper
 - Contamination decreases in Winchester
 - Pilot efforts to decrease contamination had the biggest effect in the Winchester neighborhood, with a decrease in contamination of almost 10%.
 - Contamination remained the same in Terrace Ridge and increased slightly in Pioneer. Although Pioneer's contamination increased slightly, it is by a small amount.
 - Congratulations on your pilot results, especially in Winchester.
 - Confusion About whats Recyclable
 - Contaminants found in audit include:
 - Film plastic (bread bags, bubble wrap)

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- Bags
- Glass
- Plastic utensils
- Food
- Chip bags
- Wood
- To go cups and straws
- Hangers
- Foam
- Photos
- Dog food bag
- Areas for Focus
 - Messages to Remind Residents about Proper Disposal
 - Bags and film plastic
 - Take plastic bags back to the grocery store to keep our community pristine
 - Place recyclable items loose in the recycling cart. Don't bag your recyclables, or they end up in the landfill.
 - To-Go Cups
 - Ditch the disposable to-go cups. They take up space in the landfill and are not recyclable. Instead, go for the unique, savvy reusable cups. They're fun and can save money in the long run - some places offer a discount when you bring your own cup!
 - Remind Residents they matter
 - Does it matter if YOU recycle? You bet it does. Every can, bottle, and piece of paper makes a difference when you recycle right. Learn more at RORR.COM
 - Recycling Right, Every Time/ Educate and inspire residents easily
 - Free materials to download, distribute and raise awareness of recycling basics: RecycleOftenRecycleRight.com
 - Easy to Share, Easy to Inspire Pre-packaged material for social media
 - Russ discussed specific audit reports and photos
 - Russ discussed the sanitation budget and proposal pricing
 - Weekly Green Waste Collection and Disposal Cost Estimate/ December 13, 2017
 - Collection Cost
 - Ace Recycling and Disposal submitted a proposal for green waste collection of \$3.40 per month. Adjusting for a 12 month

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- billing for an 8 month service schedule, gives a monthly collection cost of \$2.27 per month per house.
- Container Purchase Costs
 - Each of 26,583 customers will need a green waste container. The cost to purchase and deliver these containers will be around \$55 each, or approximately \$1.5 million. Amortizing these cans over the 10 year warranty period gives a container cost of \$0.53 per month.
- Decontamination Cost
 - West Jordan City pays for two employees, during green waste season, at the landfill to decontaminate incoming green waste. The cost of these two decontamination employees adds \$0.11 per month.
- Landfill Savings
 - The Salt Lake Valley Landfill charges \$17 per ton for Green Waste. The City's cost for regular trash is \$29.60. Assuming 24% of our waste stream is Green Waste, tipping fees would be reduced by approximately \$150,000 per year. That is an equivalent reduction of \$0.47 per month.
- Summary of Estimated Costs and Benefits
 - Collection cost- \$2.27 per house per month
 - Container cost - .53
 - Decontamination cost- .11
 - Tipping fee savings- (.40)
 - Net additional cost- \$2.51 per house for all 12 months
- The current monthly residential base fee with one regular can and one recycling can is \$14.50. This fee covers regular garbage collection costs, landfill fees, garbage container costs, recycling, monthly bulky waste collection, neighborhood dumpster program, billing and support services.
- Subscription Green Waste Service
 - Another option is to allow residents to opt-in to green waste collection. The Wasatch Front Waste and Recycling District (formerly Salt Lake County Sanitation) provides an optional green waste collection service. There is an initial cost of \$60 per home, and a charge of \$114 per year for 9 months of service.
- Other Issues
 - The cost of monthly bulky waste collection is \$0.72 per month. Eliminating this service could partially offset green waste costs.
 - In the past, the Salt Lake Valley Landfill has had difficulty processing all the green waste it receives into compost or wood chips. This past summer, about one third of unprocessed green

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waste was disposed in the landfill. Additional equipment and manpower are necessary to increase production, which will increase the cost of processed material and could increase green waste tipping fees. (Trans Jordan Landfill has a productive composting program. Trans Jordan recently held a 50% off compost sale to reduce excess inventory.) Delivering more green waste to the landfill, does not ensure the material is composted.

- If green waste material is recycled, space in the landfill can be preserved, delaying the need for new landfill space and the associated costs. This is not a major factor, since the Salt Lake Valley Landfill has over 40 years of remaining life, at current disposal rates, and there are several other private landfills available with plenty of capacity.
- There is an environmental and traffic impact associated with additional collection trucks. Eliminating green waste in the landfill also reduces the volume of methane gas produced and used at the landfill to generate electricity. One study concluded a net greater impact on the environment by implementation of a separate green waste collection program.
- Contamination of the green waste stream has been a problem for other cities. An on-going resident education effort will be needed.
- Some residents of other cities have complained about the space needed to store separate containers for garbage, recycling and green waste.
- Mulching grass clippings is an easy and economical way to eliminate them from the waste stream.

Mayor Bigelow asked if the results are typical and questioned whether there are many companies that can handle the City's capacity. Russ replied that there are only three. He indicated the City is confident moving forward with Ace who provided the best proposal. Councilmember Huynh indicated that he has heard good things about Ace. Mayor Bigelow asked what the increase in recycling fees will imply to residents. Russ replied the City will break even but will have to dip into fund balance in coming years. The Council can determine whether to keep all services currently provided or whether to remove some of them. The Council discussed green waste, recycling, neighborhood dumpsters, bulky waste and the cost and value of each program. Councilmember Buhler, Huynh and Mayor Bigelow stated everything should remain the same for the time being. Councilmember Buhler stated green waste by subscription would be fine. Mayor Bigelow stated that since no members of Council seem to be in disagreement, the Council will direct staff to keep everything as is.

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C. COUNCIL CALENDAR

Mayor Bigelow referenced a Memorandum previously received from the City Manager that outlined upcoming meetings and events.

Members of the City Council had no further questions regarding the Council Update.

Councilmember Buhler stated that he would request some light refreshments served at the Swearing In Ceremony. Wayne replied that this will be done.

NEW BUSINESS

A. POTENTIAL FUTURE AGENDA ITEMS

Boart Longyear/ Firestone Noise Concerns

Councilmember Christensen stated he visited the site around midday and heard one truck idling. He indicated that he understands beeping would be a concern but he didn't see a problem while he was there. Mayor Bigelow stated that the concern was that the noise occurred 24 hours a day. Wayne indicated that staff talked to the businesses and made them aware of the concern. Both Boart Longyear and Firestone agreed to be more cautious and stay in compliance with City code. Councilmember Lang stated that she also spoke with the manager at Boart Longyear and he was happy to acclimate.

Lowe's and Smith's Parking Lot and Traffic Concern on 4100 South near Mountain View Corridor/ On-Street Parking and Access for Snow Plows and Emergency Response Vehicles/ Weeds by Hunter Park/ Speed of Traffic on 6000 West from 3500 South to 4100 South/ Lack of Traffic Light on 6000 West 3500 South/ Outdated Fire Department Equipment and Growth of Department

Councilmember Christensen stated the ingress and egress from the Smith's and Lowe's parking lot hasn't changed except to provide a left-hand turn. He indicated that he visits the location and has never had a problem. Mayor Bigelow stated that there is nothing the City can do regarding this issue as it is a UDOT decision. Wayne agreed and added that there is always concern from the community when change occurs but UDOT has specific regulations and changes at this location were done within their standards. Russ Willardson clarified that left ins and outs have been restricted near Walgreens due to safety concerns from UDOT. Mayor Bigelow stated that the Council is not recommending changes at this time.

Mayor Bigelow stated that the Council received a presentation on the snow plowing process. He indicated that on street parking is an ongoing issue in the City. Wayne stated that this is a perceived issue but added that emergency vehicles can access streets in the event of an emergency. Mayor Bigelow stated that he would like to discuss on-street parking at the Strategic Planning meeting and requested that

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Wayne have a report available. Upon inquiry by the Council, Wayne briefly discussed a rare issue where a fire truck had difficulty accessing an abandoned home that caught fire and was located behind an apartment complex. He stated that this home was a remnant from the County and the property was a rare case.

Councilmember Christensen stated the weeds near Hunter Park are owned by UDOT on Mountain View Corridor Property and the City has no ability to maintain this. Mayor Bigelow stated that the City can remind them to cut down the weeds at the beginning of the summer at this location and on 3100 South and Bangerter.

Mayor Bigelow stated that traffic speed is a universal problem, particularly on roads that connect major streets (such as 6000 West). He stated that he would like to discuss this during the Strategic Plan as well.

Mayor Bigelow asked if there are any plans for a light at 3500 South and 6000 West. Russ replied that this is a UDOT owned street and the City can encourage this or even purchase it but added that it would be very expensive. He indicated that there is no plan for signal at this time although the City has requested it. Councilmember Christensen suggested that the City indicate that there is a school here as well to help UDOT reconsider. Russ stated that he will share the response from UDOT with the Council as soon as he hears.

Councilmember Buhler stated that the City purchases new equipment for the Fire Department all the time. Wayne agreed and indicated that the resident was misinformed. He added that new equipment is purchased and replaced as needed, new fire stations are being built, and the Council has been discussing staffing for the new Station 76.

B. COUNCIL REPORTS

There were no council reports.

C. REVIEW AGENDA'S FOR THE ANNUAL REDEVELOPMENT AGENCY, HOUSING AUTHORITY, AND MUNICIPAL BUILDING AUTHORITY MEETING'S SCHEDULED JANUARY 2, 2018

Wayne Pyle indicated that the Annual Meetings for the Redevelopment Agency, Housing Authority, and Municipal Building Authority will be held on January 2, 2018. He indicated that the only items of business on the agenda's are the approval of minutes and the election of new chair's and vice-chairs. However, there is a budget opening for the Redevelopment Agency meeting as well. This item was discussed as follows:

A PUBLIC HEARING AND RESOLUTION NO. 17-14, AMEND THE

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BUDGET OF WEST VALLEY CITY REDEVELOPMENT AGENCY FOR THE FISCAL YEAR BEGINNING JULY 1, 2017 AND ENDING JUNE 30, 2018 TO REFLECT CHANGES IN THE BUDGET FROM INCREASED REVENUES AND AUTHORIZE THE DISBURSEMENT OF FUNDS

Jim Welch, Finance Director, discussed proposed Resolution 17-14 that would amend the budget of West Valley City Redevelopment Agency for the fiscal year beginning July 1, 2017 and ending June 30, 2018 to reflect changes in the budget from increased Revenues and Authorize the Disbursement of Funds.

Written documentation previously provided to the City Council included Information as follows:

State Statute Title 10, Chapter 6, Utah Code Annotated 1953, as amended, allows the City of West Valley to amend its budget during the year. The West Valley City Redevelopment Agency holds, as needed on a quarterly basis, public meetings to amend the annual budget.

A Public Notice was posted December 14, 2017 in (the Salt Lake Tribune and the Deseret Morning News) general circulation to the general public. Notice was given that a public hearing is to be held January 2, 2018 at 6:30 p.m., West Valley City Hall, 3600 Constitution Blvd., West Valley City, Utah.

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

The Redevelopment Agency will consider Resolution 17-14 at the Regular Council Meeting scheduled January 2, 2018, at 6:30 P.M.

ADJOURN

Upon motion by Councilmember Huynh all voted in favor to adjourn.

THERE BEING NO FURTHER BUSINESS OF THE WEST VALLEY COUNCIL THE STUDY MEETING OF TUESDAY DECEMBER 19, 2017 WAS ADJOURNED AT 6:38 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, December 19, 2017.

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Nichole Camac
City Recorder