## Salt Lake County Council

Committee of the Whole

~Minutes~

Tuesday, January 6, 2015

2:35:07 PM

Committee Members

Present: Jennifer Wilson

 Jim Bradley

 Arlyn Bradshaw

 Michael Jensen

 Aimee Newton

 Sam Granato

 Steven DeBry

 Max Burdick

 Richard Snelgrove, Chair

Citizen Public Input (2:35:07 PM)

 **Mr. Steve Van Maren** spoke under ”Citizen Public Input,” stating he did not think the creation of the Greater Salt Lake Metropolitan Services Area was worthwhile, but he is not a County service area resident. He also had some initial questions on the Grant of Easement at the Taylorsville Recreation Center to CenturyLink QC, but got those answered, so he has no complaints.

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 **Mr. Sim Gill**, District Attorney, spoke under ”Citizen Public Input,” expressing gratitude for those who helped the District Attorney’s Office after the flood in the Broadway Centre from the broken pipe. Seventy people from the Broadway Centre office were displaced and moved to the Salt Palace. The Community Services Department and the Salt Palace provided space, the Information Services Division made sure lines were up and running, and staff members from Facilities Management, Risk Management, his office, and Contracts and Procurement did a phenomenal job helping in other areas. All of their efforts enabled the District Attorney’s Office to keep all its calendars and serve law enforcement and screening. Not a single schedule was missed.

 **Council Member DeBry** stated he toured the Broadway Centre after the flood, and saw the catastrophic damage. He acknowledged Sim Gill for his ability to keep his office running without a glitch.

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 **Ms. Sara Brenna,** Director, Administrative Services Division, spoke under ”Citizen Public Input,” introducing Beth Overhuls, the new Chief Information Officer. She stated Ms. Overhuls started yesterday, and has already begun diving into her job. She will be scheduling appointments with Council Members to discuss any issues or questions they may have.

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Leadership Elections (2:40:07 PM)

 **Council Member DeBry, seconded by Council Member Bradshaw, moved to nominate Richard Snelgrove as Council Chair, Max Burdick as Vice Chair, Aimee Newton as Pro Tempore, and Jennifer Wilson as Minority Leader for 2015. The motion passed unanimously.**

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Behavioral Health Services (2:43:05 PM)

 The Council reviewed the appointment of Tim Whalen as the Director for the Behavioral Health Services Division. Mr. Whalen has been serving as Co-Director along with Pat Fleming who is retiring.

 **Council Member Snelgrove** asked how going from two Co-Directors to one Director, and having two associate directors would shake out.

 **Mr. Tim Whalen**, Interim Director, Behavioral Health Services Division, stated it is artificial to have a director of substance abuse and one for mental health because these issues co-occur in the lives of many of the people who seek services. With regard to the associate directors, one will be over clinical services and will work primarily with the County’s managed care organization, OptumHealth. The other associate director will be over community and supportive services working on things like housing, policy change, and legislation. That person will be handling Medicaid expansion and advocating for the County at the Legislature as that goes forward.

 **Council Member Wilson** stated she realized a lot of the mental health challenges people face correlate with substance abuse, but asked how Mr. Whalen would assure Behavioral Health Services had a good balance of people who understand the core challenges of mental health versus substance abuse. She asked if one of the associate directors would specifically have a mental health background.

 **Mr. Whalen** stated the associate director over clinical services is a licensed clinical social worker and has many years of experience in mental health in both psychiatric and patient facilities, and community mental health, and also understands managed care. In 2013, the Federal Government combined mental health and substance abuse in the Medicaid plan, and is no longer funding them separately. The County has done a lot of work integrating its substance abuse and mental health services too, and most of its agencies are dually diagnosed.

 **Council Member Burdick, seconded by Council Member Jensen, moved to approve the appointment and forward it to the 4:00 p.m. Council meeting for formal consideration. The motion passed unanimously.**

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District Attorney’s Building Update (2:49:21 PM)

 **Ms. Nichole Dunn**, Deputy Mayor, stated good progress has been made on the District Attorney’s building. Instead of bringing the completed proposal to the Council for approval, the Mayor’s Office will be bringing decisions for the Council to make throughout the process. Today, the Council needs to decide if it wants to build one or two buildings.

 **Mr. David Hart**, Executive Vice President, MOCA Systems, stated the County purchased property directly behind the Matheson Court House. Mayor McAdams would like the property to be multi-use. Therefore, a Request-for-Information was sent to developers asking what they envisioned the site being used for. Through the process, it was discovered that the area is not economically viable at this time. As development grows south from Salt Lake City, the property will become more valuable to develop. Originally, the premise was to find a developer that would be interested in participating in the development to help offset some of the cost to the County. Until other development takes place within the area, the best option is to move forward with the building, but not compromise the opportunity for the land to be developed over time.

A location for the District Attorney’s building will be identified, and on-grade parking will be created. Parking is available within the area; so rather than spending money to build structured parking, the Mayor’s Office will work on a parking agreement or contract. Going this route will allow the County to bank land. The west and southwest areas of the property will be the most interesting to a developer long-term. Most of the structured parking in downtown Salt Lake City has been financed through the Redevelopment Agency, so that might be an option for the Council to consider in the future.

A study was done on whether there should be one building at 101,000 square feet or two different buildings - one at 86,873 square feet in Salt Lake City and the other at 35,498 square feet in West Jordan. Sim Gill, District Attorney, indicated that it would be more efficient to serve the community out of two different buildings.

 **Mr. Sim Gill**, District Attorney, stated in the next 20-25 years, the population will double in the southwest part of the valley. It is logical to use 2015 dollars rather than 2022 or 2025 dollars to build another building. The District Attorney’s Office needs to be present in that part of the community. Two buildings would serve it better fiscally and operationally.

 **Council Member Bradley** asked if moving the Legal Defenders Association Office (LDA) to the District Attorney’s building would be a positive solution. He asked if the other half of the property would still be owned by the County or if it would be privately owned.

 **Mr. Hart** stated a variety of things could happen depending on what the agreement is with the potential developer.

 **Council Member Jensen** stated long-term he would not be opposed to relocating the LDA; however, it should not be in the same building as the District Attorney. He asked in the long run if the District Attorney would need more space than what is currently being proposed.

 **Mr. Hart** stated the Salt Lake City location will have enough space for the next 20-30 years. The West Jordan building will have a second floor that will be just a shell so as the District Attorney’s Office grows, it can expand. The timeline for the project is as follows:

 2015 – First Quarter: Select the Procurement Method and issue RFQ/RFP

 Select and award design and construction team

 Notify Council

 Multi-use Development: Begin in 2015 first quarter project design presentation to

 the Council.

 2015 – Second Quarter: Design in process, project design presentation to Council

 2015 – Third Quarter: Final estimates/schedules for Council

 2015 – Fourth Quarter: Budget approval, permitting, and start of construction

 2017 – Second Quarter: Construction complete

 2017 – Third Quarter: DA moves into new building

 **Council Member Burdick** stated occasionally, primary tenants will over-build by 20 percent for future growth. For the short term, they lease the space until it is needed. The County could profit by leasing the extra space.

 **Mr. Hart** stated the Salt Lake City location will have extra conference rooms that are similar in size to the offices. As the District Attorney’s Office grows, the County will be able to convert the conference rooms into offices. That is basically the bulk of the growth the Salt Lake City location will see.

 **Council Member DeBry** stated he supports building two locations as long as it does not compromise the AAA bond rating the County holds. The two buildings will benefit the public by providing good customer service and easier access.

 **Mr. Gill** stated law enforcement and the community want the District Attorney’s Office in the community. It will have a physical presence in terms of screening cases and access to attorneys. The long-term goal is to take the Community Justice Center to West Jordan as an anchor to the Family Justice Center.

 **Council Member Bradley** asked if the building could be labeled as multi-use so the main floor could be used for some type of income.

 **Mr. Hart** stated the biggest constraint is security. There may be some opportunity to have ground floor tenants depending on how the security elements are handled.

 **Mayor McAdams** stated the Mayor’s Office wants to create smart development. The County should take advantage of the transit stops since they provide easy access to both buildings. The Attorney General’s Office has expressed a desire to relocate, so that conversation is ongoing.

 **Council Member Jensen, seconded by Council Member DeBry, moved to approve, support, and give direction to build two buildings for the District Attorney’s Office. The motion passed unanimously.**

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Resolution ~ Creation of the Salt Lake Metropolitan Services Area ((3:23:34 PM)

 **Ms. Nichole Dunn**, Deputy Mayor, reviewed the following resolution:

Resolution initiating the creation of the Greater Salt Lake Metropolitan Services Area.

 **Ms. Dunn** stated this resolution would change the Municipal Services Fund to a municipal services area with a set list of services the County would continue to provide. The service area would not provide any additional boundary protection; it only provides clarity to what services are provided. The service area would help with the proposed community preservation legislation that will be considered this year during the legislative session. The community councils and township planning commissions have requested something like this for several years.

 **Council Member Snelgrove** stated this resolution is on the agenda for discussion only. Approval will be next week after the locations of the public hearings are finalized.

 **Council Member DeBry** asked if all of the community councils and township planning commissions were in favor of this service area.

 **Ms. Dunn** stated the Mayor’s Office has not taken this resolution to every community council or township planning commission. It has been presented to the Association of Community Councils Together (ACCT), which was supportive of the proposal.

 **Mr. Ron Faerber**, Sandy Hills Community Council and Secretary of ACCT, stated ACCT is in favor of the resolution. The residents in the unincorporated area like the services provided by the County. The proposed service area would help with the economy of scale where everyone pulls together to keep costs low and services high.

 **Council Member Jensen** stated this service area is similar to the Fire District that was created with the Unified Fire Authority; as well as the Salt Lake Valley Law Enforcement Service Area (SLVLESA) that was created with the Unified Police Department. This is the Council and Mayor, as a municipal government, taking care of what needs to be done.

 **Council Member Wilson** stated with the adoption of this resolution nothing would change, but if the community preservation legislation is passed, then the board overseeing this area would change.

 **Ms. Dunn** stated that was correct. The governing body remains the County Council and County Mayor. If the community preservation legislation passes, then each township would elect local representation and choose a chair. The chair of the township would then sit on the board of the service area.

 **Mr. Gavin Anderson**, Deputy District Attorney, stated this resolution initiates a process by setting two public hearings to be held in February. After the public hearings, the County will then determine the structure of the representation on the board.

 **Council Member Bradley** stated the Council might want to include sanitation in this service area. At a future meeting, he will bring this idea up for discussion.

 **Ms. Nancy Carlson-Gotts**, Chair, East Millcreek Community Council, stated she had concerns about the administration of this service area; however, it sounds like once the community preservation legislation is adopted, the townships will have representation on the board.

 **Council Member Granato, seconded by Council Member Newton, moved to forward this resolution to the January 13, 2015, Committee of the Whole meeting for consideration.**

 **Ms. Janet Geyser**, Mt. Olympus Community Council, stated it is important that the community councils and township planning commissions have an opportunity to provide input into this resolution and felt the public hearings would help with that. The County already has a Municipal Service District that was established in 1988, but it is not recognized. This resolution would dissolve that district. The Council should not limit the funding of this service area strictly to sales tax. It needs to look at other methods of funding as well.

 **Ms. Dunn** stated funding of this district is not limited to sales tax. The resolution provides the Council with the ability to use the property tax rate. At this time, it is not the intention of the Mayor’s Office to use anything other than sales tax to fund this district.

 **Council Member Snelgrove** asked if it was the intention of the Mayor’s Office that this proposal be revenue neutral.

 **Ms. Dunn** stated absolutely. This will provide local control while still maintaining the cost effectiveness of collaborating regional services.

 **Council Member Granato, seconded by Council Member Newton, moved to forward this resolution to the January 13, 2015, Committee of the Whole meeting for consideration. The motion passed unanimously.**

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Planning and Zoning (3:39:53 PM)

 **Mr. Jason Rose**, Legal Counsel, Council Office, reviewed the following easement vacation that will be heard during the February 10, 2015, Council meeting:

 Application #29043 – **Andrew Quist** to vacate portions of existing public utility and drainage easements that cross Lots 1 and 2 of the proposed Hale Stone Subdivision, located at 3940 South Hale Drive.

 **Council Member Bradshaw** asked if utility companies were able to comment on vacations.

 **Mr. Rose** stated he would ask Planning and Development about that and let the Council know what he finds out. Currently, there are no public utility lines or easements being used.

 **Mr. Reid Demman**, County Surveyor, stated there is a legal process in doing these vacations, wherein utility companies are noticed.

 **Council Member Bradley** stated he would like to encourage the burial of lines, particularly in areas near the foothills, like Olympus Hills, because big power poles block people’s views. If the County is going to vacate a public utility and create a new one, he would like a rider put in to require that any lines put in the new easement area have to be buried. He would like that to be a condition of these types of easements.

 **Mr. Rose** stated he would look into that issue as well.

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Review of New Hires (3:44:58 PM)

 **Mr. Brad Kendrick**, Assistant Fiscal Analyst, Council Office, reviewed the following requests, which have been placed on the Council agenda for formal consideration:

*Mayor’s Office*

 Requests to appoint a Director of Data and Innovation position and a Receptionist position.

 **Council Member DeBry** asked if the Director of Data and Innovation position was for the dashboard project, and if it was going to be a new FTE.

 **Ms. Nichole Dunn**, Deputy Mayor, stated this is not a new FTE. The position is Kimi Barnett’s old position, but it is being retitled and changed to focus on data and innovation rather than the work she was doing.

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*Assessor’s Office*

 Requests to fill a Personal/Real Property Specialist 15/17 position.

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*District Attorney’s Office*

 Requests to fill two Civil Attorney 35 positions and a Secretary 17 position.

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*Recorder’s Office*

 Requests to fill a GIS/Cadastral Technician 20/22/24 position.

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*Sheriff’s Office*

 Requests to fill a Cash Accounting Specialist 13 position, a Jail Clerk 15 position, two Corrections Specialist 16 positions, a Jail Nurse 24/30 position, and a Jail Billing Specialist 16 position.

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*Youth Services Division*

 Requests to fill a Youth Services Case Manager 24 position.

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*Salt Lake County Health Department*

 Requests to fill an STD Health Investigator 21/23 position, a Public Health Program Planner/Evaluator 28 position, and an Environmental Health Scientist 23/25/27 position.

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*Criminal Justice Services Division*

 Requests to fill a Jail Screener 24 position.

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*Library Services Division*

 Requests to fill a Cataloging Librarian 27 position, a Youth Services Librarian 26 position, four part-time Library Shelver 11 positions, and a part-time Customer Service Specialist 15 position.

 **Council Member Jensen, seconded by Council Member Newton, moved to approve the requests. The motion passed unanimously.**

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***CONSENT AGENDA*** (3:45:25 PM)

Real Estate Matter

 The Council reviewed the following real estate matter. The resolution authorizing execution of an easement agreement has been placed on the Council agenda for final approval and execution:

 *CenturyLink QC* to obtain a six-foot wide perpetual easement across Vista Park property, located at approximately 4948 South 2700 West, and a portion across the Taylorsville Library property to install fiber-optic telecommunication lines to service the Taylorsville Recreation Center.

  **Council Member Jensen, seconded by Council Member Newton, moved to approve the resolution and forward it to the 4:00 p.m. Council meeting for formal consideration. The motion passed unanimously.**

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Contribution to Holladay City

 The Council reviewed the following request from the Salt Lake County Health Department to donate $1,000 to Holladay City to support its 2015 Show UCAIR Pledge campaign.

 **Council Member Jensen, seconded by Council Member Newton, moved to approve the contribution, finding that the County received fair and adequate consideration for the contribution,** **and forward it to the 4:00 p.m. Council meeting for formal consideration. The motion passed unanimously.**

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Other Business (3:45:25 PM)

*Approval of Minutes*

 **Council Member Jensen, seconded by Council Member Newton, moved to approve the Committee of the Whole minutes for Tuesday, December 16, 2014, and Monday, December 22, 2014. The motion passed unanimously.**

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 The meeting adjourned at 3:47:29 PM.

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 Chair, Committee of the Whole

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 Deputy Clerk

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