

**MINUTES OF THE  
HOLLADAY CITY COUNCIL MEETING**

**Thursday, May 20, 2010  
Mt. Olympus Room  
4580 S 2300 E  
Holladay, Utah 84117**

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**BRIEFING SESSION & WORK MEETING - 5:00pm**

***ATTENDANCE***

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

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

Mayor Pro-tem Palmer conducted the briefing session, which was called to order at 5:30 pm.

The Council reviewed the agenda.

Capt. Chris Bertram discussed the opportunity for Holladay to conduct a DUI checkpoint. There is funding available, through a grant, for the UPD to conduct a checkpoint. The Council discussed if one was needed and the pros and cons. Many on the Council do not like checkpoints, but feel it could help educate people and the city could learn from the statistics. Capt. Bertram will work on finding a location and getting the proper noticing out on date, time and location.

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**Council Meeting – 6:00pm**

***ATTENDANCE***

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

**City Staff**

Randy Fitts, City Manager - *excused*  
Stephanie Carlson, City Recorder  
Craig Hall, City Attorney  
Paul Allred, Community Development Dir

**Citizens:**

**I. *Welcome***

Mayor Webb called the meeting to order at 6:03 pm and welcomed those in attendance.

**II. *Pledge of Allegiance***

The Pledge of Allegiance was led by Blake Finley of Scout Troop 758.

**III. *Public Comments***

There were none.

**IV. *Consent Agenda***

**a. *Approval of Minutes – May 6 & 13, 2010***

Council Member Palmer moved to adopt the minutes as presented. Council Member Petersen seconded the motion. The Council voted in the affirmative and the minutes were approved.

**V. *Council Reports***

Council Member Palmer reported on the Oakwood rebuild. They have resolved the purchase of land to the north and construction has now begun. He also reported that he had met with Jeff Niemeyer from Salt Lake City and they have found a solution to the water line through Walker Lane and are finalizing the details. Council Member Palmer also reported that the valet company at Tuscany is back using the road. Mr. Allred commented that he and Mr. Kemp are meeting the owners on-site next week to talk about options for parking. Mayor Webb asked that Council Member Palmer attend that meeting and be involved in moving this issue forward. Lastly, he thanked Capt. Bertram for his work on the school bus enforcement issues on 6200 S.

Council Member Pignanelli thanked Capt. Bertram for his attendance at the traffic meeting on Spring Lane.

## **VI. *Adjourn to Work Meeting***

Council Member Pignanelli moved to adjourn to a work meeting. Council Member Petersen seconded the motion. The Council meeting adjourned at 6:14pm.

### **The minutes for the work meeting follow**

## **WORK MEETING –May 20, 2010**

### ***ATTENDANCE***

Mayor Dennis Webb  
Lynn Pace  
Patricia Pignanelli  
J. James Palmer  
Barry Topham  
Sabrina Petersen

### **City Staff**

Randy Fitts, City Manager - *excused*  
Stephanie Carlson, City Recorder  
Paul Allred, Community Development Dir  
Craig Hall, City Attorney  
Clarence Kemp, City Engineer

Mayor Pro-tem Palmer conducted and opened the work meeting at 6:15 pm

### **1. Discussion on Village Center**

#### **a. Discussion Regarding Status of Development Project & Plaza**

The staff will be meeting with UDOT and the contractor in the next few weeks to go over the construction schedule and to get an update on the budget. The electrical boxes will be moved and conduit is in place. The Council discussed the use of honey locust trees. They feel they are very generic but they do grow fast. They would like to see other species of trees for the plaza area, if possible. The Council discussed the complaints from businesses and patrons on the entrance to Great Harvest. There is a double yellow line that people cannot cross and traffic backs up going south for those trying to enter those businesses. Mr. Kemp will follow up on that issue and report back to the Council.

#### **b. Update on Advisory Committee regarding appeal of Planning Commission approval of the final site plan**

Mayor Webb updated the Council on the progress of the committee. The professionals are meeting privately now. They have met with the appellants and are making progress. They will be meeting next week with Mr. Lofgren regarding modifications to the plans. The Council asked that Mayor Webb report to the committee the desire of the Council to have a report by June 10 at that latest for the Council to review and discuss.

### **2. Update on Development Projects in Cottonwood Heights**

Paul Allred updated the Council on the projects. Their Planning Commission met last night and discussed both the Tavaci and Tall building amendment. **Tavaci** – the City Council is scraping the CCR zone and coming up with a new zone. The current plan is to have residential, PUD type development, only. It proposed to have two million sq ft of housing which will be clustered in the center. Currently there is only one way in and out and no second access has been proposed.

**12 story tall building amendment** - Cottonwood Heights proposes this allowance in 3 areas: Union Park, Old Mill and the gravel pit areas on Wasatch Blvd. There is strong opposition to Beckstrand's proposal at Old Mill. The biggest concern is traffic. The consensus of the Planning Commission seems to be that 12 stories is not right for Old Mill.

### **3. Discussion on Proposed Amendments to the Business License Ordinance**

Over the past six months the city has receive periodic complaints or had issues with massage therapists. He has drafted an ordinance that adds more criteria for massage therapy establishments, such as receiving a license from not only the city but the State and County, keeping a customer log and limiting the hours of business. The Council would like to also see background checks and fingerprinting of employees. Mr. Hall stated that those requirements are already in our business license code. This item will be on the next agenda for approval.

### **4. Discussion on Indoor Shooting Ranges**

The City has received a request from a citizen to build a shooting range in his basement. From a safety and building code standpoint there is no issue, but it is illegal to discharge a firearm in city limits outside of a commercially-licensed shooting gallery (which there are none). The Council discussed private property right and safety concerns (i.e. proper ventilation and sound containment). Mr. Hall will do further research on this issue and report back to the Council on licensing and if the ordinance allows. He will also find out if other cities have dealt with this issue.

### **5. Budget Discussion**

The Council reviewed the proposed budgets and went over them line by line. The proposed budget shows one less officer for the police department. This is the additional School Research Office the Council added about 18 months ago for the Junior High Schools to each have a full-time office. The Council also discussed the funds for the Interfaith Council and if it falls under the Doug Short rule. The Council asked to see a breakdown of complete road funding and to compare that to Class C funds.

The Council then had a policy discussion regarding law enforcement. Council Member Palmer and Pignanelli feel that there are other places to cut budget before law enforcement. There needs to be an officer in each of the Jr. Highs. There is an added value to having an officer and it has been a real difference and impact in the schools. Capt. Bertram commented that no one would be laid off if you cut one officer, that officer would just be reassigned in the precinct.

Council Member Pace stated that revenue is down 5% and he does not see that changing any time soon. We are reducing one-time expenses to reflect permanent reductions. We need to look at reducing expenses. There is about \$750,000 of one-time money in this budget. Council Member Pace then discussed the \$231,000 that we are down in the building department. He would like to see a cost/benefit analysis for a reduction of 1 full-time employee in the Community Development Dept.

### **5. Review of Council Goals**

The Council reviewed their goals.

Council Member Pace talked about the annexation petition that is going around in the Millcreek area. He would like to look at what the financial impact would be for our city. He is also meeting with Mr. Allred on the land use changes.

Council Member Palmer reported that he and Mr. Fitts have met with Joe Perrin and he is working on a proposal for traffic planning.

Council Member Pignanelli is working on a location for the Taste of Holladay. She is looking at the Cottonwood Club or the Old Mill Golf Course because both locations will serve liquor. She is working on getting bids and getting the Chamber involved.

Council Member Petersen stated she is working out the fine details for the July 4<sup>th</sup> celebration.

**6. Calendar**

The Council reviewed the calendar for June.

**7. Other Business**

**XIII. Closed Session pursuant to Utah Code Section 52-4-204 & 205 to Discuss Personnel Issues, Potential Litigation and Property Acquisition and Disposition (if needed)**

Mayor Webb moved to go into closed session for the purposes of discussing personnel issues, potential litigation and property acquisition. Council Member Pace seconded the motion. The Council voted in the affirmative and the council convened in a closed session at 8:23 pm.

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

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

**XIV. Adjourn**

Mayor Webb moved to adjourn. Council Member Pignanelli seconded the motion. The meeting adjourned at 9:05pm.

*I hereby certify that the foregoing represents a true, accurate and complete record of the Holladay City Council meeting held Thursday May 20, 2010.*

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Stephanie N. Carlson, MMC  
Holladay City Recorder

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Dennis R. Webb, Mayor

Minutes approved: 6-17-10