**Midvale City**

**CITY COUNCIL MEETING**

***Minutes***

**Tuesday July 01, 2014**

**Council Chambers**

**655 West Center Street**

**Midvale, Utah 84047**

***MAYOR:*** JoAnn Seghini

***COUNCIL MEMBERS:*** Council Member Paul Hunt

Council Member Robert Hale - Excused

Council Member Wayne Sharp

Council Member Stephen Brown

Council Member Paul Glover

***STAFF:*** Kane Loader, City Manager; Phillip Hill, Assistant City Manager/Community and Economic Development Director; Laurie Harvey, Assistant City Manager/Admin. Services Director; Rori Andreason, H.R. Director/City Recorder; Chad Woolley, City Attorney; Chief Tony Mason, UPD Midvale Precinct; Stephen Higgs, UFA; Danny Walz, RDA Director; and Jarin Blackham, IT Manager.

1. **INFORMATIONAL ITEMS**
2. **DEPARTMENT REPORTS**

Chief Mason said the graffiti tagger who hit Main Street bragged on Facebook so he has been found and caught.

Chief Higgs had nothing to report.

Laurie Harvey reported on financials for the month of May 2014. She said the proposed certified property tax rate increase is 17.89%. This leaves us short about $23,000, but she said she would find it somewhere else. This will be a cost for residents of $10.88 per year. The hearing is scheduled for August 5th. She also reported that the conversion to the Caselle software is going well.

Phillip Hill reported on the bid opening for the Park RFP which took place yesterday. The contractor will begin work on July 14th. He also reported on a meeting with the Canyons School District regarding the new middle school.

Danny Walz updated the Council on the RDA Art Program. FL Schmidt would like the art display located by the river where the new bridge is. He said he is working on finalizing the move in date for the new City Hall. The new City Hall was one of the buildings tagged on Main Street. Code Enforcement did a pretty good job at removing the graffiti.

Mayor Seghini said the north side of Midvale main street sign is covered with graffiti.

Ken Vance reported that while removing the graffiti at the amphitheater they got water inside the outlets so they are fixing those problems. He reported that they are having a little trouble with the rental of the bowery and what’s taking place in the restrooms. He is getting the police more involved with that. He said Ace Disposal has offered the Council a tour of their new recycle facility if interested. He also mentioned that a glass recycle bin has been placed at Public Works and is being utilized. He then showed video from the City’s TV truck showing tree roots that have grown into the sewer laterals. The only way he would know about this potential problem is by utilizing the TV truck equipment. This will help prevent backups that could cost the City a lot of money.

Rori Andreason asked the Council if would be willing to move the scheduled July 15th meeting to July 22nd. The Canyons School District has a new Superintendent and is having a meeting on July 8th and July 15th to introduce him. The Council agreed.

Mayor Seghini said the new superintendent is Jim Briscoe.

Rori Andreason said the meeting on August 12th has been cancelled due to holding the Truth in Taxation hearing on August 5th and Harvest Days the week of August 12th. The second meeting in August will be on August 26th. Councilmember Robert Hale is leaving for Brazil in October. She said she will come back with dates to move forward on filling that vacancy. She asked the council if they were available on September 4th for the volunteer dinner. Council agreed. She also reported that a new Business License Administrator has been hired and will start in two weeks.

**B. CITY MANAGER’S REPORT**

Kane Loader updated the Council on Utopia. There are six cities that will move ahead with milestone 2 with Macquarie which are Midvale, West Valley City, Layton, Brigham City, Tremonton, and Perry. Five cities opted out which are Lindon, Payson, Centerville, Murray, and Orem. Resolutions were approved for the FY 2015 budget for Utopia and with that there were assessments to all the cities to continue to run the network. Utopia is still building revenues of $9,000 to $10,000 a month so the operational gap is closing. The FY2015 budget for Transjordan has been approved and he has been elected to serve as chair again. VECC has approved their budget. An interlocal agreement is being prepared to move forward with a computer aided dispatch system that will work for both Salt Lake City and VECC. Salt Lake County and the state have agreed to pay for the cost of the system so it won’t be any cost to the cities.

Mayor JoAnn B. Seghini opened the regular meeting at 7:00 p.m.

**II. REGULAR CITY COUNCIL MEETING**

**III. GENERAL BUSINESS**

1. **Welcome and Pledge of Allegiance**
2. **Roll Call** – Council Members Stephen Brown, Paul Glover, Paul Hunt and Wayne Sharp were present at roll call. Council Member Robert Hale was excused.

**C. Employee Service Awards**

Mayor Seghini presented the following employee service awards:

Dalin Hackett - 5 Years

Paul Glover - 10 Years

Rori Andreason - 10 years

Stephan Black - 10 Years

Kane Loader 25 Years

**IV. PUBLIC COMMENTS**

Marion Cox said he has been trying to raise the money for the statue of his great grandparents to be placed in the family center. He said he has been sending out letters and making phone calls to raise money.

Mayor Seghini asked if Mr. Cox has permission from the owners of the Family Center to put the statue there. She said the bid from a sculpture for the statue is $80,000, which is very difficult for a governmental agency to fund being it is for a personal project.

Mr. Cox said he met with the President of the Senate and Kane Loader to show them the model of the sculpture. He said the President of the Senate said he would help fund the statute with $25,000 if he could get the city to sponsor the project.

Kane Loader said he met with Mr. Cox, the President of the Senate and Salt Lake County. He said President Neiderhouser said he would try to push this through the legislature but would need a local government entity (i.e. Midvale or Salt Lake County) to carry the project; then he would look at gap funding. He said $25,000 would be the maximum amount he might be able to get from the legislature. He also found out that Salt Lake County has agreed that if Mr. Cox raises $10,000 they will consider matching that.

Laurene Walker, 7886 South Olympus Street, complimented the Council for the street lights in their neighborhood. She asked if they would shoot them out so fireworks will show, will the Council replace them. She said there is a car by the middle school that has been removed as well as a garage that was unsightly. She complimented the City on getting rid of some of the problems in her area. She wondered why the City did not have hearings and voting on Utopia.

Kane Loader explained that the cities are exploring a proposal from MacQuarie Capital to come in and build out the system. Once the City Council has something concrete to bring back to the public, hearings will be held. He said that time is probably a few months away still.

There was no one else present who desired to speak.

**V. COUNCIL REPORTS**

**A. Councilmember Paul Hunt** – reported that the Eccles Foundation gave them $10,000 for the Arts Council for marketing purposes.

1. **Councilmember Robert Hale –** was excused.

**C. Councilmember Wayne Sharp** – reported that he attended an event at IHC regarding solar panels but nothing was said about the solar panels. However, it was an interesting meeting. He also attended the Unified Police Department meeting. He discussed a motor squad competition that takes place between states. UPD’s motor squad competed and took 3rd in the regional competition. He also found out that an officer that is retiring can purchase their duty weapon. He cautioned residents to make sure they dump any standing water in their yard to prevent the mosquitoes from hatching.

**D. Councilmember Stephen Brown** – reported that at the last Planning Commission meeting Overstock gave an initial presentation showing their general idea. He said he was very impressed with what he saw.

**E. Councilmember Paul Glover** – had nothing to report.

**VI. MAYOR REPORT**

**Mayor JoAnn Seghini** reported that she had opportunity to meet the new Canyon’s School District Superintendent, Jim Briscoe. She feels he will be a good superintendent and has a lot of experience. Meetings are being held with the Superintendent Briscoe on July 8th and 15th. She encouraged the Council to attend.

**VII. CONSENT AGENDA**

**A. APPROVE MINUTES OF June 17, 2014**

**MOTION: Councilmember Wayne Sharp MOVED to approve the Consent Agenda. Councilmember Paul Hunt SECONDED the motion. Mayor JoAnn Seghini called for discussion on the motion. There being none, he called for a roll call vote. The voting was as follows:**

**Council member Stephen Brown Aye**

**Council member Paul Glover Aye**

**Council member Paul Hunt Aye**

**Council member Wayne Sharp Aye**

**Council member Robert Hale Absent**

**The motion passed unanimously.**

**VIII. ACTION ITEMS**

1. **APPROVE RESOLUTION NO. 2014-R-25 AUTHORIZING THE MAYOR TO ENTER INTO A CONTRACT BETWEEN MIDVALE CITY AND COWDELL & WOOLLEY FOR LEGAL SERVICES AND APPOINTING TRACY COWDELL AND CHAD WOOLLEY AS MIDVALE CITY ATTORNEYS**

Kane Loader stated that with the resignation of Craig Hall effective June 30, 2014, it became necessary to evaluate the City’s legal service needs. With Mr. Hall’s unique experience and qualifications we were able to share his services with the City of Holladay for the past three years. With Holladay wanting to contract for their legal services and not to continue with the current agreement, staff reached out to several individuals and law firms for proposals to provide both City Attorney and prosecution services.

The proposal that was determined to best fit the needs of the City was submitted by Cowdell & Woolley and after interviewing Mr. Cowdell and Mr. Woolley, it was his recommendation to Mayor Seghini that we accept their proposal and that she consider appointing Tracy Scott Cowdell and Chad L. Woolley as Co-City Attorneys.

**FISCAL IMPACT:** The total contract cost for City Attorney and prosecution services is $330,000 for Fiscal Year 2015. This is estimated to be a $60,000 reduction from what the City was paying for in-house legal services in Fiscal Year 2014.

Chad Woolley said he has had a chance to get to know a lot of the staff at Midvale. He heard there was some tension in the courtroom and so far has not felt any of that. It has been a good relationship. The City is well run; Kane does a great job. He said he felt the City is a great place to work and is looking forward to working with everyone.

Tracy Cowdell said he and Mr. Woolley have been working together since the late 1990's. They will prosecute about 40,000 cases this year. He said they know how to prosecute and have also done a lot of civil work. He said he appreciates the willingness of the City to take a chance on them.

Rori Andreason administered the Oaths of Office to Mr. Cowdell and Mr. Woolley.

**MOTION: Councilmember Paul Hunt MOVED to approve Resolution No. 2014-R-25 approving the a contract with Cowdell & Woolley to provide legal counsel to Midvale City and authorizing the Mayor to sign the contract on behalf of the City and approving the Mayor’s appointment of Tracy Scott Cowdell Esq. and Chad L. Woolley Esq. as Co-Midvale City Attorneys. Councilmember Stephen Brown SECONDED the motion. Mayor JoAnn Seghini called for discussion on the motion. There being none, he called for a vote:**

**Council member Wayne Sharp Aye**

**Council member Stephen Brown Aye**

**Council member Paul Glover Aye**

**Council member Robert Hale Absent**

**Council member Paul Hunt Aye**

**The motion passed unanimously.**

1. **APPROVE RESOLUTION NO. 2014-R-27 AUTHORIZING THE MAYOR TO ENTER INTO A MEMORANDUM OF UNDERSTANDING BETWEEN MIDVALE CITY AND UNIFIED FIRE AUTHORITY REGARDING FREQUENCIES**

Jarin Blackham said Midvale City has licensed two sets of frequencies in the 800MHz band with the call sign WQLH308. Unified Fire Authority (UFA) has proposed that we allow them to become a secondary owner of the licenses, to incorporate the frequencies in a trunked radio system, and transfer ownership of the repeater equipment (approx. value $10,000) currently in use.

In return, Midvale City will be assigned 10 talk groups on the trunked system, and UFA will assume financial and operational responsibility for frequency licenses (approx. cost $10,000 every 10 years) and equipment.

In addition, the current repeater location is not ideal for coverage in the City. UFA will move the licenses and equipment to the Carrigan Canyon radio site improving radio coverage for Midvale communication.

**MOTION: Councilmember Paul Hunt MOVED to approve Resolution No. 2014-R-27 entering into a mutual agreement with Unified Fire Authority to establish radio frequencies ownership, use and maintenance responsibilities as defined in the Memorandum of Understanding. Councilmember Wayne Sharp SECONDED the motion. Mayor JoAnn Seghini called for discussion on the motion. There being none, he called for a vote:**

**Council member Paul Hunt Aye**

**Council member Wayne Sharp Aye**

**Council member Stephen Brown Aye**

**Council member Paul Glover Aye**

**Council member Robert Hale Absent**

**The motion passed unanimously.**

**C. APPROVE RESOLUTION NO. 2014-R-28 AUTHORIZING THE MAYOR TO ENTER INTO A CONTRACT BETWEEN MIDVALE CITY AND JLR-J. LYNE ROBERTS & SONS INC. FOR THE MIDVALE CITY MAIN PARK LANDSCAPE CONSTRUCTION SERVICES**

Phillip Hill said following entering into a lease for the former Midvale Elementary property with the Canyons School District, staff has worked with Logan Simpson Design to produce a master plan for expansion of the Main City Park. A total of $250,000 was allocated to this project as part of a larger bond for City Hall. Additional funds that were slated to the Bingham Junction Park through the same bond have been moved to this project bringing the funds available for this phase to $435,000.00, as the RDA has sufficient funds for their project. Additional funds are available due to savings in the street lighting project and will be used to cover the difference.

A bid opening was held on June 30, 2014 for construction of the new park in which three bids were received. After evaluating the bids based on the four criteria outlined in the bid documents, bid amount, experience, approach and schedule, the bid was awarded to JLR – J. Lyne Roberts & Sons Inc. with a bid price of $457,127.00 for which we have sufficient funds.

**FISCAL IMPACT:** Funds for this project have been previously secured through the bond market and are immediately available for this project.

**MOTION: Councilmember Wayne Sharp MOVED to approve Resolution No. 2014-R-28 authorizing the Mayor to enter into a contract with JLR – J. Lyne Roberts & Sons Inc. for the Midvale City Main Park Landscape Construction Services with a change not to exceed $446,357.00 Councilmember Paul Glover SECONDED the motion. Mayor JoAnn Seghini called for discussion on the motion. There being none, he called for a vote:**

**Council member Wayne Sharp Aye**

**Council member Stephen Brown Aye**

**Council member Paul Glover Aye**

**Council member Paul Hunt Aye**

**Council member Robert Hale Absent**

**The motion passed unanimously.**

**IX. DISCUSSION ITEM**

1. **DISCUSS PROPOSED OFFICE BUILDING DEVELOPMENT AT VIEW 72 CORPORATE CENTER**

Lesley Burns said the master developer of the View 72 area has been working with the owner of Overstock on a plan to develop an office building and campus on the vacant property located along the rail line directly north of the Light Rail Station. The proposed master plan includes approximately 18.6

acres with frontage along Bingham Junction Boulevard (across from the IMAT Facility), 700 West and what will be the extension on Junction View Drive. Because of the size and scope of this project, which will require an amendment to the overall open space for the Junction at Midvale development area and Large and Small Scale Master Plans, we thought it would be helpful for the architect to provide an overview of the proposal before it is formally submitted.

Mark Murdock said he is excited to present this project. Peter Emerson is the architect with EDA Architects. Peter Emerson presented an overview of the Overstock project.

Mr. Emerson said with Overstock’s warehouse currently located in Salt Lake City and their call center in Tooele, they feel they are too spread out and need to move closer together. Overstock is anticipating bringing 1200 employees to this location to start with anticipation of 50 new employees hired per year. The office building is 230,000 square feet with room for expansion.

Mayor Seghini asked what their anticipated completion date was.

Mark Murdock said the summer of 2016.

Councilmember Wayne Sharp asked if the fiber optics had anything to do with Overstock’s decision to locate in Midvale.

Mark Murdock said yes he feels that did help in the decision.

Kane Loader said Midvale City is excited and looking forward to working with Overstock on this project.

**X. ADJOURN**

**MOTION: Councilmember Wayne Sharp MOVED to adjourn the meeting. Councilmember Paul Hunt SECONDED the motion. Mayor JoAnn Seghini called for discussion on the motion. There being none, he called for a vote. The motion passed unanimously.**

Mayor JoAnn B. Seghini adjourned the regular meeting at approximately 8:30 p.m.

**Rori L. Andreason, MMC**

**CITY RECORDER**

Approved this 22nd day of July, 2014