

**MINUTES OF THE
HOLLADAY CITY COUNCIL MEETING**

**Thursday, October 22, 2015
Mt. Olympus Room
4580 South 2300 East
Holladay, UT 84117**

BRIEFING SESSION - 5:30 p.m.

ATTENDANCE:

Mayor Rob Dahle
Lynn Pace
Patricia Pignanelli
J. James Palmer, Jr.
Steven Gunn
Sabrina Petersen

City Staff:
Randy Fitts, City Manager - *excused*
Todd Godfrey, City Attorney
Stephanie Carlson, City Recorder
Clarence Kemp, City Engineer

Mayor Dahle called the Briefing Session to order at 5:50 p.m. The Council reviewed the agenda. The Mayor discussed the Urban Wildlife Program which would be for raccoon management for the whole county. It is a federally run program/ contract and the person would be an employee of the Div of Wildlife Resources. Participating cities will pay the county who will in turn pay DWR. The new hire will not be brought on until full funding is in place.

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HOLLADAY CITY COUNCIL MEETING**

**Thursday, October 22, 2015
Council Chambers
4580 South 2300 East
Holladay, UT 84117**

Council Meeting 6:00 p.m.

ATTENDANCE:

Mayor Rob Dahle
Lynn Pace
Patricia Pignanelli
J. James Palmer, Jr.
Steven Gunn
Sabrina Petersen

City Staff:
Randy Fitts, City Manager - *excused*
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Stephanie Carlson, City Recorder

I. *Welcome* – Mayor Dahle.

Mayor Dahle conducted and called the meeting to order at 6:06 p.m.

II. *Pledge of Allegiance.*

The Pledge of Allegiance was led by Ethan from Scout Troop 95.

III. Public Comments.

There were none.

IV. Public Hearing on Proposed Rezone from R-1-43 to R-1-21 for Property Located at 2496 E 6200 S

Paul Allred, Community Development Dir provided a brief staff report. The applicants wish to build two homes on the land. All of the surrounding properties are on less than one acre and the Planning Commission feels that with a development agreement to ensure no more than two lots will be built, as the applicant and neighbors have agreed to in this case, the rezone should be approved. The City Attorney feels another type of agreement that the applicant can develop and record against the property in cooperation with his neighbors. The Planning Commission recommended approval.

Matt Snow, Planning Commission Chair. The Commission felt that two homes would not change the character or feel of the area. They were not in favor of spot zoning, as was suggested by some of the neighbors.

Mayor Dahle commented that this parcel has a history of rezones and wondered what has changed? Mr. Allred stated that each time this has come up there has been pushback from the neighbors.

Council Member Gunn asked how the city can restrict him to two lots.

Mr. Godfrey suggested attaching conditions or a private agreement with the neighbors (covenant) that runs with the land.

Dave Nixon - applicant 2275 E 6200 S. He is a resident and loves the area. He understands the issues with the zoning and has talked to all the neighbors & held a meeting. He agrees to building two homes on ½ acre lots.

Council Member Pace asked if an agreement between the neighbors, not the city, has been explored and if not to get with the neighbors in the next two weeks to discuss.

Mr. Nixon said there had been talk of a development agreement but not of an agreement with the neighbors.

Mayor Dahle opened the public hearing at 6:23pm

Donna Dahl – 2440 E 6200 S. She lives west of the property in a one-acre zone. She has fought this in the past due to property issues. She supports the two lots, but expressed concern about the precedence it sets for the last remaining lot.

Lee Archer – 2516 E 6200 S. He lives east of the property. If approved for two lots only, he is in favor.

There being no further comments, Mayor Dahle closed the public hearing at 6:28:30 pm.

V. Consideration of Resolution 2015-23 Approving an Interlocal Agreement with Salt Lake County for Participation in the Salt Lake County Urban Wildlife Assistance Program

Mayor Dahle explained that the growing issue of raccoons came up in a discussion at a COG meeting and the need to have a point person. The cost to bring on one full-time employee would be

about \$81,000 and so Holladay's portion would be about \$5,000. Mayor Dahle noted the concerns of the Council on the contract and will have Mr. Godfrey review.

Council Member Pace moved to table this item to the Nov. 5 meeting until Mr. Godfrey can review and work on an agreement with the County (i.e. control of employee, who manages and the mechanics of the funding, what happens if a city withdraws what happens to the funds, etc) . Council Member Palmer seconded the motion. The Council roll call was as follows: Council Members Pace, Petersen, Pignanelli, Gunn, Palmer and Mayor Dahle in favor. Resolution 2015-23 was tabled by a unanimous vote.

VI. Consent Agenda

a. Approval of Minutes – Sept. 17 & Oct. 8, 2015

b. Consideration of Amended Ordinance 2015-13 to Add Section 8.06.140 Prohibiting the Feeding of Non-Domesticated (Wild) Mammals, including Deer, Within the City Limits

Council Member Petersen moved to approve the consent agenda. Council Member Pignanelli seconded the motion. The Council voted in the affirmative and the motion carried.

VII. Council Reports.

Council Member Gunn stated that the trees have been planted at Stratton Park. He thanked everyone for their support.

Council Member Pace held a town meeting on the 13th. He had about 50 people in attendance and there was a very robust discussion on transportation tax and the mall.

VIII. Other Business.

IX. Adjourn City Council Meeting and Convene in a Work Meeting

Council Member Pace moved to recess the City Council Meeting and convene in a work meeting. Council Member Petersen seconded the motion. The Council voted in the affirmative and the meeting adjourned at 6:39 p.m.

WORK MEETING
October 22, 2015

ATTENDANCE

Mayor Rob Dahle
Lynn Pace
Patricia Pignanelli - *excused*
J. James Palmer
Sabrina Petersen
Steven Gunn

City Staff
Randy Fitts, City Manager - *excused*
Stephanie Carlson, City Recorder
Todd Godfrey, City Attorney
Paul Allred, Community Development Director
Clarence Kemp, City Engineer

Mayor Dahle convened the Council in a Work Meeting at 6:50 p.m.

a. Presentation on Knudsen Park Master Plan

Jay Bowinkle and Don Sonntag - MGB+A The Grassli Group went over the Knudsen Park plan that will be submitted with the ZAP application.

Mr. Sonntag stated that there are a lot of unique features in the area - trails, river, etc. The vision is to make it a passive, nature park with history and education features. The original master plan has been tweaked just a bit. The emphasis will be on nature with plaques and an education area. There will be a playground, small amphitheater and a regional connection with the trail system. This would be a destination park.

Mayor Dahle commented that this is just conceptual implementation but is critical for the zap application and need to come up with cost estimates. This is just conceptual implementation.

Council Member Pace commented that this is a huge departure from the original master plan. The concept shows no pond or green, grassy play area. There needs to be something to bring people back to the park. He would like to see BBQ and bonfire pits added as well as a playground for all ages. The Council discussed modifications to the plan.

Council Member Palmer initiated a rezone of the Cotton Bottom and Minkevitch parcel to "P".

b. Quality of Life Presentation

AJ Martine spoke to the Council about getting more citizens involved in a quality of life committee that would focus on issues such as: biking, air quality, etc. It would be holistic approach in improving our quality of life. He would like to see a member from each district that are passionate. Mayor Dahle suggested that he along with Council Members Petersen and Gunn set up a meeting to get the committee started and working on a mission statement.

c. Update on Appeal to City Council

Mr. Godfrey went over how the meeting would go for the appeal hearing on Oct. 29. Meeting will start at 6:00pm and each side will have 30 mins to present their side, then we will hear from staff. Afterwards the Council will meet in closed session to deliberate. Jody Burnett will be there representing the Council.

d. Discussion on Earlier Rezone Hearing

The Council discussed the rezone on 6200 S. They asked staff to find out who owns the lots and about Mr. Nixon doing a private covenant with the surrounding neighbors. The Council would like something that the City could enforce, if needed to. Mayor Dahle disclosed that his brother is

looking at buying the lot behind the Dahls.

e. Discussion on COR Application for Urban Deer Control Plan

Mayor Dahle explained that a Certificate of Registration is the second step in the deer control plan. It gives permission to begin drafting a plan. We will need estimates of the deer population that are in the area. The earliest the City could begin a deer relocation program would be Nov. 2016 or early 2017.

f. Calendar

g. Other Business.

Mayor Dahle is confident the City will receive money from the TRCC application for the park. How do we proceed with finishing up the park by June of next year? Manager Fitts would like to have a plan done and out to bid by Feb. 1. The subcommittee of Council Members Pace, Petersen and Pignanelli need to start meeting.

Council Member Palmer would like to look at the cost of installing “No idle signs” around the schools. He will work with the Mayor and Granite School district.

Council Member Petersen asked about street lighting. She had a call from a constituent asking about lights being on between the hours of midnight to 5:00am. He would like to see LED lights installed that aren’t as bright. Capt. Hutson stated not having those lights is a huge safety issue. Clay Anderson has approached her about doing solar LED lights that go down to 30% when no one is around and are motion activated. Cost is about \$1500/light. She would like to see those put around the playground.

Council Member Pignanelli also asked to look at the street lights in her area, she would like more.

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

XI. Adjourn Work Meeting.

There being no further business, Council Member Petersen moved to adjourn. Council Member Palmer seconding the motion. The Council voted in the affirmative. The meeting adjourned at 8:45 p.m.

I hereby certify that the foregoing represents a true, accurate and complete record of the Holladay City Council meeting held Thursday, October 22, 2015.

Stephanie N. Carlson, MMC
Holladay City Recorder

Robert Dahle, Mayor

Minutes approved: December 10, 2015