

**OF THE
HOLLADAY CITY COUNCIL MEETING**

**Thursday, January 21, 2010
Mt. Olympus Room
4580 S 2300 E
Holladay, Utah 84117**

BRIEFING SESSION & WORK MEETING - 5:00pm

ATTENDANCE

Mayor Dennis Webb

Lynn Pace

Patricia Pignanelli - *excused*

J. James Palmer, Jr.

Barry Topham

Sabrina Petersen

City Staff

Randy Fitts, City Manager

Stephanie Carlson, City Recorder

Craig Hall, City Attorney

Paul Allred, Community Development Dir.

Mayor Webb conducted the briefing session which was called to order at 5:27 pm.

The Council reviewed the agenda and discussed the fire station agreement. The agreement is to give the County the 2210 property and the County gives the city the property where the current fire station sits. The UFA will agree to build a fire station with mutual entities (the City, County and UFA) agreeing on funding. The County will also have access to the field for 7 days a year for 10 years. This is on the County's agenda for approval next Tuesday.

**MINUTES OF THE
HOLLADAY CITY COUNCIL MEETING**

**January 21, 2010
Council Chambers
4580 S 2300 E
Holladay, Utah 84117**

Council Meeting – 6:00pm

ATTENDANCE

Mayor Dennis Webb
Sabrina Petersen
Lynn Pace
Patricia Pignanelli - *excused*
J. James Palmer, Jr.
Barry Topham

City Staff
Randy Fitts, City Manager
Stephanie Carlson, City Recorder
Craig Hall, City Attorney

Citizens:

I. *Welcome*

Mayor Webb called the meeting to order at 6:00 pm and welcomed those in attendance.

II. *Pledge of Allegiance*

The Pledge of Allegiance was led by a member of Scout Troop 193.

III. *Public Comments*

Ben Hatch – 2491 Russell Cir (Scout Troop 19). He addressed the safety concern at Wander Ln and 4500 S. He believes there needs to be a stop light installed at that corner. It is not a safe place to walk.

James Bonnemort – 2511 Keddington (Scout Troop 193). He addressed the idea of putting a stop light at 4500 S and Wander Ln. It would make the community safer. It would also help if there was a crosswalk. It is very dangerous trying to cross that road.

John Tanner- 2434 Kentucky Ave (Scout Troop 342). He feels it would make the community safer by putting a crosswalk on 4500 S and Wander Ln.

IV. *Consideration of Resolution 2010-01 Appointing a Mayor Pro-tem*

Council Member Pace moved to nominate Jim Palmer as the Mayor Pro-tem and adopt Resolution 2010-01 Council Member Topham seconded the motion. The Council roll call vote was as follows: Council Members Petersen, Pace, Topham, Palmer and Mayor Webb in favor. Resolution 2010-01 was adopted by a unanimous vote.

V *Consideration of Resolution 2010-02 Appointing a Member of the City Council to the Association of Municipal Councils*

Council Member Topham moved to nominate Sabrina Petersen and adopt Resolution 2010-02. Council Member Palmer seconded the motion. The Council roll call vote was as follows: Council Members Petersen, Pace, Topham, Palmer and Mayor Webb in favor. Resolution 2010-02 was adopted by a unanimous vote.

VI. *Consideration of Resolution 2010-03 Appointing a Member of the City Council to Serve on the Administrative Control Board of Salt Lake County Special District No. 1*

Council Member Pace moved to nominate Barry Topham and adopt Resolution 2010-03. Council Member Palmer seconded the motion. The Council roll call vote was as follows: Council Members Petersen, Pace, Topham, Palmer and Mayor Webb in favor. Resolution 2010-03 was adopted by a unanimous vote.

VII. *Consideration of Resolution 2010-04 Appointing a Member of the City Council to the Upper Canal Board*

Council Member Palmer moved to nominate Barry Topham and adopt Resolution 2010-04. Council Member Pace seconded the motion. The Council roll call vote was as follows: Council Members Petersen, Pace, Topham, Palmer and Mayor Webb in favor. Resolution 2010-04 was adopted by a unanimous vote.

VIII. *Consideration of Resolution 2010-05 Authorizing the Execution of an Amendment to the Interlocal Agreement with Salt Lake County Regarding the Purchase of Real Property Located at 4625 Holladay Blvd (existing fire station property)*

Council Member Pace moved to adopt Resolution 2010-05. Council Member Topham seconded the motion. The Council roll call vote was as follows: Council Members Petersen, Pace, Topham, Palmer and Mayor Webb in favor. Resolution 2010-06 was adopted by a unanimous vote.

Council Member Pace noted that this is a win-win situation for the County, Holladay and the UFA. He thanked the County for working with us on this agreement.

IX. *Consideration of Ordinance 2010-01 Amending Title 13 of the City Code Regarding Amateur Radio Facilities*

Council Member Palmer moved to adopt Ordinance 2010-01 with the following addition: #8. No wire, antenna, array or any other part of the structure may overhang onto an adjacent property” Council Member Topham seconded the motion. The Council roll call vote was as follows: Council Members Petersen, Pace, Topham, Palmer and Mayor Webb in favor. Ordinance 2010-01 was adopted by a unanimous vote.

X. *Consent Agenda*

a. Approval of Minutes – December 3 & 10, 2009 and January 14, 2010

Council Member Palmer moved to adopt the consent agenda with the changes noted in the pre-meeting. Council Member Pace seconded the motion. The Council voted in the affirmative and the consent agenda was approved.

XI. City Manager Report – Randy Fitts

Manager Fitts reported on the following:

- * The 2010 Legislative session begins on Monday. The City is watching some bills and he will keep the Council updated.
- * Mayor Webb was elected Chair of the UFA. Mayor Wall from Taylorsville asked the UFA for a 5% cut across the board on taxing structure that will be looked into by the Board.
- * He and Ms. Carlson met with Boyd Peterson of the Valley Journals earlier this week. Going with Millcreek is not an option; they want to be autonomous and don't want to merge with Holladay. Mr. Peterson also noted that many of the merchants that advertise like being with Cottonwood Heights. Going out on our own is not an option, at this time. The Valley Journal is well read in the area with 83% readership.

XII Council Reports

Mayor Webb reported on the UPD Board meeting. There is a lot of confusion between the County UPD and the UPD Board. The County UPD is an independent elected body that oversees unincorporated Salt Lake County and has the ability to levy taxes. The Board is looking into changing the name to avoid further confusion.

XIII. Recess to RDA Meeting at 6:30pm or as soon thereafter as possible

Council Member Palmer moved to recess to and RDA meeting. Council Member Pace seconded the motion. The Council voted in the affirmative and the Council meeting recessed at 6:29pm.

XIV. Reconvene & Adjourn to Work Meeting

Council Member Palmer moved to adjourn to a work meeting. Council Member Topham seconded the motion. The Council adjourned to a work meeting at 6:42 pm.

The minutes for the work meeting follow

WORK MEETING – January 21, 2010

ATTENDANCE

Mayor Dennis Webb

Lynn Pace

Patricia Pignanelli- *excused*

J. James Palmer

Barry Topham

Sabrina Petersen

City Staff

Randy Fitts, City Manager

Stephanie Carlson, City Recorder

Paul Allred, Community Development Dir

Craig Hall, City Attorney

Mayor Webb convened the work meeting at 7:23 pm and asked Council Member Pace to conduct.

1. Discussion on Holladay Village Center

a. Discussion on Plaza Design - presentation by James Glascock

James Glascock and Curtis Tanner reviewed with the Council proposed drawings for the plaza design. The Council discussed their likes and dislikes and some minor adjustments. They asked to have all four drawings in the newsletter, plus the plaza principles article.

b. Set Public Hearing and Open House Dates

The Council scheduled an open house for February 10 from 6-9pm. The Planning Commission will hold a public hearing on February 16 and the Council will hold one on February 18. These dates should also be published in the newsletter.

2. Discussion Regarding Proposed Rezone at 4802 S Holladay Blvd from R-2-10 to RM (Oral Design Dental Labs)

Council Member Pace stated that this item is a carry over from last year. The applicant is entitled to a decision and he recommends putting on the next agenda for a vote.

Mr. Oganov stated that he came to the city and was told logically it would not be an issue since he is surrounded by RM and high density and it is not logical to have a single family home in this area. Currently the applicant cannot sell it as residential or a business. The maximum density there could be 5 units, due to our standards. The Council discussed having a revertor clause. Council Member Topham feels we are discussing this too early, the applicant's son still has to be accepted to medical school and we should talk about this once he is accepted.

3. Discussion Regarding Proposed Kristauf's Restaurant

Text change amendment to allow Class D liquor sales and local consent

This item is on the agenda at the request of the applicants who are hoping to get a feel from the Council on whether to apply and go through the text change process. Jill Christoffersen reviewed their proposal to bring their business to Holladay with a location at Trio. There would be two separate entrances/businesses. They are hands-on owners with no violations. The difference between Kristauf's and the Oyster Bar is that Kristauf's is an upscale restaurant with appetizers, entertainment and a full kitchen. The Oyster Bar is a restaurant and where you eat and order drinks with your meal. Their average tab is around \$18/person. Café Trio cannot afford to keep the place, it is too large. They have until May 1st if they cannot get someone in there that fits they will be leaving and are looking at selling to a chain restaurant. If granted the Class D license it is not transferrable. She hopes the Council will have an open mind. They have a good record with the DABC and have worked hard to get where they are.

Council Member Topham would rather see a national chain family style restaurant and feels it would be more in line with the conservative Holladay community.

Mayor Webb supports them going through the process. He has some challenges with some issues but feels it would enhance the economic viability of the city. He supports hearing the public's view.

Council Member Pace and Petersen also support having them go through the public process.

4. Discussion on Proposed Murray-Holladay/Bonair Rezone

Properties at 2220, 2260 and 2270 E Murray Holladay Road and 4749-4763 S Bonair Street are proposed to be rezoned RM (multiple-family residential), the rear portions of 4813 and 4821 Bonair are proposed to be rezoned R1-21(single family residential), and 2210 E Murray Holladay Road is proposed to be rezoned P (public use)

a. Public hearing scheduled for Feb. 4

The Council reviewed the staff report.

5. Discussion on Proposed Rezone at 1968 & 1984 E Murray Holladay Rd

(Café Normandie & Pawit's Restaurant) - The proposal is to rezone the property from C-1 to C-2.

a. Public hearing scheduled for Feb. 4

The Council reviewed the staff report. Going to a C-2 zone will allow for liquor sales.

6. Review Annual Planning Meeting Notes

The list from the meeting will be used to set the agenda and to move items forward.

XV. Closed Session pursuant to Utah Code Section 52-4-204 & 205 to Discuss Personnel Issues, Potential Litigation and Property Acquisition and Disposition

Council Member Palmer moved to go into closed session for the purposes of discussing personnel issues, potential litigation and property acquisition. Council Member Topham seconded the motion. The Council voted in the affirmative and the council convened in a closed session at 8:47 pm.

Those in attendance at this Closed Session were: Council Members Petersen, Palmer, Topham, Pace and Mayor Webb. Also in attendance were: Randy Fitts, Craig Hall, Stephanie Carlson, Clarence Kemp and Paul Allred.

Minutes for the closed session were taken and are now on file as a Protected Record.

Mayor Webb moved to adjourn the closed session and reconvene the work meeting. Council Member Palmer seconded the motion. The Council roll call vote was as follows: Council Members Pace, Petersen, Palmer, Topham and Mayor Webb in favor. The motion to adjourn and reconvene in the work meeting passed by a unanimous vote.

XVI. Adjourn

Council Member Palmer moved to adjourn. Council Member Topham seconded the motion. The meeting adjourned at 9:56 pm.

I hereby certify that the foregoing represents a true, accurate and complete record of the Holladay City Council meeting held Thursday January 21, 2010.

Stephanie N. Carlson, MMC
Holladay City Recorder

Dennis R. Webb, Mayor

Minutes approved: 2-18-10