

SALT LAKE COUNTY

*2001 So. State Street
Salt Lake City, UT 84114
(385) 468-7500 TTY 711*



Meeting Minutes

Tuesday, June 4, 2024

11:00 AM

Room N2-800

County Council

1. CALL TO ORDER

- Present:** Council Chair Laurie Stringham
Council Member Jim Bradley
Council Member Dave Alvord
Council Member Aimee Winder Newton
Council Member Ann Granato
Council Member Sheldon Stewart
Council Member Dea Theodore
- Call In:** Council Member Suzanne Harrison
Council Member Arlyn Bradshaw

Invocation - Reading or Thought - Pledge of Allegiance

Mr. Scott Baird, Director, Public Works and Municipal Services Department, led the Pledge of Allegiance to the Flag of the United States of America.

2. PUBLIC COMMENT

3. REPORT OF ELECTED OFFICIALS:

3.1. County Council Members

Council Member Theodore stated she had an opportunity to visit the District Attorney’s Office and go to court with some of the prosecutors. It was insightful to see what they did, but she would like to learn more about the funding and what it took to do the job.

Council Member Stringham stated she had the opportunity of participating in the Utah Pride Festival this weekend to support family members.

3.2. County Mayor

Mayor Jennifer Wilson stated the first week of the My County Rec Pass went well. She recognized the extra effort it took by her team and employees to get this done.

[Later in the meeting]

Ms. Michelle Hicks, Executive Office Administrator, Mayor’s Office, stated the County is involved with an intern program sponsored by the Bank of America. It

received under 400 applications, and has filled ten positions, and it will possibly be bringing on one or two more interns. She introduced two of the interns - Porter Hill and Jack Saber.

Mr. Porter Hill stated he was a senior at Arizona State University studying public policy in law. He was from Utah, and he would be here this summer interning in the Mayor's Office.

Mr. Jack Saber stated he was a junior at Yale University studying economics. He was from Salt Lake, and he would be here this summer interning in Mayor Finance.

3.3. Other Elected County Officials

4. WORK SESSION

4.1 Economic Update from the Kem C. Gardner Policy Institute

[24-1752](#)

Attachments: [Staff Report](#)
[SLCo Economic Outlook 5-30-24 v2](#)
[SLCo Economic Outlook 5-30-24 v2](#)

Presenter: Natalie Gochnour, Associate Dean of the David Eccles School of Business, Director of the Kem. C. Gardner Policy Institute at the University of Utah. (Approx. 11:15AM, 45 Min.)

Informational

Ms. Natalie Gochnour, Associate Dean of the David Eccles School of Business, Director of the Kem. C. Gardner Policy Institute at the University of Utah, delivered a PowerPoint presentation entitled "Economic Insights," reviewing a summary of economic humility, positives and negatives, inflation and interest rates, Utah's decelerating growth, and trends to watch; a two-column chart of the U.S. economic positives and negatives; U.S. real gross domestic product (GDP) growth; Utah job growth year over percent change; a quote by Leon Trotsky regarding monetary policy; U.S. consumer price inflation; a quote by Jerome Powell in an August 2023 Federal Reserve Board statement; effective federal funds rate percent, not seasonally adjusted; U.S. and Utah monthly job growth year over percent change, seasonally adjusted; job growth year over, April 2024; job growth April 2023-2024; unemployment rate April 2024; unemployment rate U.S. and Utah, not seasonally adjusted; Utah net migration; Housing Price Index for Utah and U.S., all transactions; Utah housing shortage, 2011-2024; consumer

sentiment; and inflation and interest rates, Utah's decelerating growth, Salt Lake County, and issues in a nutshell.

Council Member Alvord asked if the five percent in government job growth in Utah was a Utah phenomenon, or if it was national because of the massive investment of American Rescue Plan Act (ARPA) by the Federal Government pumped into government across the United States.

Ms. Gochmour stated that happened in places besides Utah, due to the pandemic effect of how the public sector recovered from the pandemic versus the private sector.

Ms. Catherine Kanter, Deputy Mayor of Regional Operations, stated there was a huge infusion of federal funding into the State and local governments in 2023-2024. However, a lot of jobs that had been created were temporary jobs to fund new programs. As funding gets spent, those jobs will roll off and that number will come down.

4.2 2024 Revenue Update

[24-1753](#)

Attachments: [Staff Report](#)
[2024 June Adjusted Budget Revenue Forecast \(002\)](#)

Presenter: Rod Kitchens, Director of Budget and Planning. (Approx. 12:00PM, 20 Min.)

Informational

Mr. Rod Kitchens, Director of Budget and Planning, Mayor Finance, delivered a PowerPoint presentation entitled "2024 June Adjusted Budget Revenue Projections," reviewing the agenda, 2024 major revenues in the General Fund; 2024 Sales Tax revenue; 2023 Sales Tax actuals versus the September 2023 projection by fund; June budget changes; the June budget versus 2023; revenues and year over year growth rate for the following taxes: County Option Sales Tax; Zoo, Arts and Parks Tax; Transportation Sales Tax; Transient Room Tax; Transient Room Tax - Supplemental; Car Rental Tax; Restaurant Tax; and Local Option Sales Tax; interest revenue changes; Recorder revenue; a revenue summary; and an appendix of 2023 actuals versus the June budget, and 2023 versus 2022.

Council Member Stringham asked if the revenues and year over year

growth rate for the Local Option Sales Tax took into consideration that unincorporated County islands would be annexed out of the County.

Ms. Catherine Kanter, Deputy Mayor of Regional Operations, stated the idea is those will roll off over a three-year period, so that should be factored in for 2025.

BREAK FOR LUNCH - RECONVENE AT 1:30PM

4.3 Proposed Hire Report / Incentive Plans - \$3,000 and Under / Weekly Reclassification Report [24-1748](#)

Attachments: [Staff Report](#)
[Proposed Hire Report 05-29-2024](#)
[Incentive Plans Under \\$3,000 5-29-2024](#)
[Weekly Reclassification Report 5-29-2024](#)

Presenter: Hoa Nguyen, Council Budget and Policy Analyst. (Approx. 1:30PM, 5 Min.)

Informational

Ms. Hoa Nguyen, Budget & Policy Analyst, Council Office, reviewed the new hires. There were no reclassifications nor incentive plans.

4.4 Mayor's Mid-Year Budget Proposals [24-1754](#)
· **Introduction by Mayor Wilson**
· **Budget Proposals Presentation by Darrin Casper**

Attachments: [Staff Report](#)
[2024 June Adjusted Budget - Mayor Proposed Budget Presentation \(6-4-2024\)](#)

Presenters: Mayor Jenny Wilson. Darrin Casper, Deputy Mayor of Finance and Administration CFO. (Approx. 1:35PM, 60 Min.)

Informational

Mayor Jennifer Wilson stated she was proposing funding for two items in addition to the necessary adjustments. The first proposal was a restoration to budgets of 50 percent of the contra accounts. The 2024 budget restriction was well-intentioned, but it has been challenging for elected officials and staff to do their jobs with less revenue and tighter controls. Smaller independent offices were most impacted by the contras because one cut slowed down

operations. In reviewing the June budget, finance staff felt comfortable recommending some relief, as structural revenues have exceeded structural deficits. Without relief, County services would be compromised going forward. In her portfolio, there would be impacts to libraries, parks, recreation centers, flood control management, and animal services. Then, Aging and Adult Services' Meals and Wheels program and Rides for Wellness program could be jeopardized, as this division also lost a grant.

The second proposal was to spend Opioid settlement funds to add two drug enforcement agency officers for three years to help reduce Opioid access. There has been an increase in the use of Fentanyl in the community and cartels are getting wiser and stronger. Since 2019, 1.82 million fake pills containing fentanyl have been seized. Fentanyl is significantly more potent than heroin and can be deadly. A key component of this initiative would be a comprehensive strategy that invested in education, awareness campaigns, and preventative measures.

Also proposed was \$247,000 in Opioid settlement funds for a program in conjunction with the University of Utah. This program provided access to substance use treatment for mothers and their babies struggling with substance misuse. The County's funds would support an integrated care approach.

Additionally, she was proposing Opioid settlement funds for Health Informaticists.

Mr. Darrin Casper, Deputy Mayor of Finance & Administration, delivered a PowerPoint presentation entitled "June Budget 2024," reviewing 2024 budget goals; 2024 June budget direction; highlights for June 2024; General Fund structure analysis reconciling the draw down; a restoration of half of the prior budget cuts; full-time employee (FTE) changes and June budget adjustments; Opioid settlement fund changes; the Transportation Fund; the Service, Opportunity, Assessment Review (SOAR) project; funding for the Human Services Department, the divisions of Parks and Recreation, Golf, the Library, and Arts and Culture, the Convention and Visitor Services, the Mayor's administration, the Human Resources Division, the Assessor, the Auditor, the Clerk, the District Attorney, the Recorder, and the Sheriff; current Transformational Initiatives in the 2024 June adjusted budget and multi-year plan; Transformational Initiatives changes; Parks and Recreation funding sources; technical adjustments; 2024 ending fund balances; the

purchasing power erosion due to inflation; the County population growth trend; and a 2024 budget recap of all funds.

Council Member Stringham asked why the Mayor chose to contribute Opioid settlement funds to the organization with the University of Utah.

Ms. Kelly Colopy, Director, Human Services Department, stated the County was approached to contribute to the expansion of a University of Utah program already operating. The University of Utah wanted to open an additional location in Rose Park. This was a request for one-time funding - \$157,000 of which would be used for capital improvements so the University could finalize the clinic, and \$90,000 for a case manager for up to two years.

Council Member Stringham asked if the Arts & Culture Division had not foreseen the need for the HVAC upgrades at the Rose Wagner Theatre.

Ms. Robin Chalhoub, Director, Community Resources Department, stated the HVAC costs came in astronomically higher than anticipated. Costs have increased for boilers and chillers, so all County's HVAC related projects have come in much higher than anticipated.

Council Member Stringham asked why the ArtTix credit card charge back software was needed.

Ms. Chalhoub stated there was a dramatic increase in the volume of fraudulent purchases and charge backs, which the County then had to pay for. The Arts and Culture Division wanted to get this implemented before it started selling Hamilton tickets.

4.5 Council Midyear Budget Direction

[24-1764](#)

Attachments: [Staff Report](#)

Presenters: Council Chair Laurie Stringham. David Delquadro, Council Fiscal Manager. (Approx. 2:35PM, 15 Min.)

Discussion/Direction

Mr. David Delquadro, Chief Financial Manager, Council Office, stated in November, the Council approved an across-the-board approach to the contra accounts - one percent reduction in FTEs, two percent for operating

budgets, and three percent for personnel appropriations to be held in a contra account, with the understanding organizations that did their best to meet their contra account would not be held accountable for things they could not achieve. Based on presentations made to the Council last month, these percentages were not sustainable. He asked if the Council wanted to take an across-the-board approach and reduce all contra accounts by 50 percent, as the Mayor proposed, or consider budgets individually.

Council Member Stringham stated she was not supportive of the 50 percent reduction from contra accounts for every scenario. She wanted to go through every budget and consider any reduction on a case-by-case basis.

Council Member Winder Newton stated she agreed; the County was not flush with cash and still needed to be frugal.

A motion was made by Council Member Winder Newton to withdraw the 50 percent contra reduction from the mid-year budget and consider contra relief on a case-by-case basis.

Council Member Alvord asked what the dollar amount would be from a 50 percent reduction to all contra accounts.

Mr. Darrin Casper, Deputy Mayor of Finance and Administration, stated the contra accounts were applied in the Sherpa Government Solutions software, identified by organization.

Mr. Delquadro stated the amounts were \$3.86 million in personnel and \$854,000 in operations in the General Fund, and \$4.5 million for personnel and \$1.24 million for operations countywide.

Mayor Jennifer Wilson stated she was concerned there would be winners and losers by taking the proposed approach. It would affect morale and it could have potential inequitable outcomes. She would be happy to help with that deep dive in next year's budget, but felt it was best to do a restoration applied across the board in this June mid-year budget.

Council Member Stringham stated fifty percent across the board might not actually be equitable because larger organizations might be able to handle cuts better than smaller organizations.

Council Member Alvord stated it was politically easier to do a 50 percent cut, but some organizations needed more resources than other organizations, so considering this on a case-by-case basis was best.

Council Member Stewart stated inflationary pressures were hitting some organizations more than others. He would like to focus on the areas that were most impacted.

A motion was made by Council Member Winder Newton, seconded by Council Member Stringham, to withdraw the 50 percent contra reduction from the mid-year budget and consider contra relief on a case-by-case basis. The motion carried by a unanimous vote.

4.6 Consideration of Salary Adjustments for the Clerk's Office

[24-1746](#)

Attachments: [Staff Report](#)

[Equity Adjustments - Clerk's Office 06.04.24](#)

Presenters: Lannie Chapman, County Clerk. Sharon Roux, HR Division Director. (Approx. 2:50PM, 10 Min.)

Discussion/Direction

Ms. Lannie Chapman, Clerk, stated last year, her office began looking at salaries, and noticed some equity adjustments needed to be made. Some people were out of sync with where they needed to be compared with peers in the same grade, so she teamed up with the Human Resources Division to do a deeper dive.

Ms. Sharon Roux, Director, Human Resources Division, stated this started with employees bringing it to Ms. Chapman's attention. Then, Nikila Venugopal, Chief Deputy Clerk, reviewed each employee's work experience with them, after which, an analysis was done. She delivered a PowerPoint presentation on the salary adjustment requests in the Clerk's Office, reviewing the compensation issues and the recommendations. The recommendations included \$10,693.31 for Marriage and Passport Specialists - Grade 13 salary adjustments; \$3,290.22 for Election Coordinators - Grade 13 salary adjustments; and \$2,185.37 for an Asset Manager from a Grade 13 to a Grade 14 market equity adjustment.

A motion was made by Council Member Granato, seconded by Council Member Winder Newton, that this agenda item be approved. The motion carried by a unanimous vote. Council Member Bradshaw was absent for the

vote.

4.7 Sheriff Rivera Law Enforcement Bureau Update

[24-1739](#)

Attachments: [Staff Report](#)

Presenter: Rosa Rivera, Salt Lake County Sheriff. (Approx. 3:00PM, 10 Min.)
Informational

Sheriff Rosie Rivera stated last month, the Sheriff's Office hired 75 of the 85 sworn officers from the Unified Police Department (UPD). Hiring civilians is taking longer. Not enough civilians from the UPD applied, so the Sheriff's Office will have to seek outside applicants. The Sheriff's Office is in the process of doing interviews now. She was confident the Sheriff's Office would be operational by the July 1st deadline.

One of the challenges has been negotiating the distribution of assets between the Sheriff's Office and the UPD, and that will likely not be done by July 1st. The UPD's property and evidence storage is currently in the Sheriff's Special Operations Division's building, and because she hired the UPD's Evidence Manager, she proposed to the UPD that it keep its storage in the Special Operations building until 2025. That would enable the Sheriff's Evidence Manager to mentor the UPD's Evidence Manager. In addition, she proposed that the Sheriff's forensics work with the UPD's forensics in the same building for a short duration. The Sheriff's Office and the UPD were also working on splitting records. The biggest challenge is splitting cars. There are not enough cars for both entities, and it takes nine months to get a vehicle purchased and set up.

She hoped the two entities could work together, as public safety came first. However, negotiations have been rough. The County created the UPD, at which time it transferred a lot of assets to the UPD, and some people were having a hard time accepting that the Sheriff's Office should get some of those back. The District Attorney's Office is working with the Sheriff's Office on this.

Council Member Granato asked if at the time the UPD was established, an agreement was put in place in the event the UPD failed.

Mr. Ralph Chamness, Chief Deputy District Attorney, stated there was, but at the time, no one contemplated the UPD would fail. Also, neither Millcreek

nor the metro townships existed. A lot of events took place that overtook that agreement. The County and the UPD are doing what makes sense for both entities rather than operating under that agreement.

5. PUBLIC HEARINGS AND ISSUANCE OF PUBLIC NOTICES

Set a Public Hearing for June 18, 2024, at 6:00 pm for the Purpose of Giving Interested Persons the Opportunity to Comment on Proposed Adjustments to the 2024 Salt Lake County Budget adopted on December 5, 2023, and Proposed Certified Tax Rates for 2024 [24-1767](#)

A motion was made by Council Member Stewart, seconded by Council Member Theodore, to set the public hearing for June 18, 2024. The motion carried by a unanimous vote.

6. PENDING LEGISLATIVE BUSINESS

6.1 Final Approval of an Ordinance of General Revision, Amending Title 19, Chapter 15, entitled “Accessory Dwelling Units” of the Salt Lake County Code of Ordinances, 2001, to Implement Salt Lake County’s Moderate Income Housing Plan by Better Accommodating ADUs as an Affordable Housing Option, While Balancing Impacts on Other Properties; Updating the Chapter for Compliance with State Law and for Clarification; and Making Other Related Changes [24-1759](#)

Attachments: [Staff Report](#)
[SLCo Ordinance Code Chapter Regarding Accessory Dwelling Units](#)

Presenters: Kayla Mauldin, Senior Long-Range Planner, Greater Salt Lake Municipal Services District. Zach Shaw, SLCo Senior District Attorney.
(Approx. 3:10PM, 5 Min.)

Discussion/Direction

Ms. Kayla Mauldin, Senior Long-Range Planner, Greater Salt Lake Municipal Services District, stated she wanted to address two questions that were raised. The first question was why staff recommended accessory dwelling units (ADUs) be allowed on properties over an acre in size. That request came from the survey that was done over the summer. One property owner had specifically said they could not get a detached ADU on their

property because their house was set back, with their yard in front of their property. The Greater Salt Lake Municipal Services District (MSD) looked at best practices and standards and found that the American Association of Retired Persons (AARP) encouraged municipalities to allow ADUs in the front yard of a property if the setback was at least 30 feet from the front property line. The MSD decided for Salt Lake County, it would only be appropriate on lots over an acre. The MSD did an analysis to see how many properties that would affect and found that only 110 of existing residential properties in the unincorporated County, not in the canyons, would be eligible for an ADU in their front yard.

The second question was whether it would be better to require the property owner to reside in the primary dwelling instead of choosing between the primary dwelling and the ADU. The MSD did some research on best practices, and every guide recommended allowing that flexibility. Some even recommended not requiring owner occupancy at all. The MSD recommended allowing the owner to choose which building they wanted to live in. Requiring the owner to live in the primary dwelling took away flexibility, and could create unintended consequences.

Council Member Stringham stated she was concerned with allowing a property owner to live in the ADU, as it did not protect seniors from their children taking their homes away from them. She knew of many instances where a property owner's children had been added to the deed and had kicked their parents out of their home.

Mr. Zachary Shaw, Deputy District Attorney, stated seniors who have rights to property can force those rights through the courts. Those rights include the right to occupy their property and decide how their property gets used. Legal aid is available for elderly people who have a low income. The District Attorney's Office did not think that requiring the owner to occupy the primary residence would stop the problem from happening.

Ms. Catherine Kanter, Deputy Mayor of Regional Operations, stated if an elderly person was on a deed, their children should not be able to remove them from their house, unless they were deemed incompetent. People can pursue their rights based on elder abuse through the State's Division of Aging and Adult Services or the County's Aging and Adult Services.

Mr. Sim Gill, District Attorney, stated Utah's Adult Protective Services can

help people being subjected to this. The District Attorney's Office would encourage them to contact local law enforcement to get a case number, so his office could prosecute when it had sufficient evidence.

Mr. Shaw stated the MSD staff listened to the Planning Commission meeting, which unanimously recommended ADUs be allowed in the front yard, after the comment was made that it was similar to a flag lot.

Council Member Stewart stated he listened to the meeting and thought there was a lot of confusion over allowing an ADU in the front yard, and he thought the motion was unclear.

A motion was made by Council Member Stewart, seconded by Council Member Winder Newton, to remand Section 19.15.110 H of the proposed ordinance back to the Planning Commission for clarification of its recommendation, and to approve the remainder of the ordinance.

Council Member Alvord stated he had another small change he wanted to propose, but due to limited time, he would bring the proposal back. He thought there were some issues with setbacks. If the motion had not had support, he would have suggested it be tabled for a week or two.

Ms. Lisa Hartman, Associate Deputy Mayor of Regional Operations, stated she would prefer that the Council approve the ordinance today, with the one portion going back to the Planning Commission. There has been a lot of interest in this ordinance being passed. If there was going to be additional language, she asked that she be allowed to evaluate that.

Ms. Mauldin stated it would be best if the Council adopted what it was comfortable with now to show the State that the County was doing its due diligence in meeting moderate income housing requirements. The reporting deadline is August 1st.

ORDINANCE NO. 1924

REVISION OF THE SALT LAKE COUNTY CODE CHAPTER REGARDING
ACCESSORY DWELLING UNITS

AN ORDINANCE OF GENERAL REVISION, AMENDING TITLE 19, CHAPTER 15,
ENTITLED "ACCESSORY DWELLING UNITS" OF THE SALT LAKE CODE OF
ORDINANCES, 2001, TO IMPLEMENT SALT LAKE COUNTY'S MODERATE

INCOME HOUSING PLAN BY BETTER ACCOMMODATING ADUS AS AN AFFORDABLE HOUSING OPTION, WHILE BALANCING IMPACTS ON OTHER PROPERTIES; UPDATING THE CHAPTER FOR COMPLIANCE WITH STATE LAW AND FOR CLARIFICATION; AND MAKING OTHER RELATED CHANGES.

The County Legislative Body of Salt Lake County ordains as follows:

SECTION I. The amendments made herein are designated by underlining the new substituted words. Words being deleted are designated by brackets and interlineations.

SECTION II. Chapter 19:15 of the Salt Lake County Code of Ordinances is amended as follows:

19.15.010 - Purpose.

Salt Lake County recognizes that accessory dwelling units in single-family residential zones can be an important tool in ~~[in the overall housing plan for Salt Lake County]~~ meeting Salt Lake County's moderate income housing needs. The purposes of the accessory dwelling unit ("ADU") standards of this code are to:

- A. Comply with ~~[pending]~~ State of Utah legislation which allows for internal ~~[accessory dwelling units]~~ ADUs generally and requires counties to adopt an ordinance if they wish to regulate certain requirements of the dwellings;
- B. Allow opportunities for property owners to provide social or personal support for family members where independent living is desirable;
- C. Provide for ~~[affordable]~~ moderate income housing opportunities;
- D. Make housing units available to ~~[moderate income people]~~ households with moderate incomes who might otherwise have difficult finding housing in Salt Lake County;
- E. Provide opportunities for additional income to offset rising housing costs;
- F. Develop housing units in single-family neighborhoods that are appropriate for people at a variety of stages in the life cycle;
- G. Preserve the character of single-family neighborhoods by providing standards governing development of ~~[accessory dwelling units]~~ ADUs; and

H. Ensure that [~~accessory dwelling units~~]ADUs are properly regulated by requiring property owners to obtain a business license and a building permit for an ADU prior to renting the ADU.

19.15.020 - Definitions.

[The following words, terms and phrases, when used in this chapter, shall have the meanings ascribed to them in this section, except where the context clearly indicates a different meaning:]

“Accessory dwelling unit” (ADU) means a self-contained dwelling unit located on an owner-occupied property that is either incorporated within the single-family residence (IADU) or in a detached building (detached ADU) and is further defined by this chapter and by Utah State Code.

“Internal accessory dwelling unit” (IADU) means an accessory dwelling unit created:

- A. Within a primary dwelling;
- B. Within the footprint of the primary dwelling at the time the internal accessory dwelling unit is created; and
- C. For the purpose of offering a long-term rental of thirty consecutive days or longer.

“Owner occupancy” means a property where the property owner, as reflected in title records, makes his or her legal residence at the site, as evidenced by voter registration, vehicle registration, driver’s license, county assessor records or similar means.

“Primary dwelling” means a single-family dwelling that is detached and is occupied as the primary residence of the owner of record.

- A. “Primary dwelling” includes a garage if the garage is a habitable space and is connected to the primary dwelling by a common wall.

“Public utility easement” (PUE) means an area on a recorded plat map or other recorded document that is dedicated to the use and installation of public utility facilities.

19.15.030 - Allowed areas and zone.

A. IADUs shall be a permitted use on single family home lots in areas zoned primarily for residential use with a lot area of six thousand square feet or greater, including R zones, A zones, Forestry zones, and the PC Zone. Detached ADUs are also permitted but may only be built on single family home lots with an area of [~~twelve~~seven] thousand square feet or greater, except that detached ADUs in a PC Zone are permitted on single family home lots with a minimum area of six thousand square feet if the county has approved design standards for the same.

B. In no case shall an ADU be permitted in a townhome, a multi-family PUD or other attached unit type, or on any lot that cannot satisfy parking, setback, or lot coverage requirements.

19.15.040 - Number of residents.

ADUs shall not be occupied by more than one family.

19.15.050 - Setbacks.

A. Internal ADUs. Setbacks on IADUs are the same as the setbacks for a single-family dwelling in the zone.

B. Detached ADUs Built After Adoption of this Chapter. Side yard setbacks on detached ADUs will be consistent with setbacks for a single-family dwelling in the zone. Rear yard setbacks on detached ADUs are a minimum of ten feet. Detached ADUs must also be a minimum of six feet from the main dwelling. For detached ADUs, if existing PUEs are greater than the required setback, the minimum setback will be the PUE boundary.

C. Conversion of Existing Accessory Structures Built Prior to the Adoption of this Chapter. Side yard and rear yard setbacks on existing accessory structures built prior to the adoption of this Chapter, which are to be converted to a detached ADU, shall comply with the accessory structure setback standards at the time the structure was legally erected. The detached ADU shall be set back a minimum of six feet (6') from the primary dwelling. An exception to these setbacks is an existing structure that has been declared a noncomplying structure under section 19.88.150.

Figure 19.15.1: Setback Standards for a Detached ADU Built After Adoption of this Chapter.

Figure 19.15.2: Setback Standards for an Existing Accessory Structure Built Prior to the

Adoption of this Chapter and Converted to a Detached ADU.19.15.060 - Parking requirements.

In addition to the required parking for the existing home, the property owner must demonstrate that at least one on-site parking space is available for the~~[an IADU, and that two on-site parking spaces are available for a detached ADU]~~ADU. A property owner bears the burden of showing by a preponderance of the evidence that sufficient parking is available. In cases where garage conversions are done to create an IADU or detached ADU, any parking spaces that previously existed and were required to meet off-street parking requirements for the primary dwelling shall be replaced. [~~Replacement on-site parking spaces are required for the primary dwelling in a number equal to the parking spaces eliminated by such ADU.~~]

19.15.070 - Height requirements.

~~[Detached ADUs shall be no taller than the existing home]~~Height restrictions for IADUs shall be consistent with the height standards for single-family dwellings in the zone. Detached ADUs shall comply with the following height requirements:

1. For detached ADUs with a rear or side yard setback of less than ten feet (10'); the maximum height is twenty feet (20');
2. For detached ADUs with a rear or side yard setback of ten feet (10') or more; the maximum height is the height of the primary dwelling.

19.15.080 - Lot coverage.

Lot coverage maximums as outlined per each zone. Any additions to an existing building or construction of a detached ADU shall comply with Section 19.15.050 and except as provided in that section, shall not exceed the allowable lot or rear yard coverage standard for the underlying zone.

19.15.090 - Owner occupancy.

The principal unit or the ADU must have owner occupancy, except for medical, military service, or religious reasons for a time period of up to two years. If an absence is warranted due to the above reasons, an on-site manager shall be designated. The property owner may not receive rent for the unit that was occupied by the owner. An application for an ADU shall include evidence of owner occupancy.

19.15.100 - Number of ADUs per lot.

~~[If one IADU on a lot exists, a detached ADU is not allowed.]~~No more than one ADU, whether internal or detached, is permitted per lot.

19.15.110 - ADU design standards.

A. An approved building permit is required for all ADUs before an ADU is constructed, and all other applicable provisions of this chapter and the Salt Lake County Code must be met before an ADU can be rented. Existing non-compliant ADUs may come into compliance by receiving a permit and verifying existing work was done according to code.

B. A building permit may not be issued for an ADU until the applicant has provided written confirmation from the applicable water supplier that the ADU complies with all applicable water service requirements.

C. The design and size of an ADU shall conform to all applicable building, fire, and health codes, including applicable water service requirements. The design and size of a detached ADU shall conform to these codes and any other applicable codes and a building permit.

D. Detached ADUs shall have a permanent concrete slab on which they are built, unless they are constructed above a garage.~~[Detached ADUs shall have a permanent foundation on which they are built.]~~ Detached ADUs are not allowed to be built on a foundation with a basement, on piers, or on any temporary or wheeled structure.

E. Conversions of an existing space to an ADU will require compliance with safety requirements per building code including, but not limited to, egress windows with window wells in case of emergency, and sufficient HVAC and climate control for the ADU.

F. IADUs shall~~[will]~~ not require a separate HVAC or firewall.

G. The o[Ø]wner shall provide a separate address marking for emergency services and mailing services.

H. Detached ADUs shall not be located in a front or corn[er]~~[m]~~er lot side yard.

I. New Detached ~~[WUs]~~ADUs must be offset ten feet or more from the front façade

of the main dwelling.

J. Any detached ADU shall have adequate facilities for all discharge from roof and other drainage.

K. Single family residences with a detached ADU shall retain the same appearance as a single-family residence.

L. An existing accessory building may be converted into an ADU provided that it meets the same ADU requirements in this chapter.

19.15.120 - Affidavit and notice of accessory dwelling unit.

Applicants for ADUs shall provide an affidavit stating that the owner of the property will live in either the primary dwelling or ADU as their permanent residence. Upon approval of the ADU by the building official, and upon the issuance of a business license pursuant to Section 19.15.130, a notice of accessory dwelling unit including the affidavit shall be recorded against the property to provide notice to a future owner of the owner occupancy requirement for the ADU. Upon sale of the property, the new owner shall be required to sign and record a new affidavit and secure reauthorization of the ADU by the building and business license officials. A copy of the recorded notice [~~will~~shall] be provided to the applicant when completed.

19.15.130 - Business licensing.

Prior to renting out any ADU, a business license must be obtained. That license must be maintained as long as the unit is rented out.

19.15.140 - Retention of single-family residence status and verification of water and sewer

A. ADUs are part of a single-family residence and shall not be used as a multi-family residence.

B. ADUs may not be separately metered apart from the single-family residence.

C. Applications for ADUs must include submittal of written verification from water and sewer providers that water and sewer are available to the ADU (or in the event of a septic system, verification from the Salt Lake Health Department that the system meets applicable regulations and is performing properly).

D. ADUs may not be sold or subdivided separately from the single-family residence.

19.15.150 - Short-term rental use prohibited.

Units approved as ADUs shall not be used as short-term rentals. Any rentals shall be made for thirty consecutive days or more.

19.15.160 - Variances.

The land use hearing officer may grant variances to the standards of this chapter in accordance with Section 19.92.040. The land use hearing officer may not grant a variance from building code requirements, owner occupancy provisions, square footage requirements, or the number of units allowed per lot.

SECTION III. This ordinance shall become effective fifteen (15) days after its passage and upon at least one publication of the ordinance as a summary thereof in a newspaper published and having general circulation in Salt Lake County.

APPROVED and ADOPTED this 4th day of June, 2024.

SALT LAKE COUNTY COUNCIL

ATTEST (SEAL)

By /s/ LAURIE STRINGHAM
Chair

By /s/ LANNIE CHAPMAN
Salt Lake County Clerk

Note: Figures 19.15.1 and 19.15.2, under 19.15.050 - Setbacks, C., were unable to be inserted into the minutes, due to incompatibility with the Granicus program.

A motion was made by Council Member Stewart, seconded by Council Member Winder Newton, to remand Section 19.15.110 H of the proposed ordinance back to the Planning Commission for clarification of its recommendation, and to approve the remainder of the ordinance. The motion carried by a unanimous vote.

6.2 Consideration of a Resolution of the Salt Lake County Council Requesting the Assistance of Mayor’s Finance in Preparing Annual Written Reports Required by Utah Code Concerning the Transient Room Tax and the Tourism, [24-1750](#)

Recreation, Cultural, Convention and Airport Facilities Tax

Attachments: [Staff Report](#)
[Tax Expenditure Reporting Resolution](#)

Presenters: Council Chair Laurie Stringham. Mitchell Park, Legal Counsel. Kara Trevino, Legislative Affairs Director. (Approx. 3:15PM, 5 Min.)

Discussion/Direction

Mr. Mitchell Park, Legal Counsel, Council Office, reviewed the resolution requesting the assistance of Mayor's Finance in preparing annual written reports required by Utah Code concerning the Transient Room Tax and the Tourism, Recreation, Cultural, Convention and Airport Facilities Tax. He explained that in 2016, the State changed the law to require that this body provide these reports. Prior to 2016, it had been a requirement of the external auditor. However, neither the Salt Lake County Council nor other counties had been aware of the change in the law. It was brought to the attention of counties in Utah by the Utah Association of Counties. The Council is probably not the best body suited to compile the reports, so he had asked Mayor Finance to help. Darrin Casper, Deputy Mayor of Finance and Administration agreed to compile the reports; then, the Council would review and submit them to the relevant entities, prior to the deadline of October 1st of each year.

RESOLUTION NO. 6203

A RESOLUTION OF THE SALT LAKE COUNTY COUNCIL REQUESTING THE ASSISTANCE OF MAYOR'S FINANCE IN PREPARING ANNUAL WRITTEN REPORTS REQUIRED BY UTAH CODE CONCERNING THE TRANSIENT ROOM TAX AND THE TOURISM, RECREATION, CULTURAL, CONVENTION AND AIRPORT FACILITIES TAX

WHEREAS, Salt Lake County has adopted and imposed both a transient room tax under Utah Code Ann. § 59-12-301, codified at Chapter 3.12 of Salt Lake County Ordinance ("TRT"), and a tourism, recreation, cultural, convention, and airport facilities tax under Utah Code Ann. § 59-12-603, codified at Chapter 3.10 of Salt Lake County Ordinance ("TRCC tax"); and

WHEREAS, the Council, acting as the legislative body for Salt Lake County, annually approves and appropriates expenditures from both the TRT and the

TRCC tax as a part of Salt Lake County's budget process and in the manner prescribed by Utah Code and Salt Lake County Ordinance; and

WHEREAS, pursuant to Utah Code Ann. § 17-31-5.5, the Council, as the legislative body for Salt Lake County, is obliged to prepare annual written reports that include an identification and breakdown of expenditures associated with the both the TRT and the TRCC tax; and

WHEREAS, on or before October 1 of each year, the Council is required to provide copies of these annual written reports to the Utah Office of Tourism within the Governor's Office of Economic Opportunity, the Salt Lake County TRCC tax advisory board, and the Office of the Legislative Fiscal Analyst; and

WHEREAS, the Salt Lake County Mayor serves as the budget and finance officer for Salt Lake County pursuant to Salt Lake County's budget ordinances and applicable state law; and

WHEREAS, the Mayor, by and through the Mayor's Office of Financial Administration ("Mayor's Finance"), has the appropriate staff, data, training, and expertise to assist the Council in accurately compiling data of revenues and expenditures that are needed to prepare the annual written reports required by Utah Code Ann. § 17-31-5.5; and

WHEREAS, Mayor's Finance has expressed a willingness to assist the Council in compiling and preparing the annual written reports required by Utah Code Ann. § 17-31-5.5; and

WHEREAS, Utah Code Ann. § 17-31-5 provides that the Council may do and perform all acts that are necessary, convenient, desirable, or appropriate to carry out the provisions of state law related to the TRT and TRCC tax, including with respect to preparation of the annual written reports required by Utah Code Ann. § 17-31-5.5; and

WHEREAS, the Council now finds it expedient to formally request the assistance of Mayor's Finance in compiling and preparing the annual written reports required by Utah Code Ann. § 17-31-5.5, both for fiscal year 2023, as well as for future required reports;

NOW, THEREFORE, be it resolved by the Salt Lake County Council,

acting as the legislative body for Salt Lake County:

1. The Council formally requests the assistance of Mayor’s Finance in compiling and preparing the annual written reports required by Utah Code Ann. § 17-31-5.5, beginning with the preparation of a report detailing previously approved expenditures of the TRT and TRCC tax for fiscal year 2023, along with a lookback of fiscal years 2021 and 2022, in a manner that satisfies the substantive requirements of Utah Code.

2. The Council shall review copies of the written reports prepared by Mayor’s Finance, approve those reports for accuracy and completeness, and or before October 1, adopt a final report and provide copies to the Utah Office of Tourism within the Governor’s Office of Economic Opportunity, the Salt Lake County TRCC tax advisory board, and the Office of the Legislative Fiscal Analyst.

3. The Council further requests the cooperation and assistance of Mayor’s Finance in timely preparing future annual written reports as required by Utah Code.

APPROVED and ADOPTED this 4th day of June, 2024.

SALT LAKE COUNTY COUNCIL

ATTEST (SEAL)

By /s/ LAURIE STRINGHAM
Chair

By /s/ LANNIE CHAPMAN
Salt Lake County Clerk

A motion was made by Council Member Stringham, seconded by Council Member Granato, that this agenda item be approved. The motion carried by a unanimous vote.

- 6.3 First Reading of an Ordinance Amending Title 3 Chapter 28 Section 045 Entitled “AMENDED CONTRACTS” to Remove the Legal Requirement That All County Contracts, If Amended, Must Be Amended in Writing Signed by the Parties** [24-1731](#)

Attachments: [Staff Report](#)
[Ordinance 3.28.045 Update Draft 1 \(1\)](#)

Presenters: Jason Yocom, Director of Contracts & Procurement. David Johnson, Deputy District Attorney. (Approx. 3:20PM, 5 Min.)
Discussion/Direction

Mr. Jason Yocom, Director, Contracts and Procurement Division, introduced the ordinance amending Title 3 Chapter 28 Section 045 entitled “Amended Contracts” to remove the legal requirement that all County contracts, if amended, must be amended in writing signed by the parties. The Parks and Recreation Division requested this change because it wanted to use Canva software, but Canva changed its terms to say, *“We may modify these terms and any policies or agreements referenced in these terms at any time, and we will post the most current version of these terms on canva.com. We will provide you with reasonable advanced notice of any change to the terms that in our sole determination materially, adversely affect your rights or your use of service. We may provide you this notice via service and or by email to the email address associated with your account, but by continuing to use the service after any revised terms become effective, you agree to be bound by these new terms.”*

The ordinance change addressed the issue that came up in the Canva agreement, a unilateral amendment provision included by many vendors allowing them to alter the terms of their agreement by posting new terms online. Currently, such a term was unlawful under the County’s ordinance preventing an agreement from being stamped “reviewed as to form.” This ordinance change would remove the unlawful obstacle. The change to the ordinance would not materially change the County’s procurement method. There was urgency in getting this change approved because the contract for Canva is due in less than a month.

Ms. Robin Chalhoub, Director, Community Services Department, stated the Parks and Recreation Division’s marketing team needed this change to the ordinance right away so it could continue using Canva. Without it, their templates would be eliminated, and it would impact their ability to market. A lot of software companies were moving to these online agreements, so she wanted to consider making other changes to the ordinance in the future.

Ms. Megan Hillyard, Director, Administrative Services Department, stated

the County needed to bring forward a comprehensive revision to the ordinance, as it did not want to stop the operations of agencies who relied on these products.

A motion was made by Council Member Granato that this agenda item be approved.

A substitute motion was made by Council Member Theodore to 1) retain the requirement that all contracts be in writing and in accordance with the contract terms; 2) create an exception to this requirement if both the purchasing agent (the director of Contracts and Procurement) and the District Attorney's Office agree to the exception; 3) and require such exceptions to be documented and saved in the files.

Mr. Mitchell Park, Legal Counsel, Council Office, stated he and Ralph Chamness, Chief Deputy District Attorney, worked on the substitute to the proposed ordinance amendment, and felt it solved the essential problem and would allow a mechanism for those short-term or electronic agreements, or amendments to agreements to be approved, but would do so in a way that did not remove the default assumption for all agreements, and with the standard they be in writing. Allowing the permissive level that was being proposed today would remove the requirement, not just for technology, but all contracts the county entered into, and that could have unintended consequences.

Mr. Zachary Posner, Chief Information Office, Information Services Division, stated the substitute would make things more complicated. Often, the County was not aware a company had changed its terms. He was not sure the County could maintain compliance with the substitute in the long run, particularly since many of the County's agencies made purchases with a purchase card without Information Services or Contracts and Procurement's involvement, so they could end up out of compliance unknowingly.

Mr. Ralph Chamness, Chief Deputy District Attorney, stated the County's ordinance was for the internal working of the County, and only impacted how the County did business itself, which was why it was comprehensive. At the time the ordinance was put into place, it did not contemplate the shifting landscape that has occurred. The crucial thing is to get a solution in place today, with the understanding, all the policy issues will be identified in a much more comprehensive way and brought back to Council, hopefully, in

the next six to eight months.

Council Member Winder Newton suggested delaying this for a week and going over the recommendations made in the substitute motion. She felt those suggestions had merit.

Mr. Park stated the Council should approve something as a first reading today because of the urgency, and then agree on a final version after that.

Council Member Theodore withdrew her substitute motion.

Council Member Theodore stated she will have those adjustments made to the ordinance and bring it back to the Council for final approval.

A motion was made by Council Member Granato, seconded by Council Member Bradley, that the ordinance be forwarded to the June 11, 2024, Council meeting for final consideration. The motion carried by a unanimous vote.

- 6.4 Resolution of the County Council of Salt Lake County, Utah [24-1762](#)
Authorizing the Issuance and Sale of Not More Than
\$85,000,000 Aggregate Principal Amount of the County's
Industrial Development Revenue Bonds, Series 2024;
Providing for the Posting of a Notice of Bonds to be Issued
and a Notice of Public Hearing; Providing for the Running of
a Contest Period; and Related Matters**

Attachments: [Staff Report](#)
[Inducement Resolution and Reimbursement Intent -
Rowland Hall Salt Lake Co 4889-7959-0851 v.3](#)

Presenter: Craig Wangsgard, Senior Deputy District Attorney. (Approx. 3:25PM, 5 Min.)

Discussion/Direction

Mr. Craig Wangsgard, Deputy District Attorney, reviewed the resolution authorizing the issuance and sale of not more than \$85,000,000 aggregate principal amount of the County's Industrial Development Revenue Bonds, Series 2024. He stated Rowland Hall approached the Debt Review Committee about issuing conduit financing. The County would issue these bonds, loan the money to Rowland Hall and pledge the Loan Agreement as

security for the bonds. Once the County pledged the Loan Agreement, it would be out of the transaction. Then, Rowland Hall would pay the trustee, and the trustee would pay the bond holders. The Debt Review Committee analyzed the transaction and determined it met the legal requirements of the statute and the ordinance.

RESOLUTION NO. 6204

A RESOLUTION OF THE COUNTY COUNCIL OF SALT LAKE COUNTY, UTAH (THE "COUNTY") AUTHORIZING THE ISSUANCE AND SALE OF NOT MORE THAN \$85,000,000 AGGREGATE PRINCIPAL AMOUNT OF THE COUNTY'S INDUSTRIAL DEVELOPMENT REVENUE BONDS, SERIES 2024; PROVIDING FOR THE POSTING OF A NOTICE OF BONDS TO BE ISSUED AND A NOTICE OF PUBLIC HEARING; PROVIDING FOR THE RUNNING OF A CONTEST PERIOD; AND RELATED MATTERS.

WHEREAS, the County is authorized by the Industrial Facilities and Development Act, Chapter 17, Title 11, Utah Code Annotated 1953, as amended, (the "Act") to issue revenue bonds for the purpose of defraying the cost of financing, acquiring, constructing, equipping and furnishing land, buildings, facilities and improvements which are suitable for use for any business purposes; and

WHEREAS, the Act provides that a municipality may issue revenue bonds for the purpose of using substantially all of the proceeds thereof to pay or to reimburse a company for the costs of the acquisition and construction of the facilities of a project and that title to or in such facilities may at all times remain in the company and in such case the bonds of the municipality shall be secured by a pledge of one or more notes, debentures, bonds or other secured or unsecured debt obligations of the company; and

WHEREAS, there has been presented to the County at this meeting a request from Rowland Hall - St. Mark's School, a Utah non-profit corporation (and any related parties) (collectively, the "Borrower") asking the County to adopt a resolution authorizing the issuance and sale of the County's Industrial Development Revenue Bonds, Series 2024 (the "Bonds") (to be issued from time to time as one or more series and with such other series or title designation(s) as may be determined by the Issuer), the proceeds of which will be used to finance, refinance, and reimburse the costs of acquiring,

constructing, improving, renovating, repairing, equipping, and furnishing certain educational facilities of the Borrower, including, 154,000 square feet of facilities expected to comprise a new middle and upper school, learning commons, kitchen and dining area, performing arts center, theatre and athletic complex, and miscellaneous capital expenditures (collectively, the “Project”); and

WHEREAS, the Bonds shall be special limited obligations of the County payable solely from and secured by revenues, rights, interests and collections pledged by the Borrower and shall not constitute nor give rise to a general obligation or liability (legal or equitable) of the County or of the State of Utah or of any subdivision thereof or a charge against its general credit or taxing power; and

WHEREAS, the County has determined that it would be in furtherance of purposes of the County and the Act to issue not more than \$85,000,000 of the Bonds, for the purpose of financing the Project; and

WHEREAS, pursuant to Sections 11-14-316, and 11-14-318 of the Act, the Notice of Public Hearing and Bonds to be Issued shall (a) constitute the notice of intent to issue bonds, (b) constitute notice of a public hearing to receive input from the public with respect to the Bonds and (c) initiates a 30-day contestability period in which any person of interest may contest the issuance of the Bonds; and

NOW, THEREFORE, BE IT RESOLVED BY THE COUNTY COUNCIL OF SALT LAKE COUNTY, UTAH, AS FOLLOWS:

Section 1. All terms defined in the foregoing recitals hereto shall have the same meanings when used herein.

Section 2. All action heretofore taken (not inconsistent with the provisions of this Resolution), by the County and by the officers of the County directed toward the issuance of the Bonds are hereby ratified, approved and confirmed.

Section 3. In order to finance the Project with the resulting public benefits which will flow therefrom, the County hereby expresses its intent to issue the Bonds pursuant to the provisions of the Act in a principal amount presently estimated not to exceed \$85,000,000, subject to the County Council adopting

a final bond resolution approving documentation for such Bonds.

Section 4. The County will loan the proceeds of the Bonds to the Borrower pursuant to a loan agreement or other financing document between the County and one or more of the Borrower entities whereby such entity will be obligated, among other things, (i) to make payments to the County in amounts and at times sufficient to pay the principal of and premium, if any, and interest on all of the Bonds and (ii) to provide, or cause to be provided, collateral or other security to secure payment of the Bonds in such manner and in such amounts as the purchaser of the Bonds deems appropriate. The County has not authorized the pledge of its credit for the payment of the Bonds or the financing of the Project.

Section 5. The County hereby expresses the intent to reimburse the Borrower for costs of the Project determined to be qualified for reimbursement pursuant to the provisions of Treasury Regulation Section 1.150-2. Notwithstanding anything herein contained to the contrary the County shall have no liability to the Borrower for any costs or funds advanced if the Bonds are not issued.

Section 6. The Council hereby finds and determines that it is in the best interests of the County for the County to issue not more than \$85,000,000 combined aggregate principal amount of its Industrial Development Revenue Bonds, Series 2024 (with such other designation as may be determined by appropriate officers of the County) for the purpose of financing the Project to be located in the County and paying related expenses.

Section 7. The County hereby authorizes and approves the issuance and sale of the Bonds pursuant to the provisions of this Resolution and a final bond resolution to be adopted by the Council authorizing and confirming the issuance and sale of the Bonds.

Section 8. The County shall hold a public hearing on June 25, 2024, to receive input from the public with respect to (a) the issuance of the Series 2024 Bonds and (b) the potential economic impact that the improvements to be financed with the proceeds of the Series 2024 Bonds will have on the private sector, which hearing date shall not be less than fourteen (14) days after notice of the public hearing is posted as a Class A notice under Section 63G-30-102 (i) on the Utah Public Notice Website created under Section 63A-16-601, Utah Code Annotated 1953, as amended, (ii) on the County's

official website, and (iii) in a public location within the County that is reasonably likely to be seen by residents of the County. The County Recorder shall cause a copy of this Resolution (together with all exhibits hereto) to be kept on file in the County’s offices, for public examination during the regular business hours of the County until at least thirty (30) days from and after the initial posting thereof. The County directs its officers and staff to post a “Notice of Bonds to be Issued and of Public Hearing” in substantially the following form:

NOTICE OF BONDS TO BE ISSUED
AND OF PUBLIC HEARING
COUNTY COUNCIL OF
SALT LAKE COUNTY, UTAH

WITH RESPECT TO
NOT TO EXCEED \$85,000,000
INDUSTRIAL FACILITIES AND DEVELOPMENT REVENUE BONDS,
SERIES 2024

NOTICE IS HEREBY GIVEN pursuant to the provisions of the Utah Industrial Facilities and Development Act, Title 11, Chapter 17, Utah Code Annotated 1953, as amended, that on June 4, 2024, the County Council (the “Council”) of Salt Lake County, Utah (the “County”) adopted a resolution (the “Resolution”) in which it authorized the issuance of the County’s Industrial Development Revenue Bonds, Series 2024 (with such other designation as may be determined by the County) (the “Bonds”) in the aggregate principal amount of not to exceed \$85,000,000 and to mature in not more than 16 years from the date of issuance. Pursuant to the Resolution, the County proposes to lend the proceeds of the Bonds to Rowland Hall - St. Mark’s School, a Utah nonprofit corporation (the “Borrower”).

The School expects to use proceeds of the Bonds to finance, refinance, and reimburse the costs of acquiring, constructing, improving, renovating, repairing, equipping, and furnishing certain educational facilities of the Borrower, including, 154,000 square feet of facilities expected to comprise a new middle and upper school, learning commons, kitchen and dining area, performing arts center, theatre and athletic complex, and miscellaneous capital expenditures (collectively, the “Project”). The Project will be owned and operated by the Borrower and will be located at the School’s campus located at 720 Guardsman Way, Salt Lake City, Utah 84108 with

approximate geographic boundaries of East 500 South to the North, Guardsman Way to the East, East Sunnyside Avenue to the South and 1300 East to the West (the “Steiner Campus”). At the discretion of the Borrower all, a part, or none of the Bond proceeds may be allocated to Project costs at the Steiner Campus location.

NOTICE IS FURTHER GIVEN that, in connection with the County’s proposed issuance of the Bonds, the Council will conduct a public hearing on Tuesday, June 25, 2024, at 2:00 p.m., or as soon thereafter as may be heard, at 2001 South State Street, Suite N1-100, Council Chambers, in Salt Lake City, Utah. The public hearing is required by Section 147(f) of the Internal Revenue Code of 1986, will be open to the public and anyone having an interest in the plan of finance, issuance of the Bonds and the location and nature of the Project will be given an opportunity to be heard. Written comments may also be submitted to the County at its Council office located at 2001 South State Street, Suite N2-200, in Salt Lake City, Utah, until 1:00 p.m. on June 25, 2024. Additional information may be obtained from the County at its office shown above or by calling (385) 468-7500. After the public hearing has been concluded, the Council will consider passage of a final bond resolution authorizing the plan of finance and issuance of the Bonds.

The County is authorized to issue the Bonds pursuant to the Act. The Bonds will be special limited obligations of the County payable solely from amounts provided by the Borrower, including monies and securities held from time to time pursuant to a loan or other financing agreement and related security documents pursuant to which the Bonds are to be issued. The Bonds and the interest thereon will not be a debt of the County or of the State of Utah or any political subdivision, and neither the County nor the State of Utah or any political subdivision will be liable thereon, and in no event will the Bonds or the interest thereon be payable out of any funds or properties other than those of the Borrower. The Bonds will not constitute indebtedness within the meaning of any constitutional or statutory debt limitation or restriction.

The Bonds are proposed to be issued and sold by the County pursuant to the Resolution and the final bond resolution to be adopted by the County. A copy of the Resolution is on file in the office of the County Clerk of the County at 2001 South State Street, Suite 2-700, Salt Lake City, Utah, where it may be examined during regular business hours of the County from 8:00 a.m. to 5:00 p.m., Monday through Friday, for a period of at least thirty (30) days

from and after the date of publication of this notice.

NOTICE IS FURTHER GIVEN that a period of thirty (30) days from and after the date of the posting of this notice is provided by law during which any person in interest shall have the right to contest the legality of the Resolution or the Bonds, or any provision made for the security and payment of the Bonds, and that after such time, no one shall have any cause of action to contest the regularity, formality or legality thereof for any cause whatsoever.

Date: June 4, 2024

By /s/ LANNIE CHAPMAN
County Clerk

Section 9. If any provisions of this resolution should be held invalid, the invalidity of such provision shall not affect the validity of any of the other provisions of this resolution.

Section 10. No member of the Council of the County or employee of the County has any interest, direct or indirect, in the transactions contemplated by the County as described herein.

Section 11. The County hereby reserves the right to opt not to issue the Bonds for any reason.

Section 12. All resolutions of the County or parts thereof, inconsistent herewith, are hereby repealed to the extent only of such inconsistency.

Section 13. This resolution shall become effective immediately upon its adoption.

APPROVED and ADOPTED this 4th day of June, 2024.

SALT LAKE COUNTY COUNCIL

ATTEST (SEAL)

By /s/ LAURIE STRINGHAM
Chair

By /s/ LANNIE CHAPMAN
Salt Lake County Clerk

A motion was made by Council Member Winder Newton, seconded by Council Member Theodore, that this agenda item be approved. The motion carried by a unanimous vote.

7. CONSENT ITEMS

A motion was made by Council Member Bradshaw, seconded by Council Member Winder Newton, that the Consent Agenda be approved. The motion carried by a unanimous vote.

7.1 Internal Fleet Management Board Appointments [24-1732](#)

Board Appointments:

- Chris Stavros, County Assessor
- Tyler Andrus, Assessor's Office Alternate

Attachments: [Staff Report](#)
[Stavros Appointment Packet](#)
[Andrus Appointment Packet](#)

The vote on this consent item was approved.

7.2 Zoo, Arts & Parks Tier 1 Board Appointments and Reappointments [24-1733](#)

Board Appointments:

- Andrea Hansen, District 1
- Lynette Wendel, District 3

Board Reappointments:

- Johann Jacobs, District 4
- Peter Klinge, District 3

Attachments: [Staff Report](#)
[Andrea Hansen \(1\)_Redacted.pdf](#)
[Lynette Wendel \(1\)-2_Redacted.pdf](#)
[Johann Jacobs\(1\)-3_Redacted.pdf](#)
[Peter Klinge \(1\)-4_Redacted.pdf](#)

The vote on this consent item was approved.

7.3 Zoo, Arts & Parks Tier 2 Board Appointment & Reappointment [24-1734](#)

Board Appointment:

- Sheryl Gillilan, District 4

Board Reappointment:

- Dirk Burton, District 3

Attachments: [Staff Report](#)

[Sheryl Gillilian\(1\)_Redacted.pdf](#)

[Dirk Burton \(1\)-2_Redacted.pdf](#)

The vote on this consent item was approved.

7.4 Acceptance of Drone donation to Salt Lake County Sheriff Search and Rescue [24-1755](#)

Attachments: [Staff Report](#)

[Jan Pierce Drone Donation to SAR](#)

The vote on this consent item was approved.

7.5 Consideration of a Resolution Approving Amendments to the Agreements Between Salt Lake County, the Federal Highway Administration-Central Federal Lands Highway Division, the US Forest Service and Millcreek City for Improvements on Mill Creek Canyon Road [24-1747](#)

Attachments: [Staff Report](#)

[FLAP Fund Modifications 04152024_Presentation](#)

[FLAP MOA Mod 001_RATE](#)

[FLAP FTA Mod 002_RATE](#)

[240524 Resolution.Mill Creek Canyon Improvements FTA](#)

[Mod 002_RATE](#)

RESOLUTION NO. 6205

RESOLUTION APPROVING AMENDMENTS TO THE AGREEMENTS

BETWEEN SALT LAKE COUNTY, THE FEDERAL HIGHWAY ADMINISTRATION-CENTRAL FEDERAL LANDS HIGHWAY DIVISION, THE US FOREST SERVICE AND MILLCREEK CITY FOR IMPROVEMENTS ON MILL CREEK CANYON ROAD

RECITALS

WHEREAS, on June 9, 2020, the Salt Lake County Council passed Resolution No. 5750 approving the appropriation of \$10,000.00 to be used in a cooperative project with the Federal Highway Administration-Central Federal Lands Highway Division (“FHWA-CFLHD”) and the United States Forest Service (“USFS”) to improve access to the Uinta-Wasatch-Cache National Forest;

WHEREAS, the scope of the project includes: a) improving ten miles of Mill Creek Canyon Road from 3800 South Wasatch Boulevard to the Upper Big Water Trailhead; b) widening the road and including bicycle lanes as appropriate and feasible; c) redesigning parking to meet USFS standards; d) enhancing crosswalk and pedestrian safety; e) improving drainage; and f) incorporating future transit facilities into the project;

WHEREAS, the County and FHWA-CFLHD entered into a funds transfer agreement (the “Agreement”), which provided for the County’s match requirement of Ten Thousand Dollars toward the scoping phase of the project;

WHEREAS, the County, FHWA-CFLHD, the U.S. Forest Services, and Millcreek City also entered into a project memorandum of agreement (the “MOA”), which set forth the parties’ respective responsibilities as the project proceeds through the project development process;

WHEREAS, on September 28, 2021, the Salt Lake County Council passed Resolution No. 5899 approving the appropriation of an additional Four Million One Hundred Seventy-Six Thousand Two Hundred Dollars (\$4,176,200.00) in matching funds to be used for the design and construction phases of the project;

WHEREAS, on February 15, 2022, and December 12, 2023, the Salt Lake County Council approved additional matching funds for the project;

WHEREAS, the County and FHWA-CFLHD now desire to amend the Agreement again to formalize the additional match of Three Million Eight Hundred Sixty-Three Thousand Eight Hundred Dollars (\$3,863,800), which includes Seven Hundred Fifty Thousand Dollars (\$750,000) for the costs of necessary electrical line trenching and conduit work.

WHEREAS, the County, FHWA-CFLHD, the U.S. Forest Services, and Millcreek City also desire to amend the MOU to make corresponding changes to the project costs and scope as described in Attachment “B.”

RESOLUTION

NOW, THEREFORE, BE IT RESOLVED by the Salt Lake County Council that it approves the additional appropriation of Three Million Eight Hundred Sixty-Three Thousand Eight Hundred Dollars (\$3,863,800) in matching funds to be used for the purposes set forth herein. The Mayor is hereby authorized to execute the amendments attached hereto as Attachments “A” and “B,” and by this reference made a part of this Resolution.

APPROVED and ADOPTED this 4th day of June, 2024.

SALT LAKE COUNTY COUNCIL

ATTEST (SEAL)

By /s/ LAURIE STRINGHAM
Chair

By /s/ LANNIE CHAPMAN
Salt Lake County Clerk

The vote on this consent item was approved.

- 7.6 **Consideration of a Resolution of the Salt Lake County Council Approving Execution of an Interlocal Cooperation Agreement with the Greater Salt Lake Municipal Services District Providing for the Receipt of Funds for Use Toward a Local Match Requirement** [24-1743](#)

Attachments: [Staff Report](#)
[County-MSD FLAP Resolution_RATE](#)
[County-MSD FLAP ILA_RATE](#)

RESOLUTION NO. 6206

A RESOLUTION OF THE SALT LAKE COUNTY COUNCIL APPROVING EXECUTION OF AN INTERLOCAL COOPERATION AGREEMENT WITH THE GREATER SALT LAKE MUNICIPAL SERVICES DISTRICT PROVIDING FOR THE RECEIPT OF FUNDS FOR USE TOWARD A LOCAL MATCH REQUIREMENT

WITNESSETH

WHEREAS, Salt Lake County (the “County”) and the Greater Salt Lake Municipal Services District (the “MSD”) are “public agencies” as defined by the Utah Interlocal Cooperation Act, UTAH CODE §§ 11-13-101 to -608, and are therefore authorized to enter into an Agreement to act jointly and cooperatively in a manner that will enable them to make the most efficient use of their resources and powers: and

WHEREAS, the County has undertaken a Federal Lands Access Program (“FLAP”) project with the Federal Highway Administration-Central Federal Lands Highway Division (“FHWA-CFLHD”) and the United States Forest Service (“USFS”) to improve access to the Uinta-Wasatch-Cache National Forest; and

WHEREAS, the scope of the project includes: a) improving ten miles of Mill Creek Canyon Road from 2800 South Wasatch Boulevard to the Upper Big Water Trailhead; b) widening the road and including bicycle lanes as appropriate and feasible; c) redesigning parking to meet USFS standards; d) enhancing crosswalk and pedestrian safety; e) improving drainage; and f) incorporating future transit facilities into the project; and

WHEREAS, pursuant to the FLAP Project Memorandum of Agreement, dated June 21, 2021, as amended, between the County, FHWA-CFLHD, USFS and Millcreek City (the “FLAP MOA”), the County has paid a portion of the total project costs to FHWA-CFLHD to fulfill a local match requirement; and

WHEREAS, the MSD now desires to contribute toward the local match by reimbursing the County for a portion of the funds it paid to FWHA-CFLHD; and

WHEREAS, the receipt of funds from the MSD will require the County to adjust its budget for the current fiscal year.

RESOLUTION

NOW, THEREFORE, IT IS HEREBY RESOLVED, by the County Council of Salt Lake County:

1. That the Interlocal Agreement between Salt Lake County and the MSD is approved, in substantially the form attached hereto as ATTACHMENT A, and that the Salt Lake County Mayor is authorized to execute the same.
2. That the Interlocal Agreement will become effective as stated therein.

APPROVED and ADOPTED this 4th day of June, 2024.

SALT LAKE COUNTY COUNCIL

ATTEST (SEAL)

By /s/ LAURIE STRINGHAM
Chair

By /s/ LANNIE CHAPMAN
Salt Lake County Clerk

The vote on this consent item was approved.

- 7.7 Consideration of a Resolution of the Salt Lake County Council Authorizing Execution of an Amended Conservation Easement Affecting Real Property Owned by Draper City for the Benefit of Salt Lake County** [24-1745](#)

Attachments: [Staff Report](#)
[Resolution for Conservation Easement with Draper for Traverse Range Amendment \(05.28.24\) - RAFL](#)
[Deed of Conservation Easement](#)

RESOLUTION NO. 6207

A RESOLUTION OF THE SALT LAKE COUNTY COUNCIL

AUTHORIZING EXECUTION OF AN AMENDED CONSERVATION EASEMENT AFFECTING REAL PROPERTY OWNED BY DRAPER CITY FOR THE BENEFIT OF SALT LAKE COUNTY

RECITALS

A. Draper City (the “City”) owns several parcels of real property in an area known as the Traverse Range.

B. In 2018, the City granted Salt Lake County (the “County”) a conservation easement over a large portion of the property owned by the City in the Traverse Range (the “Original Conservation Easement”). The Original Conservation Easement was recorded in the office of the Salt Lake County Recorder on October 12, 2018, as Entry No. 12866677.

C. The City and the County would like to amend the Original Conservation Easement to extend the easement over an additional 255.539 acres of land owned by the City (the “Traverse Range Addition”).

D. To achieve this joint goal, the City and the County have prepared an Amendment to Deed of Conservation Easement, attached hereto as Exhibit 1 (the “Amended Conservation Easement”).

E. The terms and conditions of the Amended Conservation Easement will contribute to the prosperity, moral well-being, peace, and comfort of Salt Lake County residents.

NOW, THEREFORE, IT IS HEREBY RESOLVED by the Salt Lake County Council that the attached Amended Conservation Easement is approved in substantially the form attached hereto as Exhibit 1, and that the Mayor is authorized to execute the same.

APPROVED and ADOPTED this 4th day of June, 2024.

SALT LAKE COUNTY COUNCIL

ATTEST (SEAL)

By /s/ LAURIE STRINGHAM

Chair

By /s/ LANNIE CHAPMAN

Salt Lake County Clerk

The vote on this consent item was approved.

- 7.8 Consideration of a Resolution of the Salt Lake County Council Approving the Recommendation of the Salt Lake County Council of Governments and Authorizing the Execution of an Interlocal Cooperation Agreement Providing for the Transfer of \$1,519,500.00 of County Corridor Preservation Funds to Herriman City to be Used by the City to Acquire Certain Property for Transportation Purposes** [24-1742](#)

Attachments: [Staff Report](#)
[240430 Herriman Corridor Preservation Resolution - 7300 West at 13000 South_RATE](#)
[240430 Herriman Corridor Preservation ILA - 7300 West at 13000 South_RATE](#)

RESOLUTION NO. 6208

RESOLUTION OF THE SALT LAKE COUNTY COUNCIL APPROVING THE RECOMMENDATION OF THE SALT LAKE COUNTY COUNCIL OF GOVERNMENTS AND AUTHORIZING THE EXECUTION OF AN INTERLOCAL COOPERATION AGREEMENT PROVIDING FOR THE TRANSFER OF \$1,519,500.00 OF COUNTY CORRIDOR PRESERVATION FUNDS TO HERRIMAN CITY TO BE USED BY THE CITY TO ACQUIRE CERTAIN PROPERTY FOR TRANSPORTATION PURPOSES

RECITALS

WHEREAS, Salt Lake County (the “County”) and Herriman City (the “City”) are “public agencies” as defined by the Utah Interlocal Cooperation Act, UTAH CODE §§ 11-13-101 to -608, and as such, are authorized to enter into an interlocal cooperation agreement to act jointly and cooperatively on the basis of mutual advantage;

WHEREAS, during the 2015 General Session, the State Legislature amended Section 72-2-117.5 of the Utah Transportation Code, UTAH CODE §§ 72-1-101 to -16-402, to provide corridor preservation funds to local counties

for disbursement to various cities and governmental entities, as recommended and endorsed by a council of governments (hereinafter “Corridor Preservation Funds”);

WHEREAS, on November 16, 2023, the Salt Lake County Council of Governments (“COG”), an association of local governments in Salt Lake County, requested that the County Council approve its recommended distribution to the City from the Salt Lake County Corridor Preservation Fund to enable the City to acquire property needed for a transportation project considered and approved by COG at approximately 13000 South 7300 West in Herriman, Utah, consistent with the purpose and requirements of Utah Code § 72-2-117.5. A copy of the COG recommendation letter dated November 16, 2023, is attached hereto as ATTACHMENT “A”; and

WHEREAS, the County and the City now desire to enter into the interlocal cooperation agreement attached hereto as ATTACHMENT “B” (the “Interlocal Agreement”) providing for the transfer of One Million Five Hundred Nineteen Thousand Five Hundred Dollars (\$1,519,500) of Corridor Preservation Funds to the City to be used by the City as described in the Interlocal Agreement and in accordance with Utah Code § 72-2-117.5.

RESOLUTION

NOW, THEREFORE, IT IS HEREBY RESOLVED, by the County Council of Salt Lake County:

1. That the recommendation of the Salt Lake County Council of Governments to transfer County Corridor Preservation Funds to Herriman City for the project described in its recommendation letter is approved.
2. That the Interlocal Agreement between Salt Lake County and Herriman City is approved, in substantially the form attached hereto as ATTACHMENT “B”, and that the Salt Lake County Mayor is authorized to execute the same.
3. That the Interlocal Agreement will become effective as stated in the Interlocal Agreement.

APPROVED and ADOPTED this 4th day of June, 2024.

SALT LAKE COUNTY COUNCIL

ATTEST (SEAL)

By /s/ LAURIE STRINGHAM
ChairBy /s/ LANNIE CHAPMAN
Salt Lake County Clerk

The vote on this consent item was approved.

8. APPROVAL OF TAX LETTERS

A motion was made by Council Member Bradshaw, seconded by Council Member Winder Newton, that the Tax Letters be approved. The motion carried by a unanimous vote.

8.1 DMV Registration Refunds [24-1738](#)

Attachments: [Staff Report](#)
[MA 0017 Personal Property Tax Refund DMV Vet \\$815.00](#)
[MA 0018 Personal Property Tax Refund DMV \\$196.00](#)

The vote on this tax letter was approved.

8.2 Tax Administration's Letters for Illegal and Erroneous [24-1735](#)

Attachments: [Staff Report](#)
[2.1 Lois E. Cronin Family Trust 21-23-358-007-0000](#)
[2.2 Clayton Williams Trust 16-11-301-022-0000](#)

The vote on this tax letter was approved.

8.3 Tax Administration's Letters for CRE [24-1736](#)

Attachments: [Staff Report](#)
[3.1 7th Street, A Utah Corporation](#)

The vote on this tax letter was approved.

8.4 Tax Administration's Letters for Waivers of Penalty and [24-1737](#)

Interest

Attachments: [Staff Report](#)
[Waiver Requests letter](#)

The vote on this tax letter was approved.

8.5 Assessor's Tax Letter [24-1744](#)

Attachments: [Staff Report](#)
[33-16-126-023](#)

The vote on this tax letter was approved.

8.6 Refund of Overpaid Manufactured Home Property Taxes [24-1749](#)

Attachments: [Staff Report](#)
[24-9009 24-1749 Personal Property Tax Refund \\$604.02](#)
[5.29.24](#)

The vote on this tax letter was approved.

8.7 Tax Record Adjustments [24-1751](#)

Attachments: [Staff Report](#)
[Tax Record Adjustment.pdf](#)

The vote on this tax letter was approved.

8.8 Personal Property Tax Reduction Request [24-1757](#)

Attachments: [Staff Report](#)
[24-9010 Personal Property Tax Refund \\$15,262.88 5.29.24](#)

The vote on this tax letter was approved.

8.9 Partial Release of Lien [24-1758](#)

Attachments: [Staff Report](#)
[Herriman 73 Partners 26-25-400-012; 26-25-400-052; 26-25-451-005.pdf](#)
[David E Diaz 28-17-259-048.pdf](#)
[Riverside Dev LLC 33-18-200-021.pdf](#)
[Riverton Cove Partners LLC 27-34-176-098.pdf](#)
[Pony Express Land Holdings 33-22-151-001.pdf](#)
[Draper City % The Ridge Market & Cafe 34-09-479-027-6000.pdf](#)
[Partial Release of Lien](#)

The vote on this tax letter was approved.

9. ACCEPTANCE OF ETHICS DISCLOSURES

10. APPROVAL OF COUNCIL MEETING MINUTES

10.1 Approval of May 14, 2024 County Council Minutes [24-1727](#)

Attachments: [051424 Council Minutes](#)

A motion was made by Council Member Bradshaw, seconded by Council Member Winder Newton, that this agenda item be approved. The motion carried by a unanimous vote.

10.2 Approval of May 21, 2024 County Council Minutes [24-1766](#)

Attachments: [052124 Council Minutes](#)

A motion was made by Council Member Bradshaw, seconded by Council Member Winder Newton, that this agenda item be approved. The motion carried by a unanimous vote.

11. OTHER ITEMS REQUIRING COUNCIL APPROVAL

12. PROCLAMATIONS, MEMORIALS, AND OTHER CEREMONIAL OR COMMEMORATIVE MATTERS

12.1 A Proclamation Designating June as Men’s Health Month [24-1763](#)

Attachments: [Staff Report](#)
[Mens Health Proclamation](#)

Presenter: Council Chair Laurie Stringham. (Approx. 3:30PM, 5 Min.)
Informational

Council Member Stringham read the following proclamation declaring June as Men’s Health Month.

PROCLAMATION

WHEREAS Men’s Health Month began in 1994 with the Congressional Passage of Men’s Health Week by Senator Bob Dole and Congressman Bill Richardson and was signed by President Bill Clinton and became Public Law 103-264 on May 31, 1994; and

WHEREAS Men’s Health Month is part of an ongoing international effort to educate men, boys, and their families about receiving regular disease prevention screenings and living healthier lifestyles; and

WHEREAS Nationwide, life expectancy for men averages five years fewer than that of women, with men experiencing higher rates of health problems such as diabetes, obesity, cancer, heart disease, and premature mortality; and

WHEREAS The COVID-19 pandemic has had a devastating impact on men’s health in the United States, dropping men’s average life expectancy by two years; and

WHEREAS Men’s Health Month is a time for the public to recognize the mental and physical health needs of men and boys while encouraging fathers to be role models for their children through preventative health screenings, healthy living and seeking needed health; and

WHEREAS The growing epidemic of suicide and substance abuse requires special effort to raise awareness of unrecognized and undiagnosed depression and mental stress in men and boys; and

WHEREAS Salt Lake County and our Health Department are

dedicated to the wellbeing, physical and mental health of all our residents.

NOW, THEREFORE, Salt Lake County does hereby proclaim June Men’s Health Month.

13. OTHER BUSINESS

ADJOURN

THERE BEING NO FURTHER BUSINESS to come before the Council at this time, the meeting was adjourned at 3:45 PM until Tuesday, June 11, 2024.

LANNIE CHAPMAN, COUNTY CLERK

By _____
DEPUTY CLERK

By _____
CHAIR, SALT LAKE COUNTY COUNCIL