

MINUTES OF THE SALT LAKE CITY COUNCIL
Tuesday, February 10, 2026

The City Council of Salt Lake City, Utah, met in Work Session on Tuesday, February 10, 2026.

The following Council Members were present:

Victoria Petro, Alejandro Puy, Chris Wharton, Eva Lopez Chavez, Erika Carlsen, Daniel Dugan, Sarah Young

Present Legislative leadership:

Jennifer Bruno – Executive Director, Lehua Weaver – Deputy Director, Nick Tarbet – Deputy Director

Present Administrative leadership:

Jill Love – Chief Administrative Officer

Present City Staff:

Mark Kittrell – City Attorney, Keith Reynolds – City Recorder, Stephanie Elliott – Minutes & Records Clerk, Daniel Echeverria – Planning Manager, Lorena Rizzo Jenson – Director of Economic Development, Peter Makowski – Economic Development Manager, Austin Kimmel – Public Policy Analyst, Tammy Hunsaker – Director of Community & Neighborhoods, Colin Gibbs – Business Development Division Director, Lynn Jacobs – Division Director of Transportation, Diana Martinez – Senior Planner - Community & Neighborhoods, John Anderson – Planning Manager, Jason Berntson – Associate Planner

The meeting was called to order at 4:14 p.m.

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Work Session Items

1. **Informational: Economic Development Revolving Loan Fund Review** ~ 4:00 p.m.
30 min.

The Council will receive a year-end briefing from the Department of Economic Development on the Economic Development Loan Fund (EDLF) program. The briefing will cover program successes and challenges, loan repayment processes when businesses close, the determination of interest rates, and the impact of these factors on the fund's sustainability.

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

Briefing - Tuesday, February 10, 2026

Set Public Hearing Date - n/a

Hold hearing to accept public comment - n/a

TENTATIVE Council Action - n/a

Summary:

Austin Kimmel and Lorena Riffo-Jenson introduced the item. Colin Gibbs presented the program's history, statistics, application process, and interest rates.

Council Members discussed with Peter Makowski, Colin Gibbs, and Lorena Riffo-Jenson:

- Defaults/repayment statistics and processes
- Salt Lake City loan program compared with traditional lending practices
- If current loan maximums remained sufficient, given the rising business startup costs

Council Requests:

Council Member Young requested information on how long businesses remained open after receiving a City loan, as well as a comparison of the City's loan rates to traditional lending rates. Staff confirmed they would prepare a report for the Council.

Council Member Carlsen requested a review of potential loan refinancing options and an analysis of historic business application scoring compared to the scoring for new applicants to the EDLF program.

2. **Ordinance: Temporary Street Closure for Temple Square 2027 Reopening** ~ 4:30 p.m.
30 min.

The Council will receive a briefing about a proposal that would temporarily close all or portions of City streets adjacent to the Salt Lake City Temple. The proposal would mitigate unsafe conditions, and facilitate public safety and crowd management during the Temple Reopening Celebration. The temporary street closures would occur between

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March 2027 and October 2027.

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

Briefing - Tuesday, February 10, 2026

Set Public Hearing Date - Tuesday, February 3, 2026

Hold hearing to accept public comment - Tuesday, March 10, 2026 at 7 p.m.

TENTATIVE Council Action - Tuesday, March 24, 2026

Summary:

Nick Tarbet introduced the item. Tammy Hunsaker presented the proposal and stated that access to nearby businesses and public safety would be maintained during the Church of Jesus Christ of Latter-day Saints (LDS) Salt Lake City Temple open house.

Council Members discussed with Tammy Hunsaker, Lynn Jacobs, **Marty Stephens** (Director of Government Relations, Church of Jesus Christ of Latter-day Saints), and **Juan Becerra** (Director of Community Relations, Church of Jesus Christ of Latter-day Saints):

- Traffic impacts and road closures associated with the Temple reopening
- Emergency preparedness and public safety planning related to transportation
- Transit mitigation strategies and potential impacts on commute times
- Residential off-street parking concerns and how to maintain availability during increased traffic
- Community partnerships to activate local businesses and neighborhoods
- Coordination with the LDS Church, City departments, the Utah Department of Transportation (UDOT), and the Utah Transit Authority (UTA)
- Commitment from the Church to cover additional public safety costs and required permit fees associated with the event

Council Requests:

Council Members requested a review of strategies to mitigate parking impacts and commute disruptions between the West and East sides of the City.

Council Member Petro requested a visitor directory for activities, transportation, and food, along with traveler communications highlighting Salt Lake City's offerings and preparing visitors for the Downtown Salt Lake City experience.

3. Ordinance: Fence and Hedge Height Text Amendment ~ 5:00 p.m.
25 min.

The Council will receive a briefing about proposals that would amend multiple sections of Title 21A of the *Salt Lake City Code*. The first proposal would increase the fence height of front yard fences (between the front lot line and the primary façade of the principal structure) from the required four feet to a maximum of six feet in all M-1 (Light

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Manufacturing) and M-1A (Northpoint Light Industrial) zoning districts City-wide. A second proposal would clarify the height and location of fences, walls, and hedges, in accordance with the defined clear view standards. Currently, fences, walls, and hedges are all regulated the same in the ordinance. Planning staff has recommended removing the word “hedges” to be replaced with the word “landscaping” in the fencing ordinance and the ground mounted utility boxes ordinance. They have also recommended increasing the rear and side yard fence height to a maximum of seven feet. Other sections of Title 21A may also be amended as part of this petition.

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

Briefing - Tuesday, February 10, 2026

Set Public Hearing Date - Tuesday, February 17, 2026

Hold hearing to accept public comment - Tuesday, March 10, 2026 at 7 p.m.

TENTATIVE Council Action - Tuesday, March 24, 2026

Summary:

Brian Fullmer introduced the item and clarified that two closely related proposals were being presented as part of the text amendment.

Daniel Echeverria and Jason Berntson presented the first proposal to increase the backyard fence and side yard hedge height allowance and maintenance requirements. Diana Martinez and John Anderson presented the second proposal to update fence and hedge requirements in the M-1 and M-1A zoning districts to align with clear-view standards.

Council Members and staff discussed privacy concerns and potential impacts of the updated hedge and fence standards.

Council Members indicated full support for increasing rear yard fence height allowances to seven feet for side and backyard fences.

Standing Items

4. Report of the Chair and Vice Chair

Report of the Chair and Vice Chair

There was no report from the Chair or Vice Chair.

5. Report and Announcements from the Executive Director

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Report of the Executive Director, including a review of Council information items and announcements. The Council may give feedback or staff direction on any item related to City Council business, including but not limited to scheduling items.

There was no report or announcements from the Executive Director.

6. Tentative Closed Meeting

The Council will consider a motion to enter into Closed Meeting. A closed meeting described under Utah Code Annotated (UCA) Section §52-4-205 may be held for specific purposes including, but not limited to discussing:

- a. discussion of the character, professional competence, or physical or mental health of an individual.
- b. strategy sessions to discuss collective bargaining.
- c. strategy sessions to discuss pending or reasonably imminent litigation.
- d. strategy sessions to discuss the purchase, exchange, or lease of real property, including any form of a water right or water shares, if public discussion of the transaction would:
 - (i) disclose the appraisal or estimated value of the property under consideration, or
 - (ii) prevent the public body from completing the transaction on the best possible terms.
- e. strategy sessions to discuss the sale of real property, including any form of a water right or water shares, if:
 - (i) public discussion of the transaction would:
 - (A) disclose the appraisal or estimated value of the property under consideration, or
 - (B) prevent the public body from completing the transaction on the best possible terms.
 - (ii) the public body previously gave public notice that the property would be offered for sale, and
 - (iii) the terms of the sale are publicly disclosed before the public body approves the sale.
- f. discussion regarding deployment of security personnel, devices, or systems.
- g. investigative proceedings regarding allegations of criminal misconduct.

A closed meeting may also be held for attorney-client matters that are privileged pursuant to Utah Code § 78B-1-137, and for other lawful purposes that satisfy the pertinent requirements of the Utah Open and Public Meetings Act.

Item not held.

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Meeting adjourned at: 5:56 p.m.

Minutes Approved: May 5, 2026

City Council Chair – Alejandro Puy

City Recorder – Keith Reynolds

Please refer to Meeting Materials (available at <https://data.sl.c.gov> by selecting City Council Meeting Information) for supportive content including electronic recordings and comments submitted prior to or during the meeting. Websites listed within the body of the Minutes may not remain active indefinitely.

This document along with the digital recording constitutes the official minutes of the City Council Work Session meeting held Tuesday, February 10, 2026 and is not intended to serve as a full transcript. Please refer to the electronic recording for entire content pursuant to Utah Code §52-4-203.