

**Riverton City, Utah
CITY COUNCIL MEETING
Minutes
July 21, 2026**

**Riverton City Hall
12830 South 1700 West
Riverton, Utah 84065**

Attendance:

Mayor Tish Buroker

Councilmembers:

Councilmember Spencer Haymond
Councilmember Alexander Johnson
Councilmember Troy McDougal
Councilmember Andy Pierucci
Councilmember Shannon Smith

City Staff:

Kevin Hicks, City Manager
Ryan Carter, City Attorney
Cary Necaise, Public Works Director
Jason Lethbridge, Development Services Director
Jamie Larsen, City Recorder
Chief Shane Taylor, Riverton Police Department
Brook Bowen, Graphic Design & Marketing Specialist
Sheril Garn, Events and Operations Director
Stacie Olson, Assistant Public Works Director
Fire Marshal Wade Watkins, Unified Fire Authority

WORK SESSION – 5:00 PM

Call to Order

Mayor Buroker called the Work Session to order at 5:01 PM and conducted a roll call. Councilmembers Haymond, Johnson, McDougal, and Smith were present. Councilmember Pierucci joined via Zoom.

Presentations/Discussions

Zions Bank Economist Presentation

Robert Spendlove, Senior Economist for Zions Bank, provided an overview of national and Utah economic conditions. The presentation addressed current economic trends, including inflation, interest rates, employment, consumer confidence, housing affordability, population growth, and the potential impacts of global events and artificial intelligence on the economy.

Water Smart Metering

Kevin Hicks, City Manager, presented the concept of implementing a customer portal which would allow residents to monitor their water usage through the City's Tyler software system. He explained that the portal would provide access to water consumption data, usage alerts, and leak detection features, supporting both customer convenience and the City's water conservation goals under state requirements. He noted that the proposal was not currently budgeted and sought Council direction on whether to further evaluate available options, develop cost estimates, and consider implementation as part of a future budget cycle.

Councilmembers discussed the proposed portal and generally expressed support for the concept, citing benefits such as real-time water monitoring, leak detection, and conservation awareness. Councilmembers recommended considering the proposal during the next annual budget process after evaluating the impacts of the City's revised water rate structure.

Parking Tickets

Mr. Hicks presented options for transitioning parking violations from a criminal to a civil enforcement process in response to parking concerns near Riverton High School. He explained that a civil process could improve enforcement efficiency, reduce demands on the court system, and potentially be expanded to support code enforcement through the use of an administrative law judge. Councilmembers discussed the benefits, costs, and enforcement implications of the proposal, expressed interest in further exploring the concept, and directed staff to return with additional information, including implementation costs and a proposed program structure, before considering any formal action.

Adjournment of Work Session

Councilmember McDougal **MOVED to adjourn the Work Session**. Councilmember Smith **SECONDED** the motion. Mayor Buroker called for a vote; the vote was as follows: Haymond-Yes, Johnson-Yes, McDougal-Yes, Pierucci-Yes, and Smith-Yes. The motion passed unanimously. The Work Session adjourned at 6:21 PM.

COUNCIL MEETING – 7:00 PM

Call to Order

Mayor Buroker called the Council Meeting to order at 7:02 PM and conducted a roll call. Councilmembers Haymond, Johnson, McDougal, and Smith were present. Councilmember Pierucci joined via Zoom.

Prayer / Pledge of Allegiance

Chris Neddo offered the invocation and Chief Shane Taylor led the Pledge of Allegiance.

Citizen Comment

Mayor Buroker called for public comments;

Summer Joos expressed concerns about the City's participation in the 287(g) program. She contended that City Code required Council approval by ordinance or resolution. She questioned Councilmembers regarding their knowledge of the agreement and urged the Council to formally consider the agreement through ratification or repeal rather than allowing it to remain in effect without Council action.

Mayor Buroker called for additional public comments; there being none, she closed the Citizen Comment period.

Mayor/Council/Staff Reports

Councilmember Pierucci thanked City staff for responding to constituent concerns during the City Manager's absence, including issues related to speeding and water leaks. He also reported participating in a regional meeting with representatives from Herriman, the Wasatch Front Regional Council, UTA, and UDOT to discuss future transit planning and priorities for Riverton, expressing optimism about continued collaboration and future transportation improvements.

Councilmember Smith reported attending the Mosquito Abatement District meeting, where it was reported that standing water from drought conditions remained the primary concern but no West Nile virus issues had been identified. She also attended ribbon cuttings for Sinclair, UCCU, and 7-Eleven, participated in a neighborhood meeting regarding CC&Rs on Laurel Chase, and recognized the success of the Town Days, and rodeo events while expressing appreciation to City staff for their efforts. She also announced a recent appointment to the TRCC Board, noting the opportunity to represent the interests of the southern Salt Lake Valley.

Councilmember Johnson reported attending meetings of the South Valley Chamber of Commerce and the Jordan River Commission, highlighting updates on the planned redevelopment of the Salt Palace convention center, efforts to improve Utah Lake through carp removal, and current statewide drought conditions. He also attended the 7-Eleven ribbon cutting and recognized the success of the Town Days events, and thanked staff.

Councilmember Haymond expressed appreciation to City staff and volunteers for organizing the Town Days celebration. He reflected on the significance of the nation's upcoming 250th anniversary, emphasizing the historical importance of the founding principles of self-government, liberty, and constitutional governance. He encouraged continued efforts to educate future generations about the nation's history and the value of preserving those principles.

Councilmember McDougal expressed appreciation to City staff, law enforcement, volunteers, and all those involved in organizing Town Days. He noted the event's continued growth and its ability to bring multiple generations of Riverton families together.

Mayor Buroker provided updates on the installation of horseshoe pits and cornhole facilities at the Senior Center, the upcoming launch of "Meet the Mayor" Wednesday sessions beginning in September, and participation on the ZAP Committee to review funding recommendations for future projects. She also reported efforts to establish trail committees for Midas Creek and Rose Creek Trail to support maintenance, cleanup, and weed control, and shared an update from the Utah Fire Authority regarding shared emergency response services among member communities. She then invited Fire Marshal Watkins to provide a brief update regarding current fireworks-related matters.

Fire Marshal Watkins reported that the currently published default map aligned with state law was the recommended option for Riverton City and noted that updated maps were available through the Unified Fire Authority website. He clarified that the update applied to UFA service areas and stated that within Riverton City, areas east of 1300 East, the area from 1300 West to the Draper City boundary, canal corridors, and adjacent homes were designated as fireworks-restricted areas.

Presentations/Recognitions

Riverton Police Department Presentation

Chief Shane Taylor and Lieutenant John Arnoldsen recognized Officer Coy and Officer Cooper for

their exceptional response to a domestic violence incident that occurred on June 11, 2026. They noted that the officers demonstrated professionalism, compassion, and investigative diligence while responding to the incident, which resulted in the identification, arrest, and prosecution of the suspect on multiple felony charges.

Consent Items

Mayor Buroker presented the following Consent Agenda:

- a. Minute Approval: June 16, 2026; and
- b. **Resolution No. 26-37** – Approving Amendments to the Riverton City Personnel Policies and Procedures Manual;
- c. **Resolution No. 26-38** – Purchase Order Contract be issued to Methods Consulting to Complete Analysis on the Sentinel Ridge Roundabout.

Councilmember McDougal **MOVED to approve the Consent Agenda**. Councilmember Haymond **SECONDED** the motion. Mayor Buroker called for a vote; the vote was as follows: Haymond-Yes, Johnson-Yes, McDougal-Yes, Pierucci-Yes, and Smith-Yes. The motion passed unanimously.

Public Hearing(s)/Action Items

Ordinance No. 26-17 – George Rezone – Rezone of Approximately 1.80-acres located at 12345 and 12363 South Redwood Road from RR-22 to RM-6

Tim Prestwich, City Planner, presented the George Rezone request for property located along Redwood Road. The property and surrounding parcels were currently zoned RR-22 and had maintained that designation for several years. He explained that the General Plan designation for the area had been updated in the late 1990s or early 2000s and, by 2003, identified the area as Medium High Density Residential, which allowed five to eight dwelling units per acre. The applicant, Mr. George, was requesting a change to the RM-6 zone, which was consistent with the General Plan designation. He noted that the RM-6 zone allowed single-family detached homes with minimum 5,000-square-foot lots, 50-foot lot widths, and 80-foot lot depths. The Planning Commission reviewed the request on June 11, 2026, received public comment that was largely supportive, and recommended approval of the rezone request.

David George, Applicant, thanked the Council for considering the proposal and stated that discussions had taken place with staff and neighboring property owners to better understand expectations and concerns regarding the project. He noted that the proposed rezone had received positive feedback from adjacent neighbors and expressed that the project would provide a cohesive development that benefited the neighborhood and the City. He also commented that the George and Prince rezone requests were complementary and that considering the properties together would create a more consistent overall project with coordinated housing design and layout.

Mayor Buroker opened the public hearing and called for public comments.

Email Comment: Clayton Berg expressed his opinion that the zoning for both rezones be RM-6 and nothing else.

Rod Higley expressed concerns regarding the proposed increase in residential density and its

potential impacts on water resources, stormwater infrastructure, and open space. He also discussed potential impacts including changes to neighborhood temperatures and the heat island effect. He expressed opposition to the rezone request, citing a desire to preserve water resources and open spaces.

Michelle Berg stated that RM-6 represented the maximum density she would support as a neighboring property owner and expressed support for the Planning Commission's recommendation for RM-6 zoning on both the George and Prince rezones.

Bethany Dangerfield expressed concerns regarding the current condition of the vacant lots, particularly related to fire risk due to dry vegetation and lack of maintenance. She expressed support for the RM-6 zoning designation.

Nikki Bown expressed concern regarding the applicant's statement that adjacent residents had been contacted during the project discussions. She stated that, to her knowledge, nearby residents had not been contacted and noted frustration with that representation.

Mayor Buroker called for additional public comments. There being none, she closed the public hearing.

During Council discussion, multiple Councilmembers expressed support for the proposed RM-6 zoning, stating that it represented a reasonable compromise between accommodating growth and preserving the character of existing neighborhoods. Councilmembers noted that the proposal was consistent with neighborhood input, would provide detached single-family housing compatible with the surrounding area, and would improve underutilized properties while serving as an appropriate transition along Redwood Road.

Councilmember Smith **MOVED to ADOPT Ordinance No. 26-17 – George Rezone – Rezone of Approximately 1.80-acres located at 12345 and 12363 South Redwood Road from RR-22 to RM-6.** Councilmember Johnson **SECONDED** the motion. Mayor Buroker called for a vote; the vote was as follows: Haymond-Yes, Johnson-Yes, McDougal-Yes, Pierucci-Yes, and Smith-Yes. The motion passed unanimously.

Ordinance No. 26-18 – Prince Rezone – Rezone of approximately 1.80-acres located at 12341 and 12389 South Redwood Road from RR-22 to RM-6

Mr. Prestwich explained that the property was designated Medium High Density Residential in the General Plan, consistent with the surrounding area and the previously approved George rezone. He noted that the applicant was requesting RM-6 zoning, which would allow detached single-family homes and was consistent with the General Plan designation. An overview of the subject properties and surrounding area was provided for context and the Planning Commission recommended approval.

Alan Prince, Applicant, explained that the proposal had been coordinated with the adjacent George property to create a cohesive development. He described plans to consolidate and improve access to Redwood Road by closing several existing driveways and constructing new internal streets to provide safer access for both existing and future homes. He stated that the proposed development would consist of detached single-family homes consistent with the RM-6 zoning standards, incorporate several existing homes, replace deteriorated structures, and remain within the density permitted by the General Plan.

Mayor Buroker opened the public hearing and called for public comments.

Colby (last name was not provided) challenged Mr. Prince to acquire the two properties south of his development.

Johann Leiflang expressed support for the proposed rezone. He stated that nearby vacant properties had become difficult to maintain and expressed a preference for redevelopment with new single-family homes rather than leaving the properties in their current condition.

Another speaker that did not identify himself spoke about the sewer and it's elevation compared to this development.

Mayor Buroker called for additional public comments. There being none, she closed the public hearing.

Councilmember Haymond **MOVED to ADOPT Ordinance No. 26-18 – Prince Rezone – Rezone of approximately 1.80-acres located at 12341 and 12389 South Redwood Road from RR-22 to RM-6.** Councilmember Pierucci **SECONDED** the motion. Mayor Buroker called for a vote; the vote was as follows: Haymond-Yes, Johnson-Yes, McDougal-Yes, Pierucci-Yes, and Smith-Yes. The motion passed unanimously.

Ordinance No. 26-18 – “Window Signage,” Amendments to Riverton City’s Code Sections 18.150.040, 18.150.090, and 18.150.120 Regulating Window Signs

Mr. Prestwich presented proposed amendments to the City's window sign regulations to clarify existing code and improve administration for both staff and business owners. He explained that the current ordinance limited window signage to 50% of the window area but did not clearly define how window area should be measured, resulting in inconsistent interpretation. The proposed amendments would define window signs, clarify that signage may only advertise the business located within the building, establish measurement standards for individual windows and total window coverage, exempt window tinting from the definition of signage, and allow full coverage of decorative windows measuring 10 square feet or less. The Planning Commission recommended approval of the ordinance amendments.

Councilmembers discussed the proposed amendments, focusing on balancing business flexibility, aesthetics, and public safety. Questions were raised regarding signage limits in neighboring cities, enforcement of existing regulations, measurement standards, and whether certain decorative or informational window graphics should be treated differently. Councilmembers also discussed the potential impact of window signage on police visibility during emergency responses, with the Chief Taylor indicating that greater visibility into businesses was preferred from a tactical standpoint. Several Councilmembers expressed interest in gathering additional input from business owners and law enforcement before taking action.

Councilmember Pierucci **MOVED to TABLE Ordinance No. 26-18 – “Window Signage,” Amendments to Riverton City’s Code Sections 18.150.040, 18.150.090, and 18.150.120 Regulating Window Signs to the August 4 City Council Meeting.** Councilmember McDougal **SECONDED** the motion. Mayor Buroker called for a vote; the vote was as follows: Haymond-Yes, Johnson-Yes, McDougal-Yes, Pierucci-Yes, and Smith-Yes. The motion passed unanimously.

Discussion/Action Items

Kevin Hicks, City Manager, provided several administrative updates. He reported that additional grant applications for the skate park design project had not been awarded, noting that the previously approved TRCC funding remained in place. He also advised that utility bills reflecting the new rate structure would be mailed in early August and asked residents to contact Utility Billing if they identified any errors related to the transition to the new billing system. Lastly, he reminded the Council that, beginning with the new budget year, the City would no longer print newsletters and encouraged residents who wished to receive a printed copy to register through the City's website.

Resolution No. 26-12 – Adopting the Salt Lake County Multi-Jurisdictional Hazard Mitigation Plan (Volume 1 – Base Plan and Volume II – Jurisdictional Annexes), as Approved by the Utah Division of Emergency Management and the Federal Emergency Management Agency (FEMA)

Mr. Hicks explained that the proposed Hazard Mitigation Plan update was required by Salt Lake County Emergency Management and was due for periodic renewal. He reported that the item had previously been removed from the agenda after Council review identified several project updates that required clarification. Staff subsequently reviewed and updated the project lists and implementation tables to reflect current information while noting that the remainder of the document consisted primarily of standard County-provided language. He stated that the updated plan was ready for Council consideration and noted that it would need to be approved and submitted to the County before the end of the calendar year.

Councilmembers requested additional time to review the proposed Hazard Mitigation Plan and raised questions regarding portions of the document, including County-provided boilerplate language, references to climate change, hazard risk analysis, and the relationship between projected growth and identified hazards. Councilmembers also sought clarification on which elements of the plan were required by Salt Lake County Emergency Management and which portions could be modified by the City. Mr. Hicks suggested inviting representatives from Salt Lake County Emergency Management to provide additional information.

Councilmember Pierucci **MOVED to TABLE Resolution No. 26-12 – Adopting the Salt Lake County Multi-Jurisdictional Hazard Mitigation Plan (Volume 1 – Base Plan and Volume II – Jurisdictional Annexes), as Approved by the Utah Division of Emergency Management and the Federal Emergency Management Agency (FEMA).** Councilmember Haymond **SECONDED** the motion. Mayor Buroker called for a vote; the vote was as follows: Haymond-Yes, Johnson-Yes, McDougal-Yes, Pierucci-Yes, and Smith-Yes. The motion passed unanimously.

CLOSED SESSION

- **Discussion of the purchase, exchange, lease, or sale of real property, including water rights.**

At 8:37 PM, Councilmember Johnson moved to meet in a closed meeting to discuss the purchase, exchange, lease, or sale of real property, including water rights. Councilmember McDougal **SECONDED** the motion. Mayor Buroker called for discussion on the motion. There being none, she called for a roll-call vote. the vote was as follows: Haymond-Yes, Johnson-Yes, McDougal-

Yes, Pierucci-Yes, and Smith-Yes. **The motion passed unanimously.**

The meeting resumed in a Closed Session at 8:42 PM. Minutes for the Closed Session were taken and recorded and are now on file as a Protected Record.

Councilmember McDougal **MOVED** to adjourn the Closed Session at 8:58 PM. Councilmember Johnson **SECONDED** the motion. Mayor Buroker called for discussion on the motion. There being none, she called for a roll-call vote. The vote was as follows: Haymond-Yes, Johnson-Yes, McDougal-Yes, Pierucci-Yes and Smith-Yes. **The motion passed unanimously.**

Adjournment

Councilmember McDougal **MOVED** to adjourn the City Council Meeting. Councilmember Johnson **SECONDED** the motion. All voted in favor and the motion passed unanimously. The meeting adjourned at 9:00 PM.

Approved: CCM 8.4.26