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# SALT LAKE CITY COUNCIL AGENDA

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## FORMAL MEETING

**December 3, 2024**

**Tuesday 7:00 PM**

Council meetings are held in a hybrid meeting format. Hybrid meetings allow people to [join online](#) or in person at the City & County Building. Learn more at [tinyurl.com/SLCCouncilMeetings](https://tinyurl.com/SLCCouncilMeetings).

Council Chambers  
451 South State Street, Room 315  
Salt Lake City, UT 84111  
[SLCCouncil.com](https://SLCCouncil.com)

### CITY COUNCIL MEMBERS:

**Victoria Petro, Chair**

District 1

**Alejandro Puy**

District 2

**Dan Dugan**

District 6

**Eva Lopez Chavez**

District 4

**Chris Wharton, Vice Chair**

District 3

**Darin Mano**

District 5

**Sarah Young**

District 7

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Please note: Dates not identified in the FYI - Project Timeline are either not applicable or not yet determined.

## WELCOME AND PUBLIC MEETING RULES

### **A. OPENING CEREMONY:**

1. Council Member Victoria Petro will conduct the formal meeting.
2. Pledge of Allegiance.
3. Welcome and Public Meeting Rules.
4. The Council will approve the work session and formal meeting minutes of October 1, 2024.

### **B. PUBLIC HEARINGS:**

#### **1. Resolution: Public Utilities Revenue Bonds, Series 2025**

The Council will accept public comment for a parameters resolution authorizing the issuance and sale of up to \$225,000,000 principal amount of Public Utilities revenue bonds, series 2025. The bond would finance a portion of water and sewer capital improvements, funding the City Creek Water Treatment Plant and the City's new water reclamation facility. The Council's action includes authorizing the execution of a supplemental indenture, a bond purchase contract, and other documents as required.

**FYI – Project Timeline:** (subject to change per Chair direction or Council discussion)

Briefing - Tuesday, November 12, 2024

Set Public Hearing Date - Tuesday, November 19, 2024

Hold hearing to accept public comment - Tuesday, December 3, 2024 at 7 p.m.

TENTATIVE Council Action - Tuesday, November 19, 2024

Staff Recommendation - Refer to motion sheet(s).

**2. S-Line Conveyance of Significant Parcels Public Hearing**

The Council will accept public comment for the process to transfer significant parcels of City-owned real property to the Redevelopment Agency (RDA). The RDA board approved conveying a portion of RDA property along Simpson Avenue to the City in exchange for property within Sugarmont Drive being conveyed from the City to the RDA. The City-owned properties were declared surplus by Real Estate Services on August 30, 2024. The property transfers are intended to facilitate an extension of the S-Line Streetcar to Highland Drive and an adjacent transit-oriented development.

**FYI – Project Timeline:** (subject to change per Chair direction or Council discussion)

Briefing - Tuesday, November 12, 2024

Set Public Hearing Date - Tuesday, November 12, 2024

Hold hearing to accept public comment - Tuesday, December 3, 2024 at 7 p.m.

TENTATIVE Council Action - n/a

Staff Recommendation - Refer to motion sheet(s).

**3. Ordinance: Budget Amendment No.2 for Fiscal Year 2024-25**

The Council will accept public comment and consider an ordinance amending the final budget of Salt Lake City, including the employment staffing document, for Fiscal Year 2024-25. The proposed amendment includes creating a new fund dedicated to the Capital City Downtown Revitalization Zone sales tax, 12 new police officers partially funded by a Community Oriented Policing Services or COPS program grant from the U.S.

Department of Justice, a donation from the University of Utah related to the construction of a baseball stadium at Sunnyside Park, and funding for the City's vehicle fleet among other projects. The Council will also receive a presentation about the State Transit Transportation Investment Fund or TTIF and four capital projects receiving TTIF grants, including a multiuse trail on 400 South to better connect Poplar Grove and Downtown, among other projects.

For more information visit [tinyurl.com/SLCFY25](https://tinyurl.com/SLCFY25).

**FYI – Project Timeline:** (subject to change per Chair direction or Council discussion)

Briefing - Tuesday, November 19, 2024 and Tuesday, December 3, 2024

Set Public Hearing Date - Tuesday, November 19, 2024

Hold hearing to accept public comment - Tuesday, December 3, 2024 at 7 p.m.

TENTATIVE Council Action - Tuesday, December 10, 2024

Staff Recommendation - Refer to motion sheet(s).

**4. Ordinance: Jordan River Fairpark District Zoning Map & Text Amendment**

The Council will continue to accept public comment and consider adopting an ordinance that would amend the City's zoning ordinance by creating a new zoning district known as the Jordan River Fairpark (JRF) District at approximately 1500 West North Temple and bounded by the Jordan River, Redwood Road, North Temple, and Interstate 15. The proposal would rezone approximately 93 acres across 32 parcels into a single zone to support the area's redevelopment. The project is located within Council District 2. Petitioner: Snell & Wilmer, representing Larry H. Miller Development. Petition No.:PLNPCM2024-00982.

1. Zoning Map & Text Amendment: The JRF district would allow buildings up to 400 feet tall. No minimum lot size, setbacks, or open space requirements are proposed, and developments would be exempt from meeting the City's general plans.
2. Development Agreement: The proposed Development Agreement addresses access to the Jordan River, open space, roads, and infrastructure improvements and establishes review processes for development applications. Under new state law, an agreement must be reached by December 31, 2024, for expedited land use reviews related to a qualified stadium and related uses. If no agreement is made, the JRF District will not be subject to the City's zoning regulations.

For more information visit <https://tinyurl.com/JRFDistrict>.

**FYI – Project Timeline:** (subject to change per Chair direction or Council discussion)

Briefing - Tuesday, November 12, 2024; Tuesday, November 19, 2024; and Tuesday, December 3, 2024

Set Public Hearing Date - Tuesday, November 12, 2024

Hold hearing to accept public comment - Tuesday, November 19, 2024 and Tuesday, December 3, 2024 at 7 p.m.

TENTATIVE Council Action - Tuesday, December 3, 2024

Staff Recommendation - Refer to motion sheet(s).

**5. Ordinance: Temporary Closure of a Portion of 1000 West Between South Temple and Approximately 15 South 1000 West**

The Council will continue to accept public comment and consider adopting an ordinance that would temporarily close a segment of 1000 West between South Temple and 15 South 1000 West to mitigate unsafe conditions. State law allows the City to temporarily close certain streets until the unsafe conditions are mitigated or up to two years, whichever is less. The Federal Railroad Administration has suspended the Woods Cross

Quiet Zone after conducting an inspection and determining that safety systems and measures implemented at this crossing are inadequate. Temporarily closing this portion of the road will allow the City to make improvements to the crossing so that the Woods Cross Quiet Zone may be restored.

For more information visit <https://tinyurl.com/SLCQZ>.

**FYI – Project Timeline:** (subject to change per Chair direction or Council discussion)

Briefing - Tuesday, November 12, 2024

Set Public Hearing Date - Tuesday, November 12, 2024

Hold hearing to accept public comment - Tuesday, November 19, 2024 and Tuesday, December 3, 2024 at 7 p.m.

TENTATIVE Council Action - Tuesday, December 3, 2024

Staff Recommendation - Refer to motion sheet(s).

**C. POTENTIAL ACTION ITEMS:**

**NONE.**

**D. COMMENTS:**

1. Questions to the Mayor from the City Council.
2. Comments to the City Council. (This is a one-hour time slot for the public to comment on any City business not scheduled for a public hearing. Each person will have two minutes to talk. General comment registration closes at 7:30 p.m.)

**E. NEW BUSINESS:**

**NONE.**

**F. UNFINISHED BUSINESS:**

**NONE.**

**G. CONSENT:**

**1. Ordinance: Zoning Map Amendment at 333 West 700 South**

The Council will set the date of Tuesday, January 7, 2025 at 7 p.m. to accept public comment and consider adopting an ordinance that would amend the zoning map for a portion of the property located at approximately 333 West 700 South. The property is currently “split-zoned” with one portion zoned CG (General Commercial) and the other zoned D-2 (Downtown Support). The request is to rezone the CG portion to D-2, so the entire parcel is within one zoning designation. The project is within Council District 4. Petitioner: TAG SLC, representing the property owner, Bestway Investors, LLC. Petition No.: PLNPCM2023-00923.

For more information visit [tinyurl.com/333W700SRezone](https://tinyurl.com/333W700SRezone).

**FYI – Project Timeline:** (subject to change per Chair direction or Council discussion)

Briefing - Tuesday, November 19, 2024

Set Public Hearing Date - Tuesday, December 3, 2024

Hold hearing to accept public comment - Tuesday, January 7, 2025 at 7 p.m.

TENTATIVE Council Action - TBD

Staff Recommendation - Set date.

**2. Ordinance: Zoning Map Amendment at 238 South Concord Street and 1255 West Pierpont Avenue**

The Council will set the date of Tuesday, January 7, 2025 at 7 p.m. to accept public comment and consider adopting an ordinance that would amend the zoning of the properties at approximately 238 South Concord Street and 1255 West Pierpont Avenue from R-1/5,000 (Single-Family Residential District) to RMF-30 (Low-Density Multi-Family Residential District). The stated intent of the proposed amendment is to build five to seven family-sized units on the property. The combined properties contain 0.25 acres with one single-family home. The project is within Council District 2. Petitioner: Anthony Wright, the property owner. Petition No.: PLNPCM2024-00389.

**FYI – Project Timeline:** (subject to change per Chair direction or Council discussion)

Briefing - Tuesday, November 19, 2024

Set Public Hearing Date - Tuesday, December 3, 2024

Hold hearing to accept public comment - Tuesday, January 7, 2025 at 7 p.m.

TENTATIVE Council Action - Tuesday, January 21, 2025

Staff Recommendation - Set date.

**3. Board Reappointment: Appeals Hearing Officer – Mary J. Woodhead**

The Council will consider approving the reappointment of Mary J. Woodhead as an Appeals Hearing Officer for a term ending December 3, 2029.

**FYI – Project Timeline:** (subject to change per Chair direction or Council discussion)

Briefing - n/a

Set Public Hearing Date - n/a

Hold hearing to accept public comment - n/a

TENTATIVE Council Action - Tuesday, December 3, 2024

Staff Recommendation - Approve.

## **H. ADJOURNMENT:**

### **CERTIFICATE OF POSTING**

On or before 5:00 p.m. on Tuesday, November 26, 2024, the undersigned, duly appointed City Recorder, does hereby certify that the above notice and agenda was (1) posted on the Utah Public Notice Website created under Utah Code Section 63F-1-701, and (2) a copy of the foregoing provided to The Salt Lake Tribune and/or the Deseret News and to a local media correspondent and any others who have indicated interest.

CINDY LOU TRISHMAN  
SALT LAKE CITY RECORDER

**Final action may be taken in relation to any topic listed on the agenda, including but not limited to adoption, rejection, amendment, addition of conditions and variations of options discussed.**

The City & County Building is an accessible facility. People with disabilities may make requests for reasonable accommodation, which may include alternate formats, interpreters, and other auxiliary aids and services. Please make requests at least two business days in advance. To make a request, please contact the City Council Office at [council.comments@slc.gov](mailto:council.comments@slc.gov), 801-535-7600, or relay service 711.