

2 The Lindon City Council regularly scheduled meeting on **Monday, May 6, 2024, at 5:15**
4 **pm** in the Lindon City Center, City Council Chambers, 100 North State Street, Lindon,
Utah.

6 **REGULAR SESSION – 5:15 P.M.**

8 Conducting: Carolyn Lundberg, Mayor
Invocation: Cole Hooley, Councilmember
10 Pledge of Allegiance: Jace Anderson

12 **PRESENT**

EXCUSED

Carolyn Lundberg, Mayor
14 Van Broderick, Councilmember
Jake Hoyt, Councilmember – *appeared virtually*
16 Cole Hooley, Councilmember
Lincoln Jacobs, Councilmember
18 Adam Cowie, City Administrator
Kristen Aaron, Finance Director
20 Britni Laidler, City Recorder

Steve Stewart, Councilmember

22 1. **Call to Order/Roll Call** – The meeting was called to order at 5:15 p.m.

24 2. **Presentations and Announcements:**

26 a) Ceremonial Swearing-in and Oath of Office: Chief Brower presented Officer
28 Brandon Jameson to the council and voiced excitement to have him as part of
their team. Office Jameson was then sworn in by the City Recorder.

30 b) Presentation of current and new Youth Council: Mayor Lundberg began with
voicing appreciation for all the outgoing Youth Council and all the service
32 they did during their term. She then presented the incoming Youth Council
members and voiced her excitement for their upcoming term. Councilmember
34 Jacobs voiced the importance of what the Youth Council does and excitement
for the future they will be a part of.

36 c) Youth Spotlight: Mayor Lundberg presented the Lindon Cares Youth
38 Spotlight recipient, Gracelyn Wilkinson, who was unable to attend due to her
health condition and voiced what an inspirational life she has led after
40 experiencing a tragic accident 6 years ago.

42 d) Comments / Announcements from Mayor and Council members.

44 3. **Open Session for Public Comment** – Mayor Lundberg called for any public
comments. The following comments were made:

2 **Sam Papkey** – Wanted to introduce himself to the council as a member of Senator Mike
Kennedy campaign committee.

4. COUNCIL REPORTS:

6 **Councilmember Hoyt** – Councilmember Hoyt reported that he was recently able to
8 attend the NOVA graduation at Timpanogos Academy, and voiced appreciation for all
that Officer Campbell does for that program. He also was able to attend the Arbor Day
10 Celebration and encouraged citizens to document all the trees they are planting to help
meet the 1000 tree goal. He then reminded the council of the Police Award Banquet that
12 is being held May 14th from 6-8 p.m. Councilmember Hoyt then turned the time over to
Heath Bateman to discuss fundraising concerns. Mr. Bateman asked if the council could
14 help get the word out and encourage businesses to help sponsor the centennial events and
noted that in-kind donations are accepted and appreciated.

16 **Councilmember Broderick** – Councilmember Broderick reported on their recent UCLT
18 training he was able to attend with other city council members. He then stated that it
would be a good idea to have data available so then when new legislative matters come
20 up, we are able to show those people that we are compliant, quick to assist our residents,
and doing what we need to do in a timely manner. He hopes by having this data available
22 it would be easy to present that information to help keep new legislation from even
having to be initiated. He then gave an update on a meeting he had with Mr. Cowie
24 regarding the Cemetery and proposals regarding the expansion.

26 **Councilmember Stewart** – *Councilmember Stewart was absent.*

28 **Councilmember Jacobs** - Councilmember Jacobs reported that he recently attended a
meeting with the Parks and Recreation Departments regarding recent legislative changes.
30 He noted that he also discussed a different parade route this year for Lindon Days due to
the parade being larger and road construction on the regular route. He then gave a quick
32 update on a recent planning commission meeting he attended and closed with noting he
also attended a meeting regarding future plans with North Pointe Solid Waste.

34 **Councilmember Hooley** – Councilmember Hooley reported that he was also able to
36 attend the Lindon Arbor Day Celebration that was held on May 3rd, noting that the Tree
Board had also decided on a Linden Tree to be the centennial tree. He stated that on June
38 5th Lindon will have their Summer Kick-Off celebration at Fryer Park. Council member
Hooley then went on to note that the Communities that Care had a very successful
40 Wellness Fair at Timpanogos High School and closed with stating that the Historic
Preservation Committee is hard at work for the centennial scavenger hunt.

42 **Mayor Lundberg** – Mayor Lundberg reported that recently there was a city employee
44 breakfast where they were able to take a group photo with all city staff and elected
officials for the centennial time capsule. She then gave an update on the Geneva Park

Resort plan and all the work they are doing to obtain some federal funding and will keep the council posted as that progresses. She closed by discussing the economy with information she received at the Colliers meeting she was able to attend.

Administrator's Report: Mr. Cowie reported on the following items.

Misc. Updates:

- Next regular meeting is May 20th
- June 2024 newsletter assignment: Steve Stewart
- Joint Orem, PG, Vineyard meeting: Tuesday, May 7th @ 3:00pm at Orem Library Hall
- Alpine School District meetings: Wednesday, May 8th @ 2:00pm or 4:00pm at ASD offices.
- Police Department Recognition Dinner, May 14th @ 6pm at Community Center
- Engineering Coordination mtg @ Public Works, May 15th at noon for the Mayor and Councilmember Broderick
- Misc. Items

6. Approval of Minutes – The minutes of the regular City Council meeting of April 15, 2024 were reviewed.

COUNCILMEMBER BRODERICK MOVED TO APPROVE THE MINUTES OF THE REGULAR CITY COUNCIL MEETING OF APRIL 15, 2024 AS PRESENTED WITH NOTED CHANGES. COUNCILMEMBER JACOBS SECONDED THE MOTION. THE VOTE WAS RECORDED AS FOLLOWS:

COUNCILMEMBER BRODERICK	AYE
COUNCILMEMBER HOYT	AYE
COUNCILMEMBER HOOLEY	AYE
COUNCILMEMBER JACOBS	AYE

THE MOTION CARRIED UNANIMOUSLY.

7. Consent Agenda Items — Items do not require public comment or discussion and can all be approved by a single motion. The following consent agenda item was presented for approval.

- a) There are no consent agenda items.

CURRENT BUSINESS

8. Public hearing: The Council will review and consider rezoning the rear portions of the properties located at 88 S. 800 W. and 96 S. 800 W. from Single-Family Residential (R1-20) to Mixed Commercial (MC). Ordinance #2024-07-O. The city council will hold a public hearing to consider amending the

2 Lindon City Zoning Map from Residential R1-20 to Mixed Commercial for the
4 rear portions of the above noted properties. The front portions of the property will
6 remain R1-20. Application is made by Diane and Blake Campbell and Brandon
and Holly Hill.

8 Michael Florence presented this item noting that the applicants were present. He
10 began by noting that the current lot size for each of the lots in discussion is approximately
12 1.79 acres. The applicants made a joint application to amend the Lindon City Zoning
14 Map to rezone approximately .95 acres of each of their rear yards from Residential R1-20
to Mixed Commercial, he noted that the purpose of rezone is to allow the applicants to
sell back part of property to neighboring businesses. Mr. Florence noted that Lindon's
General Plan Land Use Map had already identified the rear portions of these two lots as
Mixed Commercial.

16 COUNCILMEMBER BRODERICK MOVED TO OPEN THE PUBLIC
18 HEARING. COUNCILMEMBER HOOLEY SECONDED THE MOTION. ALL
PRESENT VOTED IN FAVOR. THE MOTION CARRIED.

20 The applicants Blake Campbell and Brandon Hill asked the council if they had
22 any questions they could answer for them. Mayor Lundberg inquired if the applicants
24 knew the potential use of the property by any of the potential buyers. They gave a few of
the potential uses the interested businesses may use the land for. General discussion
followed.

26 COUNCILMEMBER BRODERICK MOVED TO CLOSE THE PUBLIC
28 HEARING. COUNCILMEMBER HOOLEY SECONDED THE MOTION. ALL
PRESENT VOTED IN FAVOR. THE MOTION CARRIED.

30 Mayor Lundberg called for any further discussion or comments from the Council.
Hearing none she called for a motion.

32 COUNCILMEMBER JACOBS MOVED TO APPROVE ORDINANCE 2024-
34 07-O TO AMEND THE LINDON CITY ZONING MAP FROM SINGLE-FAMILY
RESIDENTIAL R1-20 TO MIXED COMMERCIAL FOR THE REAR PORTIONS OF
36 THE PROPERTIES LOCATED AT 88 & 96 S. 800 W. AS IDENTIFIED ON THE
LINDON CITY GENERAL PLAN LAND USE MAP WITH THE FOLLOWING
38 CONDITIONS: 1. ZONE MAP AMENDMENT APPROVAL IS CONDITIONED
UPON THE APPLICANTS SUBMITTING AND RECEIVING SUBDIVISION
40 APPROVAL. 2. ALL ITEMS OF THE STAFF REPORT. COUNCILMEMBER
BRODERICK SECONDED THE MOTION. THE VOTE WAS RECORDED AS
42 FOLLOWS:

COUNCILMEMBER BRODERICK AYE
44 COUNCILMEMBER HOYT -stepped away momentarily and did not vote on this matter.
COUNCILMEMBER JACOBS AYE

2 COUNCILMEMBER HOOLEY AYE
THE MOTION CARRIED UNANIMOUSLY.

4
6 **9. Review & Action: Agreement for Building Inspector coverage; Resolution**
#2024-13-R. The Council will review and consider this agreement with the cities
of Orem, Vineyard, and Salem for providing additional building inspection
8 coverage that is required by recent State legislation.

10 Mr. Florence presented this item noting that during the 2024 legislative session,
the Utah Legislature passed SB 185 which requires municipalities to establish a list of
12 three or more third party inspection firms that a building permit applicant can schedule to
complete an inspection if the city isn't able schedule an inspection within three business
14 days. He then stated that Lindon city has been asked to participate with other jurisdictions
in establishing an interlocal agreement for third party inspections. Currently, the parties
16 to the agreement are Lindon, Salem, Vineyard, and Orem. He noted that this contract
allows for up to (8) eight hours of building inspections per month to each municipality
18 without charge with additional hours to be billed at the rate of \$86.00 per hour, plus
mileage. Mr. Florence noted that up to this point, Lindon City has been able to complete
20 all inspections within three business days.

22 Mr. Florence stated that Lindon City staff believe that this is a good option for the
city to be able to use local government inspectors as third-party inspectors, and this
24 allows for good coordination between jurisdictions to the agreement and helps to reduce
conflicts of interest. He then noted that Lindon City has a good track record of providing
26 inspection services within three business days and the agreement allows Lindon City to
be compliant with state code requirements. General discussion followed.

28 COUNCILMEMBER BRODERICK MOVED TO APPROVE RESOLUTION
30 #2024-13-R. COUNCILMEMBER JACOBS SECONDED THE MOTION. THE VOTE
WAS RECORDED AS FOLLOWS:
32 COUNCILMEMBER BRODERICK AYE
COUNCILMEMBER HOYT – Stepped away momentarily and did not vote on this matter.
34 COUNCILMEMBER JACOBS AYE
COUNCILMEMBER HOOLEY AYE
36 THE MOTION CARRIED UNANIMOUSLY.

38 **10. Public Hearing - FY2024-25 Proposed Budget; Amend FY2024 Budget;**
Resolution #2024-11- R. The City Council will accept public comment as it
40 reviews and considers adoption of its FY2025 Proposed Budget and acts to amend
the FY2024 budget and fee schedule. The Council will also give direction on
42 major budget issues and other city-wide budgetary matters. A public hearing will
be held on June 3, 2024 to amend the FY2024 budget and to adopt the FY2025
44 Final Budget

2 Kristen Aaron, Finance Director presented this item starting with presenting the
fee schedule changes for as follows:

4 Additions

- | | | |
|---|--|---------|
| 6 | • Culinary Water Connection Application Fee | \$70.00 |
| | • Drive Approach Application Fee | \$70.00 |
| 8 | • Secondary Water Connection Application Fee | \$70.00 |
| | • Sewer Connection Application Fee | \$70.00 |

10 Changes

- | | | |
|----|--|------------|
| | • Water Impact Fees | |
| 12 | ○ 1” Meter (was effective 4/15/2024) | \$1,467 |
| | • Hydrant Water Meter Rental | |
| 14 | ○ Culinary Water Meter Refundable Deposit | \$400.00 |
| | ○ Hydrant Meter Refundable Deposit | \$1,500.00 |
| 16 | ○ Hydrant Meter w/ Backflow Preventer Refundable Deposit | \$2,700.00 |

18 Ms. Aaron then asked the council how they would like to handle the fund
transfers, following some discussion the council decided to handle those transfers as a
20 loan. She then presented the Fiscal Year 2023-2024 budget amendments with an
explanation of those amendments to the council. Councilmember Broderick asked for
22 clarification on some of the adjustments listed. Councilmember Hooley asked questions
about various budget items. Ms. Aaron answered those questions. Following some
24 general discussion, Mrs. Aaron continued to then present the Fiscal Year 2024-2025
proposed budget to the council. Information presented was as follows:

- 26 • Review
 - Changes have been made to the Tentative Budget
 - 28 ○ Proposed Budget is a balanced budget with a citywide total of
\$35,164,536
 - 30 ○ Provide feedback and direction to Staff for Final Budget
- Fund Balances
- 32 • Estimated Revenues
 - Fee Schedule Changes
 - 34 ○ Citywide Revenues
- Budgeted Expenditures
 - 36 ○ Personnel
 - Capital
 - 38 ■ General Fund capital expenditures
 - Dedicated/Restricted funds
 - 40 ■ Water Fund
 - Sewer Fund
 - 42 ■ Storm Water Fund
 - Recreation Fund

2 Councilmember Hoyt asked for clarification on the changes to the Recreation
Fund. Mr. Cowie answered those questions.

4 COUNCILMEMBER BRODERICK MOVED TO OPEN THE PUBLIC
6 HEARING. COUNCILMEMBER HOOLEY SECONDED THE MOTION. ALL
PRESENT VOTED IN FAVOR. THE MOTION CARRIED.

8 Mayor Lundberg asked for any public comment. Hearing none she called for a
10 motion to close the public hearing.

12 COUNCILMEMBER BRODERICK MOVED TO CLOSE THE PUBLIC
HEARING. COUNCILMEMBER HOOLEY SECONDED THE MOTION. ALL
14 PRESENT VOTED IN FAVOR. THE MOTION CARRIED.

16 Following some general discussion Mayor Lundberg called for any further
discussion or comments from the Council. Hearing none she called for a motion.

18 COUNCILMEMBER BRODERICK MOVED TO APPROVE RESOLUTION
20 #2024-11-R. COUNCILMEMBER JACOBS SECONDED THE MOTION. THE VOTE
WAS RECORDED AS FOLLOWS:

22 COUNCILMEMBER BRODERICK	AYE
COUNCILMEMBER HOYT	AYE
24 COUNCILMEMBER JACOBS	AYE
COUNCILMEMBER HOOLEY	AYE
26 THE MOTION CARRIED UNANIMOUSLY.	

28 **11. Recess to Lindon City Redevelopment Agency Meeting (RDA)**

30 COUNCILMEMBER BRODERICK MOVED TO RECESS THE LINDON CITY
COUNCIL MEETING AND CONVENE AS THE LINDON CITY RDA.
32 COUNCILMEMBER HOOLEY SECONDED MOTION. THE VOTE WAS
RECORDED AS FOLLOWS:

34 COUNCILMEMBER HOYT	AYE
COUNCILMEMBER BRODERICK	AYE
36 COUNCILMEMBER HOOLEY	AYE
COUNCILMEMBER JACOBS	AYE
38 THE MOTION CARRIED UNANIMOUSLY.	

40 BOARDMEMBER BRODERICK MOVED TO ADJOURN THE LINDON RDA
MEETING AND RECONVENE THE LINDON CITY COUNCIL MEETING.
42 BOARDMEMBER HOOLEY SECONDED THE MOTION. THE VOTE WAS
RECORDED AS FOLLOWS:

44 BOARDMEMBER HOYT	AYE
BOARDMEMBER BRODERICK	AYE

2 BOARDMEMBER HOOLEY AYE
BOARDMEMBER JACOBS AYE
4 THE MOTION CARRIED UNANIMOUSLY

6 **12. Policy Manual updates: Resolution #2024-12-R.** The Council will review
proposed changes to the Lindon City Policies & Procedures Manual.

8
Adam Cowie, City Administrator, presented this item by giving a summary of
10 some of the changes. He explained in greater detail item 4.8 of the Policies and
Procedures Manual, and the reasoning behind that change. He then addressed changes to
12 Facility Rentals and gave greater clarification on those changes. General discussion
followed.

14
COUNCILMEMBER BRODERICK MOVED TO APPROVE RESOLUTION
16 #2024-12-R. COUNCILMEMBER JACOBS SECONDED THE MOTION. THE VOTE
WAS RECORDED AS FOLLOWS:

18 COUNCILMEMBER BRODERICK AYE
COUNCILMEMBER HOYT AYE
20 COUNCILMEMBER JACOBS AYE
COUNCILMEMBER HOOLEY AYE
22 THE MOTION CARRIED UNANIMOUSLY.

24 **13. Discussion Item: Alpine School District Reconfiguration Options.** The
Council will review and discuss options that have been presented by ASD and
26 other communities regarding possible reconfiguration of the school district
boundaries.

28
Mr. Cowie presented this item. He began by stating that the new legislative bill
30 SB 221, has created an opportunity for cities to enter into interlocal agreements to split
from existing school districts and form their own school districts. He noted that Saratoga
32 Springs, Eagle Mountain and Fairfiled have entered into an interlocal agreement with
intent to study the issue of separating from the Alpine School District and creating their
34 own district. Additionally, Lehi, Alpine, Highland, Cedar Hills, and American Fork have
also entered into their own interlocal agreement to announce their intent to split from
36 ASD and study this possible split. Each group of cities will study their potential
configuration and are required to take public comment on the proposals and then vote as
38 Council's to determine whether to put the item on the ballot for their citizens to vote
upon. He then presented a clip from a video of a recent ASD meeting with Orem where
40 ASD gave a timeline of upcoming meetings they have planned.

42 Councilmember Broderick asked for more information regarding the interlocal
agreement approval process and how those votes would work. Brain Haws, City Attorney
44 addressed those questions with greater clarification. Discussion regarding interlocal
agreements followed. Councilmember Broderick then asked for clarification on board

2 members for ASD and the process of adding more board members for greater
representation. Mr. Cowie addressed those questions and encouraged council members to
4 watch the meeting he showed a clip of to get a better understanding of all those aspects
and how it works.

6
8 Mr. Cowie stated that if any interlocal agreements are put on the ballot and pass
they will have a 32-month wait period before starting with that new district.
Councilmember Hooley asked if there is a specific date to get an interlocal on the ballot,
10 and when we would need to start the process of making sure that those specific deadlines
are completed in time. Mr. Cowie stated that in order to meet all of the required deadlines
12 they would need to begin those processes by May 17th. General discussion followed.

14 Mayor Lundberg asked for any public comment. The following comments were
made:

16 Seth Cox - began with stating he has lived in Lindon for 8 years, and stated his father was
18 an elementary school teacher and legislator. He noted that if there is a 3-district split,
these will not be tiny school districts, they will be some of the largest in the state. He
20 stated that this split won't be easy but, in his opinion, will be best for the students and
teachers. He then noted that he doesn't feel like the board has represented the overall
22 district for a long time. He closed with voicing his concern that after attending a Pleasant
Grove City Council meeting, he thinks we should be researching the possibility of an
24 interlocal agreement, to be prepared if we end up being lumped into a district with those
surrounding cities.

26 Alisha Alba – stated that she is running for school board and has a Masters's Degree in
28 Education. She stated that she recently spoke with Senator Grover and his legal analyst.
She then presented the information she received from those discussions. She closed by
30 stating that she doesn't see any drawbacks in having agreements, as long as we are open
about them and open about why you are making them.

32 Emily Peterson – stated she voted against Prop 2 because she lives in Orem, however, has
34 kids that go to a Lindon school, and wanted to make sure that Lindon and Vineyard
would be involved because we are all intertwined so much. She then spoke about
36 representation and how it can help control and maintain the school programs we have and
enjoy.

38
40 Mr. Cowie stated that there is a potential that entering into an interlocal agreement
with Orem, Vineyard, and Pleasant Grove will be proposed to Lindon following
discussion with those cities. He then asked council members where they stand following
42 this discussion, in case that possibility is proposed. Mr. Cowie stated that
Councilmember Stewart had stated in an email to council members and staff his input.
44 Councilmember Hoyt stated that he is open to a 2-district split. Councilmember Jacobs
stated he is open to continuing to study this more. Councilmember Broderick stated he is

2 also in favor of a 2-district split. Councilmember Hooley stated that his stance will only
4 be able to be made after attending the two upcoming meetings so he can have a better
grasp of where he falls with this.

6 Mr. Cowie encouraged all councilmembers to be very open with their input on
what they want at the upcoming meeting with Lindon, Pleasant Grove, Orem and
8 Vineyard on May 7th.

10 Mayor Lundberg called for any further discussion or comments from the Council.
Hearing none she moved on to the next agenda item.

12
14. Discussion Item: 2024 Grand Marshal & Tree Board appointments. The
14 Council will discuss and consider possible Grand Marshal(s) for the 2024 Lindon
Days celebration and Tree Board appointments.

16 Mr. Cowie presented this item. Mayor Lundberg stated her idea to have past
18 Mayors of Lindon as the Grand Marshalls for the centennial. The council discussed this
and agreed to go with that idea, voicing excitement. The potential Tree Board members
20 were then discussed amongst the council.

22 Mayor Lundberg called for any further discussion or comments from the Council.
Hearing none she proceeded to the next agenda item.

24
15. Discussion item: 200 N State, traffic signal study. The Council will receive
26 information and provide feedback regarding the 200 N State Street traffic light
study. This item is for discussion purposes only with no motion needed.

28 Mr. Cowie presented the option of adding a median versus adding a traffic signal
30 to the 200 N State Street intersection. He noted if the city decided to go with the traffic
signal option, the city would be required to acquire any right of way access needed. He
32 noted there would be no need to acquire any right of way access if they decided to go
with the median option. After general discussion, the council agreed they would prefer a
34 traffic light versus a median.

36 Mayor Lundberg called for any further discussion or comments from the Council.
Hearing none she proceeded to the next agenda item.

38
Adjourn –

40
COUNCILMEMBER BRODERICK MOVED TO ADJOURN THE MEETING
42 AT 9:57 PM. COUNCILMEMBER JACOBS SECONDED THE MOTION. ALL
PRESENT VOTED IN FAVOR. THE MOTION CARRIED.

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Approved – May 20, 2024

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Britni Laidler, City Recorder

Cole Hooley, Mayor pro tem