

DATE TUESDAY OCTOBER 10, 2017

THE SALT LAKE COUNTY COUNCIL, STATE OF UTAH, MET ON TUESDAY, OCTOBER 10, 2017, PURSUANT TO ADJOURNMENT ON TUESDAY, OCTOBER 3, 2017, AT THE HOUR OF 4:09:28 PM, AT THE SALT LAKE COUNTY GOVERNMENT CENTER, 2001 SO. STATE STREET, ROOM N1-110, SALT LAKE CITY, UTAH.

## COUNCIL MEMBERS

PRESENT: RICHARD SNELGROVE<sup>1</sup>  
JIM BRADLEY  
MICHAEL JENSEN  
AIMEE WINDER NEWTON  
SAM GRANATO  
MAX BURDICK  
STEVEN DEBRY, Chair

## COUNCIL MEMBERS

EXCUSED: JENNIFER WILSON  
ARLYN BRADSHAW

OTHERS IN ATTENDANCE: BEN MCADAMS, MAYOR  
By: ERIN LITVACK, DEPUTY MAYOR  
SIM GILL, DISTRICT ATTORNEY  
By: ZACHARY SHAW, DEPUTY DISTRICT ATTORNEY  
JASON ROSE, LEGAL COUNSEL, COUNCIL OFFICE  
SHERRIE SWENSEN, COUNTY CLERK  
By: GAYELENE GUDMUNDSON & KIM STANGER, DEPUTY  
CLERK



Council Member DeBry, Chair, presided.

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**Mr. Steve Van Maren** led the Pledge of Allegiance to the Flag of the United States of America.

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Council Member Jensen, seconded by Council Member Burdick, moved to approve the minutes of the Salt Lake County Council and the Association of Community Councils Together meeting held on Tuesday, September 19, 2017, and the minutes of the Salt Lake County Council meeting held on Tuesday, September 26, 2017. The motion passed unanimously, showing that all Council Members present voted "Aye."

<sup>1</sup> Participated electronically

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Ms. Megan Hillyard, Director, Administrative Services Department, read the following proclamation declaring October 10, 2017, as Donna Beard Day:

# PROCLAMATION

WHEREAS, the Salt Lake County Mayor deems it appropriate to honor and recognize individuals who have made significant contributions to Salt Lake County; and

*WHEREAS*, for the last several years, Donna Beard has volunteered with Facilities Management to help maintain the beauty, functionality and cleanliness of the grounds at the County Government Center; and

*WHEREAS*, Donna has spent her time painting the curbing at the Government Center, keeping the drains clean to reduce flooding on the public sidewalks, finding broken sprinkler pipes and heads, as well as many other tasks – always with a warm smile; and

*WHEREAS*, Donna has volunteered at the Government Center seven days a week, never taking a break and never seeking recognition, but truly exemplifying the true spirit of volunteerism and selflessness; and

*WHEREAS, Donna will be missed terribly by all those who have been touched by her passion to help others and her efforts to build community.*

NOW, *THEREFORE*, I, Ben McAdams, Mayor of Salt Lake County, in recognition of Donna's dedication and service to improve Salt Lake County, do hereby proclaim Tuesday, October 10, 2017 as

## Donna Beard Day in Salt Lake County

Adopted on this 10th day of October, 2017.

By /s/ BEN MCADAMS  
Salt Lake County Mayor



The Council reviewed the appointment of **Holly Yocom** as a member of the Utah Performing Arts Center Agency. Her term to replace Erin Litvack, representing Salt Lake County, is an unlimited term beginning November 2017.

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Mayor Ben McAdams submitted a letter requesting the Council's advice and consent to the appointment of **Kim Cordova** as a member of the Housing Authority of Salt Lake

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County to serve a four-year term. Her term will begin October 11, 2017, and end October 10, 2021.

Council Member Jensen, seconded by Council Member Newton, moved to ratify the vote taken in the Committee of the Whole meeting. [Council Member Jensen, seconded by Council Member Bradley, moved to approve the appointments and forward them to the 4:00 p.m. Council meeting for ratification. The motion passed unanimously. Council Member Granato was absent for the vote.] The Council motion passed unanimously, showing that all Council Members present voted "Aye."

Mayor Ben McAdams submitted a letter requesting the Council's advice and consent to the appointment of **Frenchell Hampton** as a member of the Library Board to serve a four-year term. Her term will begin October 2017, and end October 2021.

Council Member Jensen, seconded by Council Member Newton, moved to ratify the vote taken in the Committee of the Whole meeting. [Council Member Newton, seconded by Council Member Granato, moved to approve the appointment and forward it to the 4:00 p.m. Council meeting for ratification. The motion passed unanimously. Council Members Jensen and Burdick were absent for the vote.] The Council motion passed unanimously, showing that all Council Members present voted "Aye."

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Mayor Ben McAdams submitted a letter requesting the Council's advice and consent to the appointment of **James Jackson III** as a member of the Library Board to fill the remaining term of Adam Gardiner. His partial term will begin October 11, 2017, and end February 14, 2021.

Council Member Jensen, seconded by Council Member Newton, moved to ratify the vote taken in the Committee of the Whole meeting. [Council Member Granato, seconded by Council Member Bradley, moved to approve the appointment and forward it to the 4:00 p.m. Council meeting for ratification. The motion passed unanimously. Council Members Jensen and Burdick were absent for the vote.] The Council motion passed unanimously, showing that all Council Members present voted "Aye."

**Council Member Burdick** spoke under “Report of Council Members” thanking Erin Litvack for the wonderful job she did as the County’s representative on the Utah Performing Arts Center Agency Board.

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The Council reviewed the request to create an Intergenerational Poverty Task Force.

Council Member Jensen, seconded by Council Member Newton, moved to ratify the vote taken in the Committee of the Whole meeting. [Council Member Newton, seconded by Council Member Burdick, moved to create the Salt Lake County Intergenerational Poverty Task Force for the purpose of examining County-funded, anti-poverty efforts to better align and measure efforts in the County and find innovative ways to share data to improve outcomes to better the lives of the people in Salt Lake County and this item to the 4:00 p.m. Council meeting for ratification. Council Member Jensen amended the motion to include Council Member Bradley as a member of the task force. Council Member Newton accepted the amendment. The motion passed unanimously.] The Council motion passed unanimously, showing that all Council Members present voted “Aye.”



Council Member DeBry read the following proclamation to the citizens of Clark County, Nevada:

PROCLAMATION OF THE SALT LAKE COUNTY COUNCIL  
TO THE CITIZENS OF CLARK COUNTY, NEVADA  
DELIVERED TO THE CLARK COUNTY COMMISSIONERS

WHEREAS, on Monday October 2, 2017, 58 citizens were killed in the heinous attack and hundreds were injured from the bullets at the Route 91 Harvest Country Music Festival, and the witnesses of this horrendous attack; and

WHEREAS, countless police departments, first responders, governmental officials, workers, emergency medical personnel and volunteers responded immediately and heroically to those horrific events; and

WHEREAS, these public safety personnel had to enter the area of the concert and Mandalay Bay Casino without knowing what was happening and how many shooters were involved, and acted with bravery in saving the lives of so many concertgoers; and

WHEREAS, countless numbers of citizens have donated money, services, and thousands from around the area have lined up to give blood to the surviving victims; and

NOW, THEREFORE, on behalf of the citizens of Salt Lake County we offer our deepest condolences to those impacted by the act of evil that occurred at the Route 91 Harvest Country Music Festival. We in Salt Lake County are no strangers to acts of indiscriminate mass violence. No words can truly assuage the anguish felt by families and friends still grieving today. Nevertheless, we mourn with you. The residents of Salt Lake County stand ready to assist where appropriate and able.

APPROVED and ADOPTED this 10<sup>th</sup> day of October, 2017.

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<b>Susan Trapp</b>	22-11-331-008	2016	\$ 3,363.96 to \$ 2,728.51	\$ 635.45
<b>Rick &amp; Susan Trapp</b>	22-34-252-054	2016	\$ 6,296.45 to \$ 5,355.82	\$ 940.63
<b>Barter Holdings</b>	21-36-430-015	2016	\$ 8,486.14 to \$ 5,613.69	\$ 2,872.45
<b>Boyer Quarry Bend</b>	28-05-331-002	2015	\$309,342.16 to \$297,436.02	\$11,906.14
<b>Stefan Finley</b>	15-01-283-278	2016	\$ 2,145.97 to \$ 2,038.71	\$ 107.26
<b>Sterling/Doreen Hanson</b>	22-17-379-048	2016	\$ 4,117.71 to \$ 3,911.83	\$ 205.88
<b>Matthew/Jennifer Dahl</b>	22-33-226-080	2016	\$ 10,185.86 to \$ 9,404.06	\$ 781.80
<b>Church &amp; State Business</b>	16-06-328-026	2016	\$ 28,788.42 to \$ 26,251.75	\$ 2,536.67
<b>Sports Mall Plaza</b>	22-17-127-038	2016	\$ 26,560.21 to \$ 22,871.93	\$ 3,688.28
<b>Gateway Associates</b>	08-36-376-013	2016	\$226,600.61 to \$203,263.55	\$23,337.06
<b>Gary Giffin</b>	21-36-477-012	2016	\$ 653.69 to \$ 456.82	\$ 196.87
	21-36-477-024	2016	\$ 8,867.15 to \$ 6,237.00	\$ 2,630.15

Mr. Scott Tingley, County Auditor, submitted a letter recommending adjustment of the 2016 taxes from \$7,388.92 to \$6,542.99 on the **Robert & Gaye Duffin** property identified as Parcel No. 28-22-277-002. He also recommended adjustment of penalties and interest since no payment has been received.

Mr. Kevin Jacobs, County Assessor, submitted a letter recommending that a refund in the amount of \$2,290.11 be issued to **Tear A Part Auto Recyclers** for overpayment of 2017 taxes on property identified as Tax Roll No. 13 139397.

Ms. Liz Fehrman, Chair, Property Tax Committee, submitted letters recommending denial of the following requests for reduction and refund of taxes, due to erroneous or illegal assessments:

<u>Taxpayer</u>	<u>Parcel No.</u>	<u>Year</u>
<b>Randy Van Buren</b>	32-01-355-015	2012-2015
<b>Richard Evans</b>	08-36-176-004	2010

	08-36-176-009	
	08-36-176-021	
<b>Jaime Caffey</b>	21-18-130-018	All affected years
<b>Citadel Holdings</b>	27-10-427-038	2007-2015

Ms. Liz Fehrmann, Chair, Property Tax Committee, submitted a letter recommending denial of the request to grant a property tax exemption as a educational/charitable organization for the 2014–2016 tax year on the **Easton Properties V** property identified as Parcel No. 07-35-100-010 and personal property account 171138.

<u>Taxpayer</u>	<u>Parcel No.</u>	<u>Year</u>	<u>Refund</u>
<b>Donna Stevens Doxey</b>	22-23-228-031	2015	\$4,965.92
<b>Melissa Warrel</b>	16-05-334-003	2015	\$1,208.36
<b>Maysa Malas Kergaye</b>	15-01-130-043	2013-2015	\$3,813.73

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**Authority of Salt Lake City** – Distribution of Housing Stabilization Funds. Salt Lake County shall provide \$15,000 to the Housing Authority of Salt Lake City, which will distribute the funds to families experiencing a housing crisis. Term of the agreement is five months from date of execution.

RESOLUTION NO. 5276

DATE: October 10, 2017

A RESOLUTION OF THE SALT LAKE COUNTY COUNCIL APPROVING  
EXECUTION OF AN INTERLOCAL COOPERATION AGREEMENT WITH  
HOUSING AUTHORITY OF SALT LAKE CITY FOR DISTRIBUTION OF  
HOUSING STABILIZATION FUNDS

WITNESSETH

WHEREAS, Salt Lake County ("County") and Housing Authority of Salt Lake City ("Housing Authority") are local governmental units and "public agencies" that are therefore authorized by the Utah Interlocal Cooperation Act, Section 11-13-101, *et seq.*, Utah Code Annotated the ("Interlocal Act") to enter into agreements with each other for joint and cooperative action to make the most efficient use of their powers on a basis of mutual advantage; and

WHEREAS, County desires Housing Authority to distribute housing stabilization funds to families experiencing a housing crisis; and

WHEREAS, Housing Authority is willing to distribute such funds pursuant to the terms and conditions of the Interlocal Cooperation Agreement attached hereto; and

WHEREAS, it has been determined that the best interest of the County and the general public will be served by the execution of the attached Interlocal Cooperation Agreement and by participating as required therein.

## RESOLUTION

NOW, THEREFORE, IT IS HEREBY RESOLVED by the County Council of Salt Lake County that the attached Interlocal Cooperation Agreement is approved; and the Mayor is authorized to execute said agreement, a copy of which is attached as Exhibit 1 and by this reference made a part of this Resolution.

APPROVED and ADOPTED this 10<sup>th</sup> day of October, 2017.

SALT LAKE COUNTY COUNCIL

ATTEST:

By /s/ STEVEN DEBRY  
Chair

By: /s/ SHERRIE SWENSEN  
County Clerk



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Ms. Antigone Carlson, Contracts Administrator, Contracts & Procurement Division, submitted a letter recommending approval of the following RESOLUTION authorizing execution of an INTERLOCAL AGREEMENT between Salt Lake County and the **Housing Authority of the County of Salt Lake** – Housing Quality Standards Inspection Training. Salt Lake County will pay \$5,000 to the Housing Authority of the County of Salt Lake to provide housing quality standards inspection training to a minimum of 10 persons. Term of the agreement is three months from date of execution.

RESOLUTION NO. 5277

DATE: October 10, 2017

A RESOLUTION OF THE SALT LAKE COUNTY COUNCIL APPROVING  
EXECUTION OF AN INTERLOCAL COOPERATION AGREEMENT WITH  
HOUSING AUTHORITY OF COUNTY OF SALT LAKE FOR HOUSING  
QUALITY STANDARDS INSPECTION TRAINING.

WITNESSETH

WHEREAS, Salt Lake County ("County") and Housing Authority of County of Salt Lake ("Housing Authority") are local governmental units and "public agencies" that are therefore authorized by the Utah Interlocal Cooperation Act, Section 121-13-101, *et seq.*, Utah Code Annotated ("the "Interlocal Act"), to enter into agreements with each other for joint and cooperative action to make the most efficient use of their powers on a basis of mutual advantage; and

WHEREAS, Housing Authority is willing to provide such training pursuant to the terms and conditions of the Interlocal Cooperation Agreement attached hereto; and

WHEREAS, it has been determined that the best interests of the County and the general public will be served by the execution of the attached Interlocal Cooperation Agreement and by participating as required therein.

## RESOLUTION

NOW, THEREFORE, IT IS HEREBY RESOLVED by the County Council of Salt Lake County that the attached Interlocal Cooperation Agreement is approved; and the Mayor is authorized to execute said agreement, a copy of which is attached as Exhibit 1 and by this reference made a part of this Resolution.

APPROVED and ADOPTED this 10<sup>th</sup> day of October, 2017.

SALT LAKE COUNTY COUNCIL

ATTEST:

By /s/ STEVEN DEBRY  
Chair

By: /s/ SHERRIE SWENSEN

County Clerk

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Mr. Paul Leggett, Director, Aging and Adult Services Division, submitted a letter requesting approval for an interim budget adjustment of \$9,166 to fund one time-limited FTE to provide case management services to the senior refugee population. This will be covered by a grant from the Division of Workforce Services.

Mr. Rory Payne, Director, Facilities Management Division, submitted a letter requesting approval for an interim budget adjustment to transfer \$30,000 from the Tenth East Asbestos Abatement project to the Government Center South Building lower level exhaust project and the lower level kitchen air handler unit project.

Mr. Rory Payne, Director, Facilities Management Division, submitted a letter requesting approval for an interim budget adjustment to transfer \$10,000 from the Tenth East Asbestos Abatement project to the Riverton Senior Center façade project.

Mr. Rory Payne, Director, Facilities Management Division, submitted a letter requesting approval for an interim budget adjustment to transfer \$123,681 from Capital Projects to design, remodel and construct additional office space at the Criminal Justice Services building.

Mr. Rory Payne, Director, Facilities Management Division, submitted a letter requesting approval for an interim budget adjustment to transfer \$20,209 from Capital Projects to combine bathroom projects at the Government Center.

Ms. Holly Yocom, Director, Community Services Department, submitted a letter requesting approval for an interim budget adjustment to transfer \$250,000 from fund balance to be used for revenue shortfalls at the Equestrian Park.

Ms. Karen Crompton, Director, Human Services Department, submitted a letter requesting approval for an interim budget adjustment of \$46,066 in new revenue and expenditures from the Utah State Indigent Defense Commission.

Council Member Jensen, seconded by Council Member Burdick, moved to ratify the vote taken in the Committee of the Whole meeting. [Council Member Jensen, seconded by Council Member Newton, moved to approve the requests and forward them to the 4:00 p.m.

Council meeting for ratification. The motion passed unanimously.] The Council motion passed unanimously, authorizing the County Chief Financial Officer to effect the same, showing that all Council Members present voted "Aye."



Mr. Curtis Woodward, Planning and Development Services Division, explained the following ordinance to be heard:

Application #30492 – **Salt Lake County** to create a new zoning designation by which large-scale communities may be approved and developed through a master plan and development plan approval process. Development agreements will be the mechanism by which the approved densities, land uses, and design standards are regulated.

**Mr. Woodward** stated the new zone creates a process where a project can be approved in “layers” beginning with a master plan approval, and ending in specific project approvals. The ordinance would allow an applicant to propose various districts, including land uses and development standards, within the overall community. The list of appropriate land uses, as well as the standards for buildings, site design, and public improvements, would be finalized and enforced through development agreements between the developer and Salt Lake County. The Salt Lake County Planning Commission recommended approval of the ordinance with some changes, which have been included.

**Council Member Bradley** asked how the process would work.

**Mr. Woodward** stated the process outlined in the ordinance is as follows:

- 1) A rezoning application for a P-C zone is submitted, which outlines the desired density and amount of nonresidential building area proposed. The applicant would be required to submit all the impact and infrastructure studies necessary to justify the amounts proposed. If the zone change is approved, it is subject to a development agreement confirming the number of units and nonresidential space being allowed in the development as well as basic performance measures that may be outlined in the studies submitted.
- 2) A Community Structure Plan is then submitted for review and approval. The plan establishes the different types of communities within the overall development, including land uses, circulation systems, major utilities and infrastructure systems, and standards for public improvements. This plan is subject to a development agreement, which becomes the regulating document for subsequent approvals.
- 3) Project Plan/Subdivision Plat – This phase is where the individual phases may be applied for through either a project plan or subdivision plat on which individual building permits may be issued. The plan or plat would show the detailed requirements such as setbacks, building height, landscape requirements, etc.
- 4) Building Permits may then be applied for and issued in harmony with the approved project as set forth in the approved development agreements.

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**Council Member Jensen** stated he would like to make some changes to this ordinance, but did not want to slow the process down.

Council Member Jensen, seconded by Council Member Newton, moved to open the public hearing. The motion passed unanimously, showing that all Council Members present voted "Aye."

**Mr. Steve Van Maren** stated once the rezone was approved, the Council would not have any say over the development agreements. This concerned him because the Council would be giving up some of its authority.

**Mr. Zachary Shaw**, Deputy District Attorney, stated the first step in a P-C zone is for the Council to approve the rezone and the overall development agreement. Any additional development agreements would only be reviewed by the Council if there were any variances from the zoning ordinance.

**Mr. Robert McCloud**, Legal Counsel for a potential client, stated he looks forward to working with the County on development of property using this zone. It would create a better community. He does have some additional changes he would like to propose, but wanted to wait before submitting them until he heard the proposed changes being considered by the Council.

Council Member Jensen, seconded by Council Member Burdick, moved to close the public hearing and forward Application #30492 to the October 17, 2017, Council meeting for final consideration.

**Council Member Burdick** asked if the project plan/subdivision plat was one step or if it was two separate paths.

**Mr. Woodward** stated it was two separate paths. A large project might not need to be subdivided, but it would still need to be looked at as part of an overall project. Other projects might be just single-family homes to be subdivided. They are two different types of projects.

**Council Member Burdick** asked for more information on the development plan and how it is finalized.

**Mr. Woodward** stated the initial development agreement is submitted by the applicant, which would go through approval by the staff, legal staff, planning commission, and the County Council. This is approved at the same time the rezone application is approved. The subsequent development agreements would be more detailed and would only come to the Council if there were elements that varied from the normal standards of the zoning ordinance. The community standard development agreement would be based on the initial master development agreement.

**Council Member Burdick** stated there could be numerous development agreements

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**Mr. Woodward** stated that was correct. There is the overall one that comes with the initial rezone, then there could be a community structure development agreement, and multiple other agreements for different phases of the project.

Council Member Jensen, seconded by Council Member Burdick, moved to forward Application #30492 to the October 17, 2017, Council meeting for final consideration. The motion passed unanimously, showing that all Council Members present voted "Aye."

THERE BEING NO FURTHER BUSINESS to come before the Council at this time, the meeting was adjourned at 4:45:52 PM until Tuesday, October 17, 2017, at 4:00 p.m.

SHERRIE SWENSEN, COUNTY CLERK

By \_\_\_\_\_  
Deputy Clerk

CHAIR, SALT LAKE COUNTY COUNCIL



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