

MINUTES OF COUNCIL STUDY MEETING – JUNE 4, 2013

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THE WEST VALLEY CITY COUNCIL MET IN STUDY SESSION ON TUESDAY, JUNE 4, 2013, 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
Steve Vincent

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
John Evans, Fire Chief
Russell Willardson, Public Works Director
Layne Morris, CPD Director
Anita Schwemmer, Acting Police Chief
John Brubaker, Acting Parks and Recreation Director
Don Groo, Acting Finance Director
Steve Pastorik, CED Department
Ed Domian, CED Department
Kevin Conde', Administration
Aaron Crim, Administration
Jake Arslanian, Public Works Department

1. **APPROVAL OF MINUTES OF STUDY MEETING HELD MAY 24, 2013**

The Council read and considered Minutes of the Study Meeting held May 24, 2013. There were no changes, corrections or deletions.

After discussion, Councilmember Christensen moved to approve the Minutes of the Study Meeting held May 24, 2013, as written. Councilmember Huynh 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. Christensen	Yes
Mayor Winder	Yes

Unanimous.

2. APPROVAL OF MINUTES OF STUDY MEETING HELD MAY 21, 2013

The City Council read and considered Minutes of the Study Meeting held May 21, 2013. Upon discussion, there were no changes, corrections or deletions.

After discussion, Councilmember Christensen moved to approve the Minutes of the Study Meeting held May 21, 2013, as written. Councilmember Huynh seconded the motion.

A roll call vote was taken:

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

Unanimous.

3. REVIEW AGENDAS FOR COUNCIL REGULAR, REDEVELOPMENT AGENCY, HOUSING AUTHORITY AND BUILDING AUTHORITY MEETINGS SCHEDULED JUNE 4, 2013

City Manager, Wayne Pyle, stated no new items had been added to the Agenda for the Council Regular Meeting scheduled June 4, 2013.

He discussed and reviewed items listed on the Agendas for the Redevelopment Agency, Housing Authority and Building Authority Meetings scheduled later this night. Items reviewed included consideration of adoption of the FY 2013-2014 Budgets and budget openings for FY 2012-2013. He answered questions from members of the City Council.

Upon inquiry by the City Manager there were no further questions regarding items scheduled on the above referenced Agendas.

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4. AWARDS, CEREMONIES AND PROCLAMATIONS SCHEDULED JUNE 11, 2013:

A. EAC QUARTERLY DIVISION AWARD – SNOWPLOW DRIVERS, PUBLIC WORKS DEPARTMENT

City Manager, Wayne Pyle, stated Councilmember Vincent would read the nomination of the snowplow drivers employed in the Operations Division of the Public Works Department to receive the EAC Quarterly Division Award at the Regular Council Meeting scheduled June 11, 2013, at 6:30 P.M. The Operations Division had been nominated for their valiant efforts to keep the City's 890 lane miles of roadways safe for travel during the winter months.

5. ORDINANCE NO. 13-25, AMENDING SECTIONS 16-1-101, 16-2-101, 16-4-101, 16-11-101, 16-12-101, 16-13-101 AND 16-14-101 OF TITLE 16 OF THE WEST VALLEY CITY MUNICIPAL CODE TO ADOPT THE 2012 EDITIONS OF THE INTERNATIONAL CODES

City Manager, Wayne Pyle, discussed proposed Ordinance No. 13-25 which would amend Sections 16-1-101, 16-2-101, 16-4-101, 16-11-101, 16-12-101, 16-13-101, and 16-14-101 of Title 16 of the West Valley City Municipal Code to adopt the 2012 editions of the International Codes.

Mr. Pyle stated the adoption of the proposed amendment included the 2012 editions of the International Building Code, International Energy Conservation Code, International Fuel Gas Code, International Mechanical Code, International Plumbing Code, International Residential Code, and the International Property Maintenance Code as promulgated by the International Code Council (ICC).

The City Manager indicated that every three years revised editions of the above referenced Codes (which were adopted by the State of Utah as the minimal building standards for all buildings with the State of Utah) must be adopted by local municipalities to replace the older obsolete building codes. He explained the building codes were living documents subject to revision at annual code development hearings in a national forum. The results of those hearings were published every three years in revised editions. He reported failure to adopt the latest editions would put construction within the State in conflict with national standards. He stated the building codes listed were the necessary components of the family of ICC codes adopted by the State of Utah to regulate all types of building construction, building use, and building maintenance.

Ed Domian, Chief Building Official, CED Department, further reviewed and discussed the proposed Ordinance and answered questions from members of the City Council.

The City Council will consider proposed Ordinance No. 13-25 at the Regular Council Meeting scheduled June 11, 2013, at 6:30 P.M.

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6. COMMUNICATIONS:

A. MULTI-FAMILY HOUSING DISCUSSION

City Manager, Wayne Pyle, stated subsequent to the Council's recent discussion regarding single-family housing; time had been scheduled for a discussion regarding multi-family housing.

Upon direction, Steve Pastorik, CED Department, used PowerPoint and discussed information summarized as follows:

- Market trends
- Residential building permit history
- Progression of housing standards
- Multi-family residential design standards
- Standards in other cities in comparison to West Valley City
- Residential review
- Property tax comparison for single-family projects, townhome projects and apartment/condominium projects
- Sales tax comparison for single-family, townhome and apartments/condominiums
- Residential revenue comparison
- Residential revenue/expense comparison
- Projects built prior to and after ordinance being adopted

During the above presentation of information, Mr. Pastorik answered questions from members of the City Council.

Upon further discussion Council members expressed individual ideas and commented regarding the above information. Councilmember Vincent discussed his understanding that Ivory Homes would make application for a housing development west of Harker's Landing and inquired regarding the status of that application. He expressed a desire to schedule a discussion in the future regarding the proposed development.

B. COUNCIL UPDATE

City Manager, Wayne Pyle, stated the City Council previously received a Memorandum outlining upcoming meetings and events as follows: June 1-7, 2013: Filing Period for Municipal Election (During regular business hours, Mon. – Thurs., 7:00 A.M. to 6:00 P.M.; June 7, 2013: Live After Five Concert Series – Chad and Kristo, Plaza at Fairbourne Station, 6:00 P.M.; June 8, 2013: Council District 2 Neighborhood "Meet-up" at the Fairbourne Station Promenade, 9:00 A.M. – 11:00 A.M.; June 11, 2013: Council Study Meeting, 4:30 P.M., Regular Council Meeting, 6:30 P.M.; June 13, 2013: Employee Barbecue sponsored by EAC, UCCC, 11:30 A.M. – 2:00 P.M.; June 14, 2013: Live After Five Concert

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Series – Performer TBA, Plaza at Fairbourne Station, 6:00 P.M.; June 18, 2013: Council Study Meeting, 4:30 P.M., Regular Council Meeting, 6:30 P.M.; June 19-21, 2013: Open House and Tours of The Ridge Golf Club; June 20-23, 2013: WestFest, Centennial Park; June 21, 2013: Live After Five Concert Series – Performer TBA, Plaza at Fairbourne Station, 6:00 P.M.; June 22, 2013: WestFest Parade, 9:00 A.M.; June 22, 2013: "Come Together" Vietnamese and Western Concert, UCCC, 7:00 P.M.; June 25, 2013: Council Study Meeting, 4:30 P.M., Regular Council Meeting, 6:30 P.M.; June 25-27, 2013: Open House & Barbecue at The Ridge Golf Club; June 28, 2013: Grand Opening of The Ridge Golf Club; June 28, 2013: Live After Five Concert Series – Mama's Wranglers, Plaza at Fairbourne Station, 6:00 P.M.; July 2, 2013: Council Study Meeting, 4:30 P.M., Regular Council Meeting, 6:30 P.M.; July 4, 2013: Independence Day Holiday – City Hall closed; July 5, 2013: Live After Five Concert Series – Anke Summerhill, Plaza at Fairbourne Station, 6:00 P.M.; July 8-13, 2013: West Valley City Arts Council's Production of *Footloose*, 8:00 P.M.; July 9, 2013: Council Study Meeting, 4:30 P.M., Regular Council Meeting, 6:30 P.M.; July 11-28, 2013: "Face of Utah Sculpture 9" Art Exhibit, UCCC (Opening Reception on July 11th from 6:00 P.M. – 8:00 P.M.); July 12, 2013: Live After Five Concert Series – Ramblewood, Plaza at Fairbourne Station, 6:00 P.M.; July 13, 2013: Council District 3 Neighborhood "Meet-up" at Centennial Park, 5415 West 3100 South, 9:00 A.M. – 11:00 A.M.; July 15, 2013: WorldStage Summer Concert – West Valley Symphony, UCCC, 8:00 P.M.; July 16, 2013: Council Study Meeting, 4:30 P.M., Regular Council Meeting, 6:30 P.M.; July 19, 2013: Live After Five Concert Series – Cabana Band, Plaza at Fairbourne Station, 6:00 P.M.; July 22, 2013: WorldStage Summer Concert - Los Hermanos de los Andes, UCCC, 8:00 P.M.; July 23, 2013: Council Study Meeting, 4:30 P.M., Regular Council Meeting, 6:30 P.M.; July 24, 2013: Pioneer Day Holiday – City Hall closed; July 25, 2013: One Direction, Maverik Center, 7:30 P.M.; July 25 & 26, 2013: WorldStage Summer Concert – Polynesian Cultural Center, UCCC, 8:00 P.M.; July 26, 2013: Live After Five Concert Series – Better off with the Blues, Plaza at Fairbourne Station, 6:00 P.M.; July 29, 2013: WorldStage Summer Concert – Performer TBA, UCCC, 8:00 P.M.; July 30 – August 9, 2013: Early Voting for Municipal Primary Election, City Hall Lobby, 10:30 A.M. – 3:30 P.M. (weekdays only); July 30, 2013: No Council Meeting scheduled (5th Tuesday); August 2, 2013: Live After Five Concert Series – Cabana Band, Plaza at Fairbourne Station, 6:00 P.M.; August 2, 2013: Bruno Mars, Maverik Center, 7:30 P.M.; August 5, 2013: Honorary Colonels Golf Tournament, Stonebridge Golf Course, Registration at 7:00 A.M. & Shotgun Start at 8:00 A.M.; August 5, 2013: National Night Out Kick-off Event, UCCC; August 5, 2013: WorldStage Summer Concert – Hired Guns, UCCC, 8:00 P.M.; August 6, 2013: No Council Meeting scheduled (National Night Out); August 9, 2013: Live After Five Concert Series – River House, Plaza at Fairbourne Station, 6:00 P.M.; August 10, 2013: Council District 4 Neighborhood "Meet-up" at West View Park, 4100 South 6000 West, 9:00 A.M. – 11:00 A.M.; August 12, 2013: WorldStage Summer Concert – World

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Travelers, UCCC, 8:00 P.M.; August 13, 2013: Municipal Primary Election; August 16, 2013: Live After Five Concert Series – BD Howes, Plaza at Fairbourne Station, 6:00 P.M.; August 19, 2013: WorldStage Summer Concert – Asante African Performing Arts, UCCC, 8:00 P.M.; August 23, 2013: Live After Five Concert Series – Performer TBA, Plaza at Fairbourne Station, 6:00 P.M.; August 26, 2013: WorldStage Summer Concert – Performer TBA, UCCC, 8:00 P.M.; August 30, 2013: Live After Five Concert Series – Chad and Kristo, Plaza at Fairbourne Station, 6:00 P.M.; September 2, 2013: Labor Day Holiday – City Hall closed; September 6, 2013: Live After Five Concert Series – Ramblewood, Plaza at Fairbourne Station, 6:00 P.M.; September 11, 2013: Lake Park Golf Social, Stonebridge Golf Course, Breakfast at 8:00 A.M. and Golf at 9:00 A.M.; September 13, 2013: Live After Five Concert Series – Paul Boruff, Plaza at Fairbourne Station, 6:00 P.M.; October 22 – November 1, 2013: Early Voting for Municipal General Election, City Hall Lobby, 10:30 A.M. – 3:30 P.M. (weekdays only); November 5, 2013: Municipal General Election; November 11, 2013: Veteran's Day Holiday – City Hall closed; November 28, 2013: Thanksgiving Holiday – City Hall closed; and December 25 & 26, 2013: Christmas Holiday – City Hall closed.

City Manager, Wayne Pyle, informed regarding the WestFest parade scheduled June 22, 2013, at 9:00 A.M. and inquired how many Council members desired to ride in the parade. It was noted all members of the Council would ride in the parade with a preference to ride in golf carts.

Upon direction, Kevin Conde', Administration, gave the City Council an update regarding the City float. He displayed photographs and discussed progress of construction. He also advised the float would be entered in the WestFest and Days of '47 parades. Upon discussion, Mayor Winder stated if other cities entered floats in West Valley City's parade, then West Valley should participate in theirs.

Mr. Pyle advised he sent an e-mail to members of the City Council earlier this date regarding Hunter High School access related to the Mountain View Corridor. He requested the City Council advise him of a consensus of agreement with the plan presented earlier this year by Teri Newell of the Utah Department of Transportation (UDOT). He indicated UDOT needed to move forward with property acquisition and had requested the Council's input one additional time. Councilmember Vincent related some comments made by a resident at a recent open house regarding this issue. Councilmember Rushton stated it appeared to be a good plan, but expressed the need to address 4100 South and 5600 West intersections at the same time. The City Manager advised UDOT was only in the property acquisition phase at the present time.

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7. COUNCIL REPORTS

A. COUNCILMEMBER DON CHRISTENSEN – LIVE AFTER FIVE CONCERT, FIESTA EVENT AND ULCT LEGISLATIVE POLICY COMMITTEE

Councilmember Christensen stated he attended the Live After Five concert held at Fairbourne Station Plaza the preceding Friday and shared his observations and suggestions regarding that event.

He reported regarding the Fiesta event held at the Utah Cultural Celebration Center (UCCC) the preceding Saturday.

He also reported regarding issues discussed at a recent Utah League of Cities & Towns (ULCT) Legislative Policy Committee meeting.

B. COUNCILMEMBER STEVE BUHLER – NEIGHBORHOOD "MEET-UP"

Councilmember Buhler discussed a neighborhood "meet-up" event scheduled in District 2 on June 8, 2013. He discussed a scheduling conflict with a neighborhood breakfast event that had been scheduled on the same day.

Aaron Crim, Administration, advised the breakfast event was an annual event with invitations sent out by the organizers with no City staff involvement.

C. MAYOR MIKE WINDER – SALT LAKE VALLEY CONFERENCE OF MAYORS AND GRANGER HIGH SCHOOL OPEN HOUSE

Mayor Winder reported regarding a recent meeting of the Salt Lake Valley Conference of Mayors.

Mayor Winder stated he recently attended the Granger High School open house and advised that members of the Council would receive invitations to events to be held later this summer regarding the opening of the new building.

THERE BEING NO FURTHER BUSINESS OF THE WEST VALLEY CITY COUNCIL, THE STUDY MEETING OF TUESDAY, JUNE 4, 2013, WAS ADJOURNED AT 6:03 P.M., BY MAYOR WINDER.

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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, June 4, 2013.

Sheri McKendrick, MMC
City Recorder