

**MINUTES OF THE
HOLLADAY CITY COUNCIL MEETING**

**Thursday, August 18, 2016
Mt. Olympus Room
4580 South 2300 East
Holladay, UT 84117**

BRIEFING SESSION - 5:30 p.m.

ATTENDANCE:

Mayor Rob Dahle
Lynn Pace - *excused*
Patricia Pignanelli
Mark Stewart
Steven Gunn
Sabrina Petersen

City Staff:
Gina Chamness, City Manager
Todd Godfrey, City Attorney
Stephanie Carlson, City Recorder

Mayor Dahle called the Briefing Session to order at 5:35 p.m. The Council reviewed the agenda. The Council discussed the proposed rezone. It was explained that this request is exactly like the earlier request from the Nettie's Homeowners. Rezoning makes it easier for homeowners to refinance.

The Council also discussed the extension on the moratorium and the need to clarify our intent and what we hope to accomplish in that time frame.

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**Thursday, August 18, 2016
City Council Chambers
4580 South 2300 East
Holladay, UT 84117**

Council Meeting 6:00 pm

ATTENDANCE:

Mayor Rob Dahle
Lynn Pace- *excused*
Patricia Pignanelli
Steven Gunn
Sabrina Petersen
Mark Stewart

City Staff:
Gina Chamness, City Manager
Todd Godfrey, City Attorney
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I. Welcome – Mayor Dahle

Mayor Dahle conducted and called the meeting to order at 6:00 pm.

II. Pledge of Allegiance

The Pledge of Allegiance was led by Cub Scout Garrison Summerhays.

III. Public Comments.

Ethan & Garrison Summerhays – 5330 S Baywood Cir. They are avid skateboarders and are asking the Council to consider working with Salt Lake County to build a skate park in the Holladay area so they don't have to be driven to other cities. Skateboarding is a challenge; it is active and can involve the whole family. There are three locations where a skate park could be located: Creekside Park, Holladay Lions or Olympus Hills Park. Skate parks are in every city by ours. We are required to travel a great distance to enjoy them and we believe our east side community could benefit from such a park. This would not be just for skateboarders, scooters, rollerblades, skaters and BMX bikes would all be welcome. Please help us pass along our wishes.

Mayor Dahle thanked them for their passion and will forward the request onto the County.

IV. Public Hearing on Proposed Rezone for .92 acres of Property Located at 4833 S Holladay Blvd (Holladay Blvd Estates) from R-1-10 (single family 10,000 sq ft. min.) to R-2-10 (single family 6,250 sq ft min.)

Paul Allred, Community Development Dir provided the staff report. The request is to rezone the development from condominiums to a Planned Unit Development in order to allow for more freedom in financing, maintenance, etc. There are five, detached homes in the project and are non-conforming due to lot size. There will be no change in use or expansion. The Planning Commission recommended unanimous approval.

Mayor Dahle opened the public hearing at 6:13pm

Laura Hazel – President of the HOA. She reported that all five homeowners are supportive of the rezone.

There being no further comments, **Mayor Dahle closed the public hearing at 6:14pm.** This item will be on the next agenda for consideration.

V. *Quarterly UFA Report*

Marty Slack, Asst. Chief provided the quarterly report. With all that is going on he reassured the Council that Holladay is in good hands. The delivery of service has not been affected by this transition and the crews are very dedicated. There are a total on seven assistant chiefs who now allowed to do their job and we are already seeing improvements.

Mayor Dahle commented that there are internal issues with UFA. The Chief and Deputy Chief has resigned and a nationwide search has begun for a new chief. There are two audits being conducted into UFA and the problems are in the higher ranks. The UFA Board is focusing on the “health” of the organization.

He went over the handout that showed the stats from January- June of this year. Most of the calls in Holladay are medical only about 10% are actual fire calls. Overall staffing is down in the UFA, but that has not affected Holladay. There is a four man crew at Station 104.

Chief Slack then discussed the need for a second fire station in the south end of the city. The average response time is six minutes but in District 5 and parts of 3 that response time is just under eight minutes. The Cottonwood Heights station cover most of District 5 and the city does pay for that coverage. It is a good deal and a good relationship. Chief Slack apologized for not having current data, but due to the transition resources are stretched thin. He asked to come back in three months to give the Council and update and better numbers, especially for the south end of the city.

The Mayor and Council thanked Marty for all he does for the city.

VI. *Consideration of Ordinance 2016-21 Extending Temporary Zoning Regulations in the Holladay Village Zone Relating to Final Processing of Applications for Residential and/or Residential/Commercial Mixed-use Development*

Council Member Gunn commented that there are three significant developments planned for the Village – Harmons and two condo developments. We need to pause plans for the Village especially as it pertains to multi-unit housing. He asked for the moratorium to be extended six months on building of additional multi-family units and to revisit the issues of housing density once the impact of these proposed developments are seen.

Mayor Dahle asked to for clarification on what the city hopes to accomplish during the moratorium.

Council Member Petersen feels the density is too dense for multi-residential. She is concerned with the traffic, the intersection at Murray-Holladay/Holladay Blvd. and our overall existing infrastructure. This moratorium will give us time to answer the concerns of our residents. Currently there is no cap on parking in the Village – if you can park it you can build it. We

need a traffic study and evaluations on parking. She along with Council Member Gunn and staff are meeting to make recommendations to the Planning Commission.

Council Member Gunn clarified that this moratorium does not apply to the two condo developments already planned for the Village. His focus is on residential not commercial.

Mr. Godfrey stated that this ordinance only changes the length of the moratorium.

Council Member Petersen moved to adopt Ordinance 2016-21. Council Member Gunn seconded the motion. The Council roll call vote was as follows: Council Members Petersen, Pignanelli, Gunn, Stewart and Mayor Dahle in favor. Ordinance 2016-21 was adopted by a unanimous vote.

VII. *City Manager's Report – Gina Chamness*

Manager Chamness reported on the following:

- The electronic sign at Olympus Jr. High. She has reached out to both the principal and assistant principal with no response. She will continue to follow up with them.
- Bike racks on the plaza. She has been to the plaza to look for locations and the best locations are not on city property. She is working with the store owners on options.
- Upper Canal. The canal on Wander Lane from 4500 So to Murray Holladay Rd has been slowly eroding and is in need of repair at a cost of \$15-20,000. It is a safety concern due to the bikers and walkers on that stretch of road.

VIII. *Council Reports*

Council Member Petersen thanked Chief Hutson for monitoring Nextdoor and addressing residents' concerns.

Council Member Stewart has had issues with numerous car break-ins in his area and asked the Chief to look into putting that on the patrol list.

Mayor and Council thanked Margo and the Arts Council for all their work on the Blue Moon Festival. It was well done and a great event for the city.

IX. *Other Business*

X. *Adjourn City Council Meeting and Reconvene in a Work Meeting*

Council Member Petersen moved to adjourn the City Council Meeting reconvene in a work meeting in the Mt. Olympus Room. Council Member Stewart seconded the motion. The Council voted in the affirmative and the meeting adjourned at 7:03 p.m.

WORK MEETING
August 18, 2016

ATTENDANCE

Mayor Rob Dahle
Lynn Pace - *excused*
Patricia Pignanelli
Mark Stewart
Sabrina Petersen
Steven Gunn

City Staff
Gina Chamness, City Manager
Stephanie Carlson, City Recorder
Todd Godfrey, City Attorney

Mayor Dahle convened the Council in a Work Meeting at 7:15 p.m.

a. Discussion on City Hall

The sub-committee needs to reconvene to go over the priorities for the coming year with the park and costs. The trees have not yet been chosen for the pavilion area and the west side of the playground. Mayor Dahle reminded the Council that the Holladay Garden Club is willing to donate \$4000 for a project at the park. The Council discussed placement of the storage sheds.

b. Discussion on Pavement Projects for 2016-17

Manager Chamness went over the proposed projects for the coming year. There are only two pavement overlay projects planned for this fiscal year – Kentucky Ave and Delsa Dr. Mr. Godfrey advised the Council and Manager to look at Delsa Dr and make sure that is a good use of funds. Staff is also working with the County regarding concerns with the slurry seal process and is waiting on a resolution before identifying areas.

The road inventory needs to be update and staff is working on a capital plans document that will include roads, city facilities, storm drains etc and we hope to have that done by Jan.

The Council was very concerned that the city could only two road projects.

c. Discussion on Deer Issues

The Council discussed a date for an open house on the issue. October 12 from 7-8:00 pm was set. Council Member Stewart will contact DWR to have a representative in attendance.

d. Discussion on Residential Density in the HV – end goal

The Council discussed what items will be looked at during the moratorium which includes: density, height, parking and traffic. There needs to be a balance in the Village.

e. Calendar

Ms. Carlson reviewed the calendar. The Sept. meetings are the 8, 15 and 22. The Utah League convention is Sept. 14-16 and members have been registered.

f. Other Business

Council Member Gunn discussed a major issue with the aqua duct passes through the city and passes under Splendor Way. The Bureau of Reclamation owns the land and the builder of the subdivision got an easement. Residents were notified that Metro Water wants for revoke the easement in return for a license that would be for 15 years. The district owns the land and the

street is on the land. The residents in the area have hired an attorney but are at an impasse with the district. This needs a political solution, not legal.

He reported that work on the 2345 park has stopped. He and Manager Chamness are meeting with park staff to prioritize projects. He mentioned that the Gun Violence Prevention Center would like to plant daffodils on the berm facing 2300 E. and would like to speak at the planting along with the Mayor and Chief Hutson. The Council was concerned that this may make a political statement and would like further discussion before committing anything.

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

XV. *Adjourn*

There being no further business, Council Member Gunn moved to adjourn. Council Member Petersen seconding the motion. The Council voted in the affirmative. The meeting adjourned at 8:50 p.m.

I hereby certify that the foregoing represents a true, accurate and complete record of the Holladay City Council meeting held Thursday, August 4, 2016

Stephanie N. Carlson, MMC
Holladay City Recorder

Robert Dahle, Mayor

Minutes approved: September 22, 2016