

MINUTES OF COUNCIL STUDY MEETING – JUNE 11, 2024

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THE WEST VALLEY CITY COUNCIL MET IN ELECTRONIC STUDY SESSION ON TUESDAY, JUNE 11, 2024 AT 4:30 P.M. AT WEST VALLEY CITY HALL, MULTIPURPOSE ROOM, 3600 CONSTITUTION BOULEVARD, WEST VALLEY CITY, UTAH. THE MEETING WAS CALLED TO ORDER AND CONDUCTED BY MAYOR LANG.

THE FOLLOWING MEMBERS WERE PRESENT:

Karen Lang, Mayor
Lars Nordfelt, Councilmember At-Large
Don Christensen, Councilmember At-Large
Tom Huynh, Councilmember District 1 (*arrived as noted*)
Scott Harmon, Councilmember District 2
William Whetstone, Councilmember District 3
Jake Fitisemanu, Councilmember District 4

STAFF PRESENT:

John Flores, Assistant City Manager
Nichole Camac, City Recorder
Eric Bunderson, City Attorney
Colleen Jacobs, Police Chief (*electronically*)
John Evans, Fire Chief
Scott Freckleton, Acting Finance Director
Steve Pastorik, CED Director
Layne Morris, CPD Director
Dan Johnson, Public Works Director
Jamie Young, Parks and Recreation Director
Jonathan Springmeyer, RDA Director
Sam Johnson, Strategic Communications Director
Ken Cushing, IT (*electronically*)
Travis Crosby, IT

APPROVAL OF MINUTES OF STUDY MEETING HELD JUNE 4, 2024

The Council considered the Minutes of the Study Meeting held June 4, 2024. There were no changes, corrections or deletions.

Councilmember Fitisemanu moved to approve the Minutes of the Study Meeting held June 4, 2024. Councilmember Whetstone seconded the motion.

A voice vote was taken and all members voted in favor of the motion.

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REVIEW AGENDA FOR REGULAR CITY COUNCIL MEETING OF JUNE 11, 2024

Upon inquiry by Mayor Lang, members of the Council had no further questions or concerns regarding items listed on the Agenda for the Regular City Council meeting scheduled later this night.

PUBLIC HEARINGS SCHEDULED FOR JUNE 18, 2024

A. ACCEPT PUBLIC INPUT REGARDING PERSONNEL COMPENSATION INCREASES FOR FISCAL YEAR 2024-2025

Mayor Lang informed a public hearing had been advertised for the Regular Council Meeting scheduled June 18, 2024, in order for the City Council to hear and consider public comments regarding Personnel Compensation Increases for Fiscal Year 2024-2025.

John Flores, Assistant City Manager, explained that, according to State law, the City now has to hold a public hearing for comments if pay increases tied to the annual budget were approved. This requirement is applied when specific positions receive increases as part of the budget. John noted that the City had altered its approach to pay increases from what was previously discussed three to four months ago. The approved budget amounts for police and fire remained unchanged. However, the direction for the rest of the employees, referred to as the public group, has shifted. Human Resources conducted a position-based market survey using available market data within a short timeframe. As a result, lower-level positions, which market data indicated needed adjustment, received larger increases. John stated that this new approach aimed to align pay increases with market data rather than regular annual or cost-of-living increases. He indicated that the City plans to bring in an external company to conduct a full market analysis of all positions within the next year. John highlighted that the adjustments would improve employee morale, retention, and recruitment for difficult-to-fill positions. He noted that, at a minimum, all positions would receive at least a 3% increase.

Councilmember Huynh arrived at 4:33 PM.

Councilmember Whetstone asked if the increases are based on percentage. John replied yes. Councilmember Fitisemanu asked how the reaction has been from staff with the proposed changes. John replied that it's a big adjustment, but staff sees the goal that is trying to be accomplished and are excited at the possibility of retaining employees. Councilmember Nordfelt requested more detail for the public so they are able to provide input if they wanted to. After brief discussion, the Mayor and Council agreed that more information would be helpful and John stated that he would find the best way to provide the information in a straightforward manner.

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The City Council will accept public comment at the Regular Council Meeting scheduled June 18, 2024 at 6:30 P.M.

B. ACCEPT PUBLIC INPUT REGARDING APPLICATION ZT-5-2024, FILED BY WEST VALLEY CITY, REQUESTING A ZONE TEXT CHANGE TO AMEND SECTION 11-5-105 OF THE SIGN ORDINANCE TO ALLOW FOR MONUMENT SIGNS FOR CERTAIN RESIDENTIAL DEVELOPMENTS

Mayor Lang informed a public hearing had been advertised for the Regular Council Meeting scheduled June 18, 2024, in order for the City Council to hear and consider public comments regarding Application ZT-5-2024, Filed by West Valley City, Requesting a Zone Text Change to Amend Section 11-5-105 of the Sign Ordinance to Allow for Monument Signs for Certain Residential Developments.

Proposed Ordinance 24-26 related to the proposal to be considered by the City Council subsequent to the public hearing, was discussed as follows:

ACTION: ORDINANCE NO. 24-26, AMEND SECTION 11-5-104 OF THE SIGN ORDINANCE TO ALLOW MONUMENT SIGNS FOR CERTAIN RESIDENTIAL DEVELOPMENTS

Steve Pastorik, CED, discussed proposed Ordinance 24-26 that would amend Section 11-5-104 of the Sign Ordinance to Allow Monument Signs for Certain Residential Developments.

Written documentation previously provided to the City Council included information as follows:

City staff is proposing an ordinance text change to amend Section 11-5-104 of the Sign Ordinance to allow monument signs in two instances. The first relates to monument signs for mobile home parks in the RMH zone. The City's Sign Ordinance currently prohibits monument signs for mobile home parks in the RMH (Residential Mobile Home) zone. However, most mobile home parks in the RMH zone already have a monument sign that was constructed under a different set of sign regulations.

This first change was prompted by the owners of the Town and Country mobile home park located at 3751 S Redwood Rd. This mobile home park had a pole sign that was removed. The owners would like to install a monument sign; however, the current sign code prohibits monument signs for mobile home parks in the RMH zone.

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The second instance relates to monument signs for multi-family residential developments located in zones other than the RM (Multiple Unit Dwelling Residential) zone. The City's Sign Ordinance currently allows monument signs for "multiple-unit dwellings" in the RM zone only. However, there are several multi-family residential developments built in zones other than the RM zone that already have a monument sign that was constructed under a different set of sign regulations.

Councilmember Fitisemanu asked if there was a compelling reason for this being banned in the first place. Steve replied that this was allowed in Code beginning in 1986 and he was unable to find when it changed and why. He noted that it was likely something that was overlooked during an update. Upon inquiry from Mayor Lang, Steve briefly explained the differences between monument signs and entry features into communities.

The City Council will consider Ordinance 24-26 at the Regular Council Meeting scheduled June 18, 2024 at 6:30 P.M.

RESOLUTION 24-101: AUTHORIZE THE EXECUTION OF AN INTERLOCAL COOPERATION AGREEMENT WITH SALT LAKE COUNTY FOR PARTICIPATION IN AN URBAN WILDLIFE PROGRAM

Layne Morris, CPD Director, presented proposed Resolution 24-101 that would authorize the Execution of an Interlocal Cooperation Agreement with Salt Lake County for Participation in an Urban Wildlife Program.

Written documentation previously provided to the City Council included information as follows:

Three fiscal years ago Council directed us to begin an extermination service involving skunks and raccoons. With no increase in budget, we hoped that the ensuing costs would be minimal and absorbed within our existing budget. We subsequently contracted with an extermination service on a per unit basis. First year expenditures were much higher than anticipated at \$17,100.00, but we were able to cover the cost largely by transfers from the Abatement Fund. Last year, as public awareness of the service increased, the cost rose to \$28,150.00. This exceeded our ability to pay for the service within any existing budget and the service ran a deficit all year until it was finally covered in the budget rollup at the end of the year. The combination of increased public awareness and higher wildlife populations this spring has resulted in expenditures of \$29,225.00 so far this year. We anticipate the total cost to the City this fiscal year will approach \$50,000.000.

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Although our current contractor has provided excellent service, we have never extended their services to the business community or rental property owners. The Urban Wildlife Assistance Program would extend coverage to all properties in the City, and at a lesser cost. The other participating municipal entities I have spoken to report high levels of public satisfaction with the services provided by the Urban Wildlife Assistance Program.

The City Council will consider Resolution 24-101 at the Regular Council Meeting scheduled June 18, 2024 at 6:30 P.M

CONSENT AGENDA SCHEDULED FOR JUNE 18, 2024

A. RESOLUTION 24-102: RATIFY THE CITY MANAGER'S REAPPOINTMENT OF DAVID MCEWAN TO THE WEST VALLEY PLANNING COMMISSION FOR A TERM FROM JULY 1, 2024 TO JULY 1, 2028

Mayor Lang discussed proposed Resolution 24-102 that would ratify the City Manager's Reappointment of David McEwan to the West Valley Planning Commission for a Term From July 1, 2024 to July 1, 2028.

Written documentation previously provided to the City Council included information as follows:

The Planning Commission is composed of seven members and one alternate appointed and reappointed by the City Manager with the advice and consent of the City Council. Any Planning Commission member may be reappointed for an additional term and there is no limit to the number of terms a member may serve.

David McEwen is a current Planning Commissioner and his term is due to expire on July 1, 2024. He was first appointed to the Planning Commission on January 1, 2016.

B. RESOLUTION 24-103: RATIFY THE CITY MANAGER'S REAPPOINTMENT OF CINDY WOOD TO THE WEST VALLEY PLANNING COMMISSION FOR A TERM FROM JULY 1, 2024 TO JULY 1, 2028

Mayor Lang discussed proposed Resolution 24-103 that would ratify the City Manager's Reappointment of Cindy Wood to the West Valley Planning Commission for a Term From July 1, 2024 to July 1, 2028.

Written documentation previously provided to the City Council included information as follows:

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The Planning Commission is composed of seven members and one alternate appointed and reappointed by the City Manager with the advice and consent of the City Council. Any Planning Commission member may be reappointed for an additional term and there is no limit to the number of terms a member may serve.

Cindy Wood is a current Planning Commissioner and her term is due to expire on July 1, 2024. He was first appointed to the Planning Commission on January 1, 2016.

C. RESOLUTION 24-104: ACCEPT A STORM DRAIN EASEMENT FROM C.R.K MANAGEMENT AND DEVELOPMENT, L.L.C FOR PROPERTY LOCATED AT 5143 WEST 3500 SOUTH

Mayor Lang discussed proposed Resolution 24-104 that would accept a Storm Drain Easement from C.R.K Management and Development, L.L.C for Property Located at 5143 West 3500 South

Written documentation previously provided to the City Council included information as follows:

The C.R.K. Management & Development, L.L.C. parcels located at 5143 West 3500 South are two of five properties affected by the 5100 West - Kiowa Way Storm Drain Project to be constructed in 2024. This project will pipe a portion of an existing storm water and irrigation tailwater ditch and will also construct a storm drain line in the existing Kiowa Way (3540 South).

The existing ditch receives storm water from an existing pipe in Cree Drive (3655 South) at approximately 5118 West, and the existing ditch does not have sufficient capacity and has caused periodic flooding to properties on the north side of Kiowa Way. This project will pipe the northerly 645 feet of the ditch from property west of Westward Terrace Subdivision No. 8 and will run north to 3500 South. The project will also construct a new storm drain line in Kiowa Way and connect to the new storm drain line running to 3500 South.

D. RESOLUTION 24-105: ACCEPT A STORM DRAIN EASEMENT FROM THE BRUCE AND JUDY ARGYLE FAMILY TRUST FOR PROPERTY LOCATED AT 3575 SOUTH 5200 WEST

Mayor Lang discussed proposed Resolution 24-105 that would accept a Storm Drain Easement from the Bruce and Judy Argyle Family Trust for Property Located at 3575 South 5200 West.

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Written documentation previously provided to the City Council included information as follows:

The Bruce and Judy Argyle Family Trust parcel located at 3575 South 5200 West is one of five properties affected by the Kiowa Way Storm Drain Project to be constructed in 2024. This project will pipe a portion of an existing storm water and irrigation tailwater ditch and will also construct a storm drain line in the existing Kiowa Way (3540 South).

The existing ditch receives storm water from a pipe in Cree Drive (3655 South) at approximately 5118 West, and the existing ditch does not have sufficient capacity and has caused periodic flooding to properties on the north side of Kiowa Way. This project will pipe the northerly 645 feet of the ditch from property west of Westward Terrace Subdivision No. 8 and will run north to 3500 South. The project will also construct a new storm drain line in Kiowa Way and connect to the new storm drain line running to 3500 South. The project is being coordinated with the future Kiowa Court PUD.

The City Council will consider Resolution 24-102 through 24-105 on the Consent Agenda at the Regular Council Meeting scheduled April 2, 2024 at 6:30 P.M

COMMUNICATIONS

A. COUNCIL CALENDAR

Mayor Lang referenced a Memorandum previously received from the City Manager that outlined upcoming meetings and events.

Members of the City Council had no further questions regarding the Council Update.

NEW BUSINESS

A. POTENTIAL FUTURE AGENDA ITEMS

Councilmember Whetstone stated that he would like to see data from the “Stop on Red” initiative that was conducted.

Councilmember Harmon asked if the personnel manual adjustments were still being worked on. John replied yes. He noted that staff is actively working on this and will have an update in the near future.

Councilmember Fitisemanu stated that the gentleman who would like the Olympic cauldron moved to the Maverik Center has suggested moving it inside the building since the Council was not supportive of the cost for outside. Jonathan Springmeyer, ED Director, indicated that the Olympic Committee was not favorable to this idea.

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Councilmember Huynh thanked the City Manager and Parks Department for providing free memberships to the Fitness Center for the City Council. He stated that the Council also received an email from Cameron Roberts who expressed concern regarding on-street parking/boarding home/rental home issues. The Mayor and Council agreed that this is a concern and requested a communication item to discuss.

Nichole Camac, City Recorder, stated that there are City Council meetings scheduled July 2 and July 23. She asked if there would be enough Councilmembers in attendance to schedule meetings on those two days. The Council agreed to proceed as planned. However, the Mayor and Council requested a communication item to discuss the potential possibility of reducing Council meetings to twice per month instead of every week.

B. COUNCIL REPORTS

COUNCILMEMBER CHRISTENSEN- RIBBON CUTTING, SSLV MOSQUITO ABATEMENT

Councilmember Christensen stated that he attended a ribbon cutting at Sage Valley Apartments. He noted that it was a good event. Councilmember Christensen also indicated that he attended a South Salt Lake Valley Mosquito Abatement meeting where it was reported that there are 4X more mosquitos this season than average.

COUNCILMEMBER WHETSTONE- LIGHTENING THIEF, NEIGHBORHOOD HOUSE

Councilmember Whetstone stated that he attended a great production of the Lightening Thief at the West Valley Performing Arts Centre. He also noted that he toured Neighborhood House, a non-profit that services a lot of West Valley students for after school activities, stem programs, and teaching greenhouse skills.

MOTION TO ADJOURN

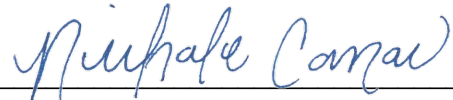
Upon motion by Councilmember Huynh all voted in favor to adjourn.

THERE BEING NO FURTHER BUSINESS OF THE WEST VALLEY COUNCIL THE STUDY MEETING ON TUESDAY JUNE 11, 2024 WAS ADJOURNED AT 5:18 PM BY MAYOR LANG.

I hereby certify the foregoing to be a true, accurate and complete record of the proceedings of the Special Study Meeting of the West Valley City Council held Tuesday, June 11, 2024.

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Nichole Camac, CMC
City Recorder