

MINUTES OF THE SALT LAKE CITY COUNCIL
Tuesday, January 20, 2026

The City Council of Salt Lake City, Utah, met in Work Session on Tuesday, January 20, 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:

Rachel Otto – Chief of Staff, Jill Love – Chief Administrative Officer

Present City Staff:

Mark Kittrell – City Attorney, Matthew Brown – Deputy City Recorder, DeeDee Robinson – Minutes & Records Clerk, Taylor Hill – District Liaison/Policy Specialist, Scott Corpany – Staff Assistant, Cindy Lou Trishman – Deputy Director of Operations and Administration, Allison Rowland – Senior Public Policy Analyst, Brian Fullmer – Public Policy Analyst, Austin Kimmel – Public Policy Analyst, Kate Werrett – Budget & Policy Analyst, Mary Beth Thompson – Chief Financial Officer, Nick Norris – Planning Director, Julie Crookston – Deputy Director of Public Services, Tammy Hunsaker – Director of Community & Neighborhoods, John Anderson – Planning Manager, Allison Parks – Deputy City Attorney, Matt Kammeyer – Golf Division Director, Michael Sanders – Budget & Policy Analyst, JP Goats – Deputy Director of Public Services, Sean Fyfe – City Architect

The meeting was called to order at 2:10 p.m.

Work Session Items

- 1. Ordinance: Zoning Map Amendment at Approximately 265 East 100 South** ~ 2:00 p.m.
20 min.

The Council will receive a briefing on a proposal that would amend the zoning for the property at approximately 265 East 100 South from MU-8 (Mixed-Use 8) to D-1 (Central Business District). The proposal would enable redevelopment of the site with a mixed-use development including ground floor retail and residential units on the upper floors. Consideration may be given to rezoning the property to another zoning district with similar characteristics. The project is within Council District 4. Petitioner: Dave Hunter of Silverado Development, LLC, representing the property owners, Raven One, LLC.

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

Briefing - Tuesday, January 20, 2026

Set Public Hearing Date - Tuesday, January 20, 2026

Hold hearing to accept public comment - Tuesday, February 3, 2026 at 7 p.m.

TENTATIVE Council Action - Tuesday, February 17, 2026

Summary:

Brian Fullmer provided an introduction.

John Anderson provided details of the request, Planning Commission's recommendation of approval for the request (7-1 vote), and key considerations such as compatibility with nearby properties and the addition of affordable housing in the development.

Council Members and **Dave Hunter** (Silverado Development, LLC) discussed:

- The developer's proposed remedies for disrupted solar panels at the abutting church
- Council support for more family sized units (2+ bedroom units), increased community benefits in the project plan, and an exploration of condominiums rather than for-rent apartments
- Council concerns of possible unit and commercial vacancy, proposed height of the building, and lack of guarantees for project success satisfying both a need for housing and preserving a historical neighborhood

Council Request:

Council Member Petro requested more information on what could be developed with a change to MU-11 (rather than D-1) from the applicant.

2. Ordinance: Zoning Administration Text Amendment ~ 2:20 p.m.
20 min.

The Council will receive a briefing about a proposal that would amend multiple sections of Title 21A of the *Salt Lake City Code* to clarify and update provisions related to the administration of the zoning code. The proposal would primarily align the code with established processes, current practices, and recently adopted state laws. The proposal does not modify how the Planning Division administers the zoning code but is intended to strengthen the legal standing, support staff in code implementation, and enhance transparency.

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

Briefing - Tuesday, January 20, 2026

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TENTATIVE Council Action - Tuesday, February 17, 2026

Summary:

Brian Fullmer provided an introduction.

Nick Norris briefed the Council regarding the amendments proposed to the zoning code, including, but not limited to:

- Clarification of land use authorities
- Updating the zoning review process
- Defining the zoning approval process
- Clarifying administrative interpretations and determinations, nonconforming structures/noncomplying building standards
- Deleting unused chapters

3. Creation of The Silo Park Public Infrastructure District ~ 2:40 p.m.
20 min.

The Council will receive a briefing on a required public hearing as a step in the process that would create the Silos Park Public Infrastructure District (PID) at approximately 470 West 600 South. As provided in the petition, the proposed district would assist with financing the construction of public infrastructure related to development, including construction and maintenance of a right-of-way (a curb, a gutter, a sidewalk, a street, a road, a water line, a sewage line, a storm drain, an electricity line, a communications line, a natural gas line, or street lighting). The public hearing allows for input on whether the requested service is needed and if the service should be provided by the City, County, or the proposed district, and all other matters relating to the proposed district. The decision on the creation of the PID will not be made on January 20, 2026. Future briefings and a resolution will be necessary before a final decision is made. Petitioner: Joseph McKay, representing Olympus QOZB, LLC, Silos South Apartments Building 3, LLC, Silos Midblock QOZB, LLC, and Silos South Apartments, LLC.

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

Briefing - Tuesday, January 20, 2026

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Hold hearing to accept public comment - Tuesday, January 20, 2026 at 7 p.m.

TENTATIVE Council Action - TBD

Summary:

Kate Werrett provided an introduction.

Allison Parks, alongside Cindy Lou Trishman, provided information regarding the

general process of a Public Infrastructure District (PID), the purpose of the public hearing, next steps following the public hearing, and the creation of a PID being within the City's discretion.

Council Members, **Jonathan Hardy** (Director of Affordable Housing, Blaser Ventures), **Joseph McCay** (Director of Development, Lowe Property Group), **Aaron Wade** (Director, Gilmore Bell), and staff discussed:

- Outcomes of development for the area in the event a PID was not determined
- Financial impacts to the City if PIDs were overlaid with Housing & Transit Reinvestment Zones (HTRZs)
- Outcomes if the developer was not able to complete the project within the PID
- What infrastructure this specific PID would fund for the area
- Ensuring this development was successful through development agreements and performance bonding
- Benefits of the interaction between the PID and the existing HTRZ, including the utilization of funds

4. Informational: Downtown Alliance Updates ~ 3:00 p.m.
30 min.

The Council will receive a briefing from the Downtown Alliance about program updates and developments in the downtown area. The Downtown Alliance is funded by a special assessment of commercial properties downtown to pay for economic promotion activities and holiday lighting. The assessment was originally established in 1991 and has been reviewed, adjusted, and renewed every three years.

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

Briefing - Tuesday, January 20, 2026

Set Public Hearing Date - n/a

Hold hearing to accept public comment - n/a

TENTATIVE Council Action - n/a

Summary:

Dee Brewer (Executive Director, Downtown Alliance) provided information regarding the 2025 Downtown SLC Vitality Report and 2026 upcoming initiatives:

- 2025 efforts and outcomes included raising and distributing funds to support restaurant employees displaced by the Main Street fire; generating 21 million customer visits downtown; and relocating the weekly Winter Downtown Farmers Market to the former Leonardo building
- 2026 initiatives included Downtown Rising 2035; a Temple Square open house strategy; a 27% increase in investment in Cultural Core programming (The Blocks Arts District); optimization of the Summer Downtown Farmers Market location; and plans for a permanent year-round farmers market structure at Pioneer Park

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Council Members and Dee Brewer discussed:

- The Downtown Alliance’s role in the opportunity for vendors (traditional/non-traditional) to participate during the Salt Lake City Temple re-opening events
- Meetings with the Church of Jesus Christ of Latter Day Saints to discuss parking, transit, and safety options during the temple re-opening event
- Forthcoming meetings with real estate entities across the City to discuss the short-term rental viability in empty storefronts
- Pursuing a partnership with UTA to provide an improved customer experience including additional employees and enhanced mobile app features
- Appreciation for the Downtown Alliance’s various programming opportunities in the City and for their role in shaping the downtown culture in such a way as to be enviable by other neighborhoods and cities.

5. Informational: Proposed Golf Fee Increases ~ 3:30 p.m.
30 min.

The Council will receive a briefing on a proposal to increase certain fees charged by the Golf Division, which runs Salt Lake City’s six public golf courses. These changes are expected to provide just over \$1 million in new revenue to the Golf Fund if implemented by the beginning of the upcoming golf season. The Division continues to face a critical backlog of deferred capital maintenance, and it prefers to fund these projects through user fees rather than larger general fund subsidies.

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

Briefing - Tuesday, January 20, 2026

Set Public Hearing Date - n/a

Hold hearing to accept public comment - n/a

TENTATIVE Council Action - n/a

Summary:

Allison Rowland provided an introduction

Matt Kammeyer presented information regarding:

- The Golf Division’s priority of affordability for Salt Lake City’s residents and their reasoning for proposed fee increases
- Historical snapshot of the number of total rounds played from Fiscal Years 2013 to 2025
- Revenue comparisons from 2019 to 2025
- Proposed 2026 fee increases for each of the City’s golf courses, ranging from \$1-\$3 depending on the course

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- Recent Capital Reinvestment projects in 2025 and planned projects in 2026 funded primarily by user fees

6. Tentative Break ~ 4:00 p.m.
20 min.

FYI – Project Timeline: (subject to change per Chair direction or Council discussion)
Briefing -
Set Public Hearing Date -
Hold hearing to accept public comment -
TENTATIVE Council Action -

7. Resolution: Collective Bargaining for the Salt Lake City Public Library Board ~ 4:20 p.m.
20 min.

The Council will receive a briefing on a collective bargaining agreement between the Salt Lake City Public Library and the American Federation of State, County, and Municipal Employees (AFSCME) Local No.1004, which represents eligible Library employees. The Library Board of Directors approved the agreement on December 15, 2025. The Library now seeks the Council's review and approval.

FYI – Project Timeline: (subject to change per Chair direction or Council discussion)
Briefing - Tuesday, January 20, 2026
Set Public Hearing Date - n/a
Hold hearing to accept public comment - n/a
TENTATIVE Council Action - Tuesday, February 3, 2026

Summary:

Austin Kimmel provided an introduction and noted the collective bargaining agreement (CBA) before the Council today was the result of negotiations between the Library and the American Federation of State, County, and Municipal Employees (AFSCME) Local 1004, and under the agreement, part-time employees would be eligible for union representation.

Noah Baskett (Library Director), **Sariah Toronto** (President, Library Board of Directors), **Maggie Mason** (Library Chief People Officer) provided information regarding:

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- The Library Board’s perspective on the agreement
- The collective bargaining agreement’s timeline, which included a Council approved labor resolution, a collective bargaining framework establishment, and the Council approval process
- Details of the collective bargaining agreement, including management rights, union recognition and rights, compensation, benefits, and grievances
- Cost of implementation (\$68,000 for Fiscal Year 2027)

Council Members Young, Petro, and Lopez Chavez offered appreciation for the thoughtfulness placed into the engagement for the collective bargaining agreement by utilizing existing resources, the provision for reasonable recourse and advocacy, and consideration of compensation and benefits reflected in the agreement.

Council Members, Austin Kimmel, and Library Staff discussed:

- Impacts, if any, to other collective bargaining agreements in regard to the inclusion of part-time employees within this agreement
- Addressing additional staffing needs when appropriate for new Library branches

8. Ordinance: Budget Amendment No.4 for Fiscal Year 2025-26 ~ 4:40 p.m.
Follow-Up 30 min.

The Council will receive a follow-up briefing about Budget Amendment No.4 for the Fiscal Year 2025-26 Budget. Budget amendments happen several times each year to reflect adjustments to the City’s budgets, including proposed project additions and modifications. The proposed amendment includes the rescoping of Open Streets funds, a mobile command center purchase, Old Library (formerly known as the Leonardo) capital improvements, a pedestrian bridge, and Fleet purchases, among other items.

For more information visit tinyurl.com/SLCFY26.

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

Briefing - Tuesday, January 13, 2026 and Tuesday, January 20, 2026

Set Public Hearing Date - Tuesday, January 13, 2026

Hold hearing to accept public comment - Tuesday, February 3, 2026 at 7 p.m.

TENTATIVE Council Action - Tuesday, February 17, 2026

Summary:

Kate Werrett gave a brief introduction to the budget amendment. Kate Werrett, Michael Sanders, Mary Beth Thompson, and Allison Rowland presented individual items:

Item A-1 – Vehicle Replacement for Urban Services Division (General Fund: One-time \$37k)

Council Members and staff discussed nature of the vehicle accident and self-insurance by the City.

Item A-2 – Trailer for Facilities Division (General Fund: One-time \$30k)
There was no further discussion.

Item A-3 – Wildland Firefighting Expansion Funding (General Fund: One-time \$13k & \$75k ongoing)

- **Council Request**

- Council Member Young asked if the wildland firefighting training could be provided outside of Salt Lake City, and if so, were there opportunities for cost-sharing. Mary Beth Thompson indicated the Fire Chief was unavailable and the information would be provided

Item A-4 – Public Lands One-time Personal Services Budget Rescope for Equipment Purchases (General Fund: One-time \$164k)

Council Members and Tyler Murdock discussed intended equipment use, storage, and security, and reasoning for timing of the request.

- **Council Request**

- Council Member Young asked for additional security precautions for new equipment to prevent theft

Item A-6 – Pedestrian Bridge Over the Surplus Canal at Glendale Golf Course (General Fund: One-time \$250k)

There was no further discussion.

Item A-9 – Public Services Facilities Division: Old Library Immediate Facility Needs (General Fund: One-time \$195k)

Council Members and staff discussed details of cost estimations.

- **Council Request**

- Council Member Young requested comprehensive budgetary needs for using the Old Library (formerly the Leonardo) as City workspace, as well as cost comparisons with similar office options should the City choose not to locate staff there

Item A-11 – Old Library, Plaza 349, and Justice Courts Capital Improvements (Capital Improvement Program (CIP): One-time \$5,498,741 & General Fund: One-time \$889,800)

Council Members, Jill Love, Mary Beth Thompson, JP Goates, and Sean Fyfe discussed: funding priorities; diverting funding towards street maintenance; importance of timing

and reasoning for City staff and Justice Court office space reorganization; concerns over possible future repairs/renovation needs at the Old Library; ability to repurpose the building should staffing needs change in the future; and a goal of the reorganization to delay a future bond by 5-10 years.

- **Council Requests**

- Council Member Dugan requested a portion of the \$889,800 funds be redirected towards streets maintenance
- Council Members Puy and Wharton requested additional information about the long-range staffing vision for the Civic Center buildings along with the Justice Court and Plaza 349

One-time \$50k allocation from General Fund to match the Mayor’s Office’s contribution for legal support to the community (presented by Council Member Puy)

- All Council Members were in support of the funding

Item A-12 – Trailer for Public Services Streets Division (General Fund: One-time – \$58k)

Council Members and Julie Crookston discussed the Streets Department’s necessity for a trailer to transport equipment used for street repairs.

- **Council Request**

- Council Member Young requested additional explanation on the need of this request and how it would assist the department. Julie Crookston explained that the trailer would assist in moving equipment required to repair streets

Item A-13 – Funding for Gap in Homeless Resource Center Grant Funding for Salaries (General Fund: Ongoing – \$292,833) Council Members voiced concerns that the funding was subsidizing the issue but were supportive of the item due to critical needs.

Item A-18 – Parking Wayfinding Signage (General Fund: One-time \$584,495)

Council Members, Tammy Hunsaker, and Jill Love discussed: the definition and practical usage of wayfinding signage; reasoning for the City funding this public benefit; an aging signage infrastructure; possibility of providing the signage to City-owned buildings only; importance of this project in preparation for hosting the 2032 Olympics and funding priorities during a tight budget season.

- **Council Request**

- Council Member Puy requested the Administration explore additional technologies to help find parking in the City

9. Informational: State Legislative Briefing Follow-Up ~ 5:10 p.m.
20 min.

The Council will receive a follow-up briefing about issues affecting the City that may arise during the 2026 Utah State Legislative Session.

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Set Public Hearing Date - n/a
Hold hearing to accept public comment - n/a
TENTATIVE Council Action - n/a

This item was removed from the agenda.

10. Board Appointment: Business Advisory Board – Kandi Tesen ~ 5:30 p.m.
5 min.

The Council will interview Kandi Tesen, resident of District 4, prior to considering appointment to the Business Advisory Board for a term ending December 31, 2029.

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

Briefing - Tuesday, January 20, 2026

Set Public Hearing Date - n/a

Hold hearing to accept public comment - n/a

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Summary:

Interview held. Council Member Puy said Kandi Tesen’s name would be on the Consent Agenda for formal consideration.

11. Board Appointment: Business Advisory Board – Mazhar Kathi ~ 5:35 p.m.
5 min.

The Council will interview Mazhar Kathi, resident of District 1, prior to considering appointment to the Business Advisory Board for a term ending December 31, 2029.

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

Briefing - Tuesday, January 20, 2026

Set Public Hearing Date - n/a

Hold hearing to accept public comment - n/a

TENTATIVE Council Action - Tuesday, January 20, 2026

Summary:

Interview held. Council Member Puy said Mazhar Kathi's name would be on the Consent Agenda for formal consideration.

Standing Items

12. Report of the Chair and Vice Chair

Report of Chair and Vice Chair.

Item not held.

13. Report and Announcements from the Executive Director

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:

- Public Utilities Newsletter,
- National Association of Latino Elected and Appointed Officials Conference, and
- Scheduling Items.

Summary:

Jennifer Bruno explained the process for Council Members to request attendance for conferences and noted Council Member Puy was interested in attending the 43rd Annual Conference of the National Association of Latino Elected and Appointed Officials, held in Los Angeles, California, in July of 2026. Jennifer Bruno asked if the Council supported Council Member Puy's attendance at the conference and if any other Council Members were interested in attending.

Council Members indicated their support in favor of Council Member Puy attending the conference and no others requested attendance.

14. Tentative Closed Session

The Council will consider a motion to enter into Closed Session. 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.

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- 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.

Summary:

Closed Meeting started at 5:51 p.m.

Council Members in attendance: Council Members Dugan, Lopez Chavez, Puy, Carlsen, Wharton, Petro, and Young

Staff and Administration in attendance: Jill Love, Rachel Otto, Mark Kittrell, Allison Parks, Cindy Lou Trishman, Jennifer Bruno, Lehua Weaver, Nick Tarbet, Kim Shelley, Tyler Murdock, Logan Hunt, Jeff Gulden, Allison Rowland, Whitney Gonzalez Fernandez, Thais Stewart, Keith Reynolds, Matthew Brown

Closed Meeting ended at 6:45 p.m.

Motion:

Moved by Council Member Wharton, seconded by Council Member Dugan to enter into Closed Meeting for the purposes of 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 prevent the public body from completing the transaction on the best possible terms; and for attorney-client matters that are privileged pursuant to Utah Code § 78B-1-137, and for other lawful

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purposes that satisfy the pertinent requirements of the Utah Open and Public Meetings Act.

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

Final Result: 7 – 0 Pass

Motion:

Moved by Council Member Wharton, seconded by Council Member Dugan to exit the Closed Meeting.

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

Final Result: 7 – 0 Pass

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Meeting adjourned at 6:45 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.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, January 20, 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.