

MINUTES OF COUNCIL STUDY MEETING – SEPTEMBER 18, 2012

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THE WEST VALLEY CITY COUNCIL MET IN STUDY SESSION ON TUESDAY, SEPTEMBER 18, 2012, 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 WINDER.

THE FOLLOWING MEMBERS WERE PRESENT:

Mike Winder
Steve Buhler
Don Christensen
Tom Huynh
Karen Lang
Corey Rushton

Wayne Pyle, City Manager
Sheri McKendrick, City Recorder

ABSENT:

Steve Vincent

STAFF PRESENT:

Paul Isaac, Assistant City Manager
Nicole Cottle, CED Director
Kevin Astill, Parks and Recreation Director
Eric Bunderson, City Attorney
Russell Willardson, Public Works Director
Layne Morris, CPD Director
John Evans, Fire Chief
Mike Wells, Acting Police Chief
Jeannette Carpenter, Acting Finance Director
Aaron Crim, Administration
Jake Arslanian, Public Works Department
Brent Garlick, CED Department
Steve Pastorik, CED Department
Keith Morey, CED Department
Margo Hoyt, CED Department
Pauline Davies, CED Department
Chris Barnhurst, CED Department
Dan Johnson, Public Works Department

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1. APPROVAL OF MINUTES OF STUDY MEETING HELD SEPTEMBER 4, 2012

The Council read and considered Minutes of the Study Meeting held September 4, 2012. There were no changes, corrections or deletions.

After discussion, Councilmember Lang moved to approve the Minutes of the Study Meeting held September 4, 2012, as written. Councilmember Buhler seconded the motion.

A roll call vote was taken:

Ms. Lang	Yes
Mr. Buhler	Yes
Mr. Huynh	Yes
Mr. Rushton	Yes
Mr. Christensen	Yes
Mayor Winder	Yes

Unanimous.

2. REVIEW AGENDA FOR REGULAR MEETING SCHEDULED SEPTEMBER 18, 2012

City Manager, Wayne Pyle, stated no new items had been added to the Agenda for the Regular Meeting scheduled September 18, 2012, at 6:30 P.M. He discussed an item listed on that Agenda, as follows:

Item No. 8.B. – RESOLUTION NO. 12-133, APPROVE AN INTERLOCAL COOPERATION AGREEMENT WITH SALT LAKE CITY FOR PURCHASE, STORAGE AND MAINTENANCE OF A LEICA GEOSYSTEMS SCANSTATION C10 3-D LASER SCANNING SYSTEM

City Manager, Wayne Pyle, discussed proposed Resolution No. 12-133 which would approve an Interlocal Cooperation Agreement with Salt Lake City for purchase, storage and maintenance of a Leica Geosystems Scanstation C10 3-D Laser Scanning System.

Mr. Pyle requested the item be stricken from the Agenda and he proposed consideration of entering into a renewal agreement with Valley Police Alliance.

The City Council will consider proposed Resolution No. 12-133 at the Regular Council Meeting scheduled September 18, 2012, at 6:30 P.M.

Upon inquiry by the City Manager there were no further questions regarding items scheduled on the subject Agenda.

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3. RESOLUTION NO. 12-134, APPROVE TRANSFER OF THREE PARCELS OF LAND LOCATED AT 3234 SOUTH 1325 WEST AND 3244 SOUTH CULTURAL CENTER DRIVE TO JORDAN RIVER MARKETPLACE, LLC

City Manager, Wayne Pyle, discussed proposed Resolution No. 12-134 which would approve transfer of three parcels of land located at 3234 South 1325 West and 3244 South Cultural Center Drive to Jordan River Marketplace, LLC (JRM).

Mr. Pyle stated an executed Special Warranty Deed would allow the transfer of the above referenced three parcels of land currently owned by the City to Jordan River Marketplace, LLC. He reported that on December 1, 2009, the City approved an ADL (Agreement for Disposition of Land) with JRM which, among other consideration and obligations of both parties, required the City to transfer certain property to JRM upon their request. The subject parcels were part of those obligations.

City Manager, Wayne Pyle, further reviewed and discussed the proposed Resolution and answered questions from members of the City Council.

The City Council will consider proposed Resolution No. 12-134 at the Regular Council Meeting scheduled September 25, 2012, at 6:30 P.M.

4. RESOLUTION NO. 12-135, APPROVE AND ACCEPT TEMPORARY TURNAROUND EASEMENTS FROM SR SECOND CHANCE, LLC, FOR THE PROPOSED GREATER SOUTHRIDGE SUBDIVISION PHASE 2 LOCATED AT 6302 WEST PETEN WAY (5735 SOUTH) AND 6275 WEST COPAN WAY (5695 SOUTH)

City Manager, Wayne Pyle, discussed proposed Resolution No. 12-135 which would approve and accept Temporary Turnaround Easements from SR Second Chance, LLC, for the proposed Greater Southridge Subdivision Phase 2 located at 6302 West Peten Way (5735 South) and 6275 West Copan Way (5695 South).

Mr. Pyle stated SR Second Chance, LLC had executed and recorded Temporary Easements over its property adjacent to the proposed Greater Southridge Subdivision Phase 2. He cited the City's ordinance and advised it required, "Dead-end streets, intended as access to future development parcels, shall be a maximum of one lot depth in length. With Planning Commission approval, any dead-end streets longer than one lot depth shall have a minimum of a 40-foot radius temporary turnaround area..."

The City Manager indicated Hallmark Homes was the developer of the proposed Greater Southridge Subdivision Phase 2. He stated Hallmark Homes was purchasing the property for this phase from SR Second Chance, LLC. He further advised the Temporary Turnaround Easements were located on property currently owned by SR Second Chance, LLC. He stated although they were told to submit the executed easement document to the City for approval by the City Council, and recording by the City Recorder, the property owner recorded the documents and provided a copy to the City.

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City Manager, Wayne Pyle, further reviewed and discussed the proposed Resolution, and provided background information. He also answered questions from members of the City Council.

The City Council will consider proposed Resolution No. 12-135 at the Regular Council Meeting scheduled September 25, 2012, at 6:30 P.M.

5. **COMMUNICATIONS:**

A. **NORTHWEST ECONOMIC DEVELOPMENT AREA UPDATE**

City Manager, Wayne Pyle, stated an update was scheduled regarding the proposed Northwest Economic Development Area. He expressed excitement about the project and, upon direction, CED Director Nicole Cottle used PowerPoint and displayed and discussed information summarized as follows:

- Recognized Economic Development team and expressed appreciation for their efforts
- Reviewed Economic Development Area (EDA) process in general
- Map of project area and proposed boundaries
- Proposed developments
- Developers – Freeport West Development and Millrock Development
- Renderings of buildings
- Marketing and informational video produced by Freeport West

During the above presentation of information, Ms. Cottle answered questions from members of the City Council.

City Manager, Wayne Pyle, advised development of the area would bring an increase in property tax revenues, jobs, have a secondary effect of increased sales tax, and create a major improvement to the overall area of the northwest corner of the City.

B. **COUNCIL UPDATE**

City Manager, Wayne Pyle, stated the City Council previously received a Memorandum outlining upcoming meetings and events as follows: September 11-October 24, 2012: Intermountain Society of Artists' Annual Fall Show, UCCC; September 19, 2012: Lake Park Golf Social, Stonebridge Golf Course, 8:00 A.M. – 1:00 P.M.; September 20, 2012: Multi-Chamber Luncheon – Get to Know Salt Lake County Mayor Candidates, Columbus Center Library Auditorium, Noon; September 22, 2012: ChamberWest Night at Rocky Mountain Raceways, 6555 West 2100 South, Gates Open at 4:00 P.M. & Racing Begins at 6:00 P.M.; September 24, 2012: Sister City Delegation from Nantou, Taiwan Arrives, 7:00 P.M. – 8:00 P.M.; September 25, 2012: Council Study Meeting, 4:30 P.M.,

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Regular Council Meeting, 6:30 P.M.; September 27, 2012: Kellogg's Tour of Gymnastics Champions, Maverik Center, 7:30 P.M.; September 28, 2012: VIP Dinner & Reception for Nantou Delegation, UCCC, Social Hour at 5:30 P.M. and Opening Ceremony at 6:00 P.M. and Dinner at 7:00 P.M.; October 2, 2012: Council Study Meeting, 4:30 P.M., Regular Council Meeting, 6:30 P.M.; October 2, 2012: Domestic Violence Awareness Program, City Hall Lobby, 6:00 P.M.; October 4, 2012: ChamberWest 2012 Legacy Awards Gala, Hilton Salt Lake City Airport, 5151 Wiley Post Way, 6:00 P.M.; October 5, 2012: WVC Employee Golf Tournament, Stonebridge Golf Course; October 9, 2012: Pete Harman Day, Harman Senior Center, 4090 South 3600 West, Entertainment at 11:00 A.M. and Lunch at Noon; October 9, 2012: Council Study Meeting, 4:30 P.M., Regular Council Meeting, 6:30 P.M.; October 10, 2012: Carrie Underwood, Maverik Center, 7:30 P.M.; October 16, 2012: Council Study Meeting, 4:30 P.M., Regular Council Meeting, 6:30 P.M.; October 19-21, 2012: Sesame Street Live, Maverik Center; October 23, 2012: Council Study Meeting, 4:30 P.M., Regular Council Meeting, 6:30 P.M.; October 23 – November 2, 2012: Early Voting Period for General Election at City Hall; October 30, 2012: No Council Meeting Scheduled (5th Tuesday); October 31 – November 4, 2012: Cirque du Soleil: Quidam, Maverik Center; November 6, 2012: General Election; November 6, 2012: Council Study Meeting, 4:30 P.M., Regular Council Meeting, 6:30 P.M.; November 9-10, 2012: Monster Truck Spectacular, Maverik Center; November 12, 2012: Veteran's Day – City Hall closed; November 13, 2012: Council Study Meeting, 4:30 P.M., Regular Council Meeting, 6:30 P.M.; November 17, 2012: Eric Church, Maverik Center, 7:30 P.M.; November 20, 2012: Council Study Meeting, 4:30 P.M., Regular Council Meeting, 6:30 P.M.; November 22, 2012: Thanksgiving – City Hall closed; November 27, 2012: Council Study Meeting, 4:30 P.M., Regular Council Meeting, 6:30 P.M.; December 4, 2012: Council Study Meeting, 4:30 P.M., Regular Council Meeting, 6:30 P.M.; December 11, 2012: Council Study Meeting, 4:30 P.M., Regular Council Meeting, 6:30 P.M.; December 18, 2012: Council Study Meeting, 4:30 P.M., Regular Council Meeting, 6:30 P.M.; and December 24 & 25, 2012: Christmas Holiday – City Hall closed.

Upon discussion and inquiry regarding plans for a Christmas parade, the City Manager advised that ChamberWest would make that decision and City staff continued to explore other ideas for a winter celebration such as "WinterFest" at Fairbourne Station.

C. **CITY MANAGER UPDATE**

City Manager, Wayne Pyle, discussed an informal reception scheduled between the Study Meeting and Regular Meeting which would give the City Council members an opportunity to thank the WestFest Committee members personally for their service to West Valley City and the recent WestFest celebration event.

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Mr. Pyle updated the City Council regarding the garbage billing “switch over” from Rocky Mountain Power to in-house billing by the City.

He also discussed recent negative press regarding UTOPIA and advised he would provide a general update to the City Council via e-mail.

6. COUNCIL REPORTS

A. COUNCILMEMBER COREY RUSHTON – RIBBON CUTTINGS, GREEN LINE TRAX TRAINS AND NEXT SESSION BILLS AT STATE LEGISLATURE

Councilmember Rushton stated he recently represented the City at several ribbon cuttings.

He informed the green line TRAX trains were not running after the University of Utah/Brigham Young University football game the previously weekend. He stated there had been several complaints from residents.

He advised regarding two conflicting bills relating to water issues to be considered at the next session of the State Legislature.

B. COUNCILMEMBER DON CHRISTENSEN – ULCT CONVENTION

Councilmember Christensen reported on the recent Utah League of Cities & Towns (ULCT) convention and advised he would prepare and submit a written report to members of the City Council.

C. MAYOR MIKE WINDER – BROCK BROTHER’S PRODUCE AND AGENDATOGO

Mayor Winder stated he had recently discussed honoring Brock Brother’s Produce with the Essential Piece Award. He noted Brock Brother’s Produce was recognized several years ago by proclamation. After discussion, no consensus was reached regarding interest in that regard.

Mayor Winder stated the City Council had used the SIRE AgendaToGo program for two weeks and inquired if paper agenda packets could be eliminated at this point. After discussion, the City Recorder was instructed to discontinue preparation of paper packets.

7. RECEPTION FOR AND RECOGNITION OF WESTFEST COMMITTEE AT 5:45 P.M. IN THE LOBBY OF CITY HALL

Upon adjournment of the Study Meeting, the City Council and City staff moved to the Lobby of City Hall for a reception and recognition of the WestFest Committee members.

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THERE BEING NO FURTHER BUSINESS OF THE WEST VALLEY COUNCIL, THE STUDY MEETING OF TUESDAY, SEPTEMBER 18, 2012, WAS ADJOURNED AT 5:35 P.M., BY MAYOR WINDER.

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, September 18, 2012.

Sheri McKendrick, MMC
City Recorder