

**MINUTES OF THE HOLLADAY
CITY COUNCIL WORK MEETING**

**Thursday, March 13, 2008
5:00 p.m.
City Hall – Mt. Olympus Room
4580 S 2300 E
Holladay, Utah 84117**

ATTENDANCE

Mayor Dennis Webb

City Staff

Council Members

Lynn Pace
Grant Orton
Pat Pignanelli
Jim Palmer
Barry Topham

Randy Fitts, City Manager
Stephanie Carlson, City Recorder
Clarence Kemp, City Engineer

Citizens: Scott Kiser

1. Call to Order

Mayor Webb called the meeting to order at 5:19pm and asked Council Member Pace to conduct the work meeting.

2. Discussion on Proposed Smoking & Alcohol Ban Ordinance

The Council discussed changes to the ordinance. There will need to be signs posted at City Hall that notify people of the changes as well as the Clean Air Act. Council Member Orton questioned how this ordinance would be enforced and by whom.

3. Discussion & Presentation on Gateways

Steve Gilbert and Darin Bell brought back designs for a single column, brick body monument sign. It would be a concrete column wrapped in brick with a granite cap, and the lettering would be in granite convex. The monuments would be about 12ft in height with klinker brick, which will provide a unique look and feel. They also brought the proposed cost for each monument would be around \$20,000 (which includes labor).

The Council discussed the three locations to begin with and would like to field trip the one proposed for the 6200 S Highland Dr area.

The Council liked the column design and brick that was presented this evening. They gave Manager Fitts the go ahead to proceed with those monuments at 6200 S & Holladay Blvd, 4500 S & Wander Ln and to field trip the 6200 S Highland Drive site.

Council Member Pignanelli was excused at 6:06pm.

Council Member Pace then discussed the gateway area at 4500 S and Wander Ln. There is a group who wants to clean it up and do some beautification. They will focus on the eastern portion on the lot and will keep the vegetation buffer. The Council agrees the area needs to be improved and likes the concept. Council Member Pace will meet with the group and let them know that there will be some that when the work begins that they take pictures and do an article for the newsletter.

4. Discussion on Fire Station

Council Council member Mike Jensen, Chief Don Berry, Gaylord Scott and Jay Fernley from the UFA were all in attendance for the discussion.

Mayor Webb asked the Chief what exactly the needs are for a new fire station with regards to size, number of bays, functions etc.

Chief Berry stated the current station is over 50 years old and only 5,000 sq ft. Chief Berry passed out a drawing on the current Casto site with the fire station. Any new building would need to house eight people and have three bays. The bays would need to be drive-thru and are 70ft deep with 14ft high doors. This size building (12,000 sq ft) would give them room to grow and to handle ambulance service and a ladder truck. The housing portion of the station would be two-story (living and unfinished basement). The construction costs are \$250/sq ft on the high end which the Council questioned. The Chief also talked about certain stations being able to house equipment that the area calls for, such as the Walker Ln and the hillside areas.

The Chief then presented two other options for the current site and building the station behind the current one, with just different layouts.

The Council expressed concerns with each location. On the Casto site there is room for a storage building on the rear of the property for the city to use for their equipment. There will be concerns from the residents around there and the Jr. High. There are things that can be done to mitigate the concerns; they could even do a smaller footprint by doing it all two-story (28-30ft high).

Council Member Jensen also talked to the Council about the fire service district and the options that city has if they choose to join. The area of Holladay would join, not the city and the Mayor would retain his seat on the UFA Board and the District Board. There are funding options to join the district and would be seen as a separate tax levy on residents property taxes, but it is dedicated funding to fire only.

The Council will continue to look at this issue and discuss at future meetings. There will be public hearings and newsletter articles letting citizens know what is happening.

5. Discussion on Capital Improvements.

Manager Fitts discussed the road inventory he and Tosh Kano have been doing with all the roads in each district. He will have the information and priorities for the Council at their next meeting. We are moving ahead with the curb, gutter and sidewalk in front of Oakwood elementary. In front of Cottonwood, the project will be administered by UDOT due the Safe Sidewalk federal funding. The Mayor asked Council

Member Topham and Clarence Kemp to go knock on doors along that area and let the residents know what is going to happen. He would like to see construction on both projects begin on June 2nd. The sidewalks for Crestview elementary are also through the same funding. Council Member Pace asked to hold off for a few weeks until he could walk the area and see where the sidewalks are needed.

6. Update on Development Agreement with General Growth Properties (Mall)

Manager Fitts updated the Council on the agreement. He is meeting next Monday with Kris Longson to iron out the final points, along with Randy Feil and Craig Hall. They are really close to a final agreement and hope to have something to the Council in the next 30 days.

7. Discussion on Holladay Village

The Council passed the preliminary budget and Dan Lofgren will have 30 days from today to comply with his portion of the agreement. The issue with Holiday Water has been worked out with regards to line replacement. Council Member Pace referred to section 4.2.2 of the agreement to make sure the City and RDA were following through with their side and not holding the project up. He asked that Craig Hall review that section and bring back to the Council what needs to be done and when.

The City still wants to have input on design and asked for work meeting with Mr. Lofgren.

8. Discussion on Proposed City-wide Clean Up

The proposed clean up is schedule for April 26 from 9am – 1pm with a lunch here at city hall afterwards. There would be side specific projects for each Council district with five dumpsters. Manager Fitts stated he is working with sponsors on the luncheon. He has also contacted the Chamber and Youth Council to help participate. He asked the Council to highlight areas in their district that need cleaning up and doing an article in the next newsletter, letting people know the date and some details. The Council requested that Manager Fitts work with the Interfaith Council in spreading the word. The Council also discussed having each Council Member deliver box lunches instead of returning to city hall. They feel after working all morning you will lose people if they have to come to city hall. Once projects in each area are picked, it was suggested a flyer be sent home with each student in order to announce the date and clean up areas.

Mayor Webb moved to go into closed session at 8.22 to discuss personnel issues, potential litigation and property acquisition and disposition. Council Member Orton seconded the motion The Council voted in the affirmative and convened in a closed session.

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

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

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

Mayor Webb moved to adjourn the closed session and reconvene the work meeting at 8.55pm. Council Member Orton seconded the motion. The Council roll call vote was as follows: Council Members Orton, Pace, Palmer, Topham and Mayor Webb in favor. The motion to adjourn & reconvene passed by a

unanimous vote.

10. Other Business

Council Member Orton requested that the Rotary Club be put on a work meeting to present their options for contributing bus benches to the city. They will be on the April 17 work meeting.

Manager Fitts reviewed the timeline for budget meetings and adoptions

11. Adjourn

There being no further discussion, Council Member Palmer moved to adjourn. Council Member Orton seconded the motion and the meeting adjourned at 9:10pm.

I hereby certify that the foregoing represents a true, accurate and complete record of the Holladay City Council work meeting held Thursday, March 13, 2008

Stephanie N. Carlson, CMC
Holladay City Recorder

Dennis R. Webb, Mayor

Minutes Approved: 3-27-08