

Minutes of the **Pre Council** and **Regular Session** of the **Lehi City Council** held Tuesday, **July 30, 2019**, at the Lehi City Administration Building, 153 North 100 East, Lehi, Utah.

Members Present: Mark Johnson, Mayor
Paige Albrecht, Council Member
Chris Condie, Council Member
Mike Southwick, Council Member
Paul Hancock, Council Member
Johnny Revill, Council Member

Others Present: Cameron Boyle, Assistant City Administrator; Beau Thomas, Assistant to the City Administrator; Ryan Wood, City Attorney; Kim Struthers, Community Development Director; Lorin Powell, City Engineer; Dean Lundell, Finance Director; Joel Eves, Power Director; Melanie Hansen, Special Events Coordinator; Steve Marchbanks, Parks Director; Teisha Wilson, City Recorder and approximately 25 citizens.

Pre-Council, 5:35 p.m.

1. Welcome and Opening Comment

Mayor Johnson welcomed everyone and noted that all Councilmembers were present except for Councilor Revill who is excused and will join the meeting later electronically. Joel Eves gave the Opening Comment.

2. Presentation and Reports

2.1 Proposed Museum Design Presentation - Hutchings Museum

Daniela Larsen introduced Dave Harris who will be presenting on this item. Mr. Harris stated that he has experience with community planning and historic downtown redevelopment. They would like to expand the building to 70,000 square feet of space. This is a piece that could add and enhance and really help draw people to downtown. He showed the various elements of what makes a downtown successful and believes that this expansion can contribute to making the downtown experience successful. Mr. Harris showed possible options for what the Museum and surrounding area could look like but noted that parking is a concern that will need to be addressed. He showed a conceptual architectural design of the building. He said that this is just a starting point and the height and space could change. He said that one option is to wrap the new around the current building and the other is a larger rectangular shape behind the building. The Council expressed concerns with the new building dwarfing the historic building. Daniela stated that she would like to collaborate with the City on what the downtown should look like. She said they are working towards becoming an accredited Museum, so they need to have a certain footprint and ceiling height, but she's flexible in how that gets laid out and the materials that are used.

The State Historical Society would like them to use modern materials with the addition because they don't like people thinking that the new addition is a historic building. She would like to know how to proceed so they can move forward with more concrete plans. There was discussion about the need for a parking structure and how that may fit in the area. Mayor Johnson stated that he

likes the design and the modern contrast and that it will help to revitalize downtown. Ms. Larsen stated that there's so much the Museum can contribute to making downtown fun and cultural and educational, they just need a clear way to move forward.

Councilor Albrecht suggested working with the Planning Department to identify where a parking structure could fit. There was discussion about a preferred design for the footprint of the building. Mayor Johnson stated that a parking structure is important to the Council, so they can work with Mr. Struthers on that and the Council is good with contrasting architecture. She can also work with Planning on the best location and footprint for the addition. Mr. Struthers suggested that they will continue to touch base with the Council as they work through planning with the Museum.

2.2 Discussion of Ivory Homes/Thanksgiving Point Property Zone Change.

Brad Mackey with Ivory stated that there is a 5-acre piece of property that's sandwiched between the golf course and Holbrook Farm Development and is on the west side of the river. The plan is to take that 5-acre piece out of the Thanksgiving Point Area Plan and put it into a R-1-Flex zone and make it compatible to the Holbrook Farms lots in the area. He said this can keep this area from becoming a weed patch. He said that Planning Commission wanted to know if taking this out of the Area Plan would take the plan out of compliance. They have since done a study to show that the Thanksgiving Point Area Plan would remain in compliance without the 5 acres. He stated that the Planning Commission was concerned with setting a precedent for removing parcels from an Area Plan.

Councilor Hancock stated that he is less concerned with precedent because this is on the west side of the river with no residential or commercial development on that side of the river in the Area Plan. Mr. Struthers reported that the Thanksgiving Point Area Plan would still be well within the open space requirement if this were removed. Mr. Mackey stated that some of the area is already being encroached upon by residents.

3. Agenda Questions

None.

4. Administrative Report

Cameron Boyle stated that they plan to present more information on the fiber network research. Mayor Johnson stated that they want to make the right decision on this and that may take time.

5. Mayor and Council Reports

Councilor Southwick reminded the Council to let him know if they want to participate in the Heritage Day parade.

Councilor Albrecht stated that the Library fundraiser was successful and she appreciates all the volunteers.

6. Consideration of Adjourning into a Closed Executive Session to discuss the purchase, exchange, or lease of real property; and to discuss the character, professional competence, or physical or mental health of an individual.

Motion: Councilor Hancock moved to adjourn into a Closed Executive Session to discuss the character, professional competence, or physical or mental health of an individual; and to

hold a strategy session to discuss the purchase, exchange, or lease of real property. Councilor Southwick seconded the motion.

Roll Call Vote: Councilor Condie, Yes; Councilor Albrecht, Yes; Councilor Southwick, Yes; Councilor Hancock, Yes. The motion passed unanimously.

The meeting adjourned into a closed executive session at approximately 6:30 p.m.
The meeting reconvened at 7:00 p.m.

Regular Session, 7:00 p.m.

1. Welcome, Roll Call, Pledge of Allegiance

Mayor Johnson welcomed everyone and noted that all Councilmembers were present including Councilor Revill who joined the meeting by phone. Fire Chief Jeremy Craft led the pledge of allegiance.

2. Presentations and Reports

2.1 Presentation by Mountain Point Medical Center for Life Saving Awards.

Mountain Point Medical presented the amazing save awards to the Fire Department for saving a life.

2.2 Presentation by Miss Lehi

Miss Lehi thanked the Council for their support and informed them of their social impact initiatives.

3. Citizen Input (for public comments on items not listed on the agenda)

Keith Johnson stated that he was concerned with the height of the fence next to his mink ranch. He also expressed concerns with water drainage on the east side and requested that the City look at that.

Cody Black stated that there is a shortage of baseball fields in the City and he has started an organization to build the baseball fields called the Lehi Baseball Club. He stated that he already has commitments from teams and individuals offering to donate services, time, and money. He said this is not a soccer vs. baseball issue, and that he wants to build something everyone can use. He distributed a letter of intent to the Council that stated the Lehi Baseball Club will build the fields and then donate that to the City when it's complete. He would like to have both soccer and baseball built at the same time. He stated that Peck Park is the best location because there are no fields in north Lehi. He also distributed a site plan for his proposal.

Shawn Adams stated that it's difficult to schedule baseball practice and he is willing to help with building the fields.

4. Consent Agenda

4.1 Approval of the City Council Minutes from May 14, May 28, June 4, and June 11.

4.2 Approval of Purchase Orders

4.3 Re-approval of Ordinance #47-2015, the Bart Christofferson Annexation (originally approved on 10/13/15)

Motion: Councilor Condie moved to approve the consent agenda items. Councilor Southwick seconded the motion.

Roll Call Vote: Councilor Condie, Yes; Councilor Albrecht, Yes; Councilor Southwick, Yes; and Councilor Hancock, Yes. The motion passed unanimously.

5. Consideration of Resolution # 2019-48, authorizing the Red Mesa Tapaha Solar Project Transaction Schedule under the Power Supply Agreement with Utah Associated Municipal Power Systems.

Joel Eves stated that they will increase the City's participation level in the solar project.

Ben Harris inquired about nuclear power and how that can be a clean power resource.

Motion: Councilor Condie moved to approve Resolution 2019-48, authorizing the Red Mesa Tapaha Solar Project Transaction Schedule under the Power Supply Agreement with Utah Associated Municipal Power Systems. Councilor Southwick seconded the motion.

Roll Call Vote: Councilor Condie, Yes; Councilor Albrecht, Yes; Councilor Southwick, Yes; Councilor Hancock, Yes. The motion passed unanimously.

6. Consideration of Concept Plan approval for the Peck Family Park soccer fields located at approximately 1600 North 300 East.

Johnny Revill joined the meeting by phone for this item.

Mr. Kim Struthers stated that this is a concept plan based on the agreement with Arsenal that was signed in December 2018. He noted that they will conduct a parking study and will be watching that closely.

Bart Preston with Arsenal Soccer stated that they are mindful of the parking concerns. He noted that there will only be 10-12 days out of the year that will have heavy usage. They are going to make some adjustments to the way they do tournaments and camps to ensure adequate parking. Mr. Preston stated that Arsenal may be willing to relocate if that's what the city decides.

Mayor Johnson opened public comment on this item.

Dave Christofferson was not concerned with the type of use, but was concerned with infrastructure needs, road connection, traffic and curfew. He also noted that the gas pipeline is still a concern.

Marlin Peterson preferred that the park be build with volunteers and donations.

Brittany Schmitt stated that these soccer fields are important to the community and that Lehi is far behind with soccer fields.

Liz Anderson stated that she wants to save the large area to the south for baseball fields and is willing to donate money for that. She believes there is room for both soccer and baseball. She would like to see the money allocated for Mellor-Rhodes Park be moved to Peck Park to build restrooms.

Ryan Hansen stated that they need more baseball fields. He didn't understand why a proposal for baseball was turned down 5 years ago, but soccer was accepted.

Mayor Johnson stated that the City can still use the property and Arsenal is leasing it under very specific circumstances. He said this proposed Arsenal plan follows the plan that was adopted by the Council in 2016.

Tahnee Hamilton read through the soccer agreement and believes the location of the fields can be moved. She was concerned with the lack of sports complexes in north Lehi and Peck Park is the perfect spot for a multiuse sports park. She stated that she has talked with 3 individuals who are interested in donating. She would like to get the ball rolling while there are many interested individuals that can benefit the community. She believes the best location for baseball is on the south side of Peck Park.

Jason Bennett would like to see the agreement amended to include more public use.

Mark Hansen stated that there are not enough baseball fields and the recreation department has to turn away kids from the program every year. He doesn't agree with the dual ownership agreement and believes the City should own the fields. He expressed concern with the lack of baseball fields in north Lehi and said there should be lights at the park.

Mayor Johnson said that Arsenal had a proposal for Peck Park that was turned down 6 years ago. Ryan Wood, City Attorney, stated that the City didn't want to build anything on Peck Park until the City owned the property, so both baseball and soccer proposals were turned down.

Scott Jepson stated that they need baseball fields because they must travel elsewhere in the County. He believes the soccer fields should be moved to the north and then build baseball to the south so it's successful. The north end of the City really needs these baseball fields. He also wants the City to enforce rules and curfew in Peck Park.

Cole Peck stated that he wanted something similar to the West Valley baseball complex with stadium type seating, and that's what Mayor Greenwood agreed to. He asked that the soccer fields be moved to the north end of the park to allow the opportunity for baseball to the south. He stated that he is willing to grade the north side and prepare it for soccer. He believes it's important to honor his dad and Mayor Greenwood's agreement. He also offered to sell Arsenal 17 acres which borders Peck Park. He said there are donors willing to give money to build baseball fields in Peck Park. He said that soccer will also generate a large amount of traffic.

Mayor Johnson asked the City Attorney to do findings of fact on this issue. Mr. Wood stated that Mayor Greenwood promised baseball to the Tony Peck family, but that was never authorized by the City Council.

Councilor Condie stated the agreement between Mayor Greenwood and the Peck family was not done the right way. He said going through all the minutes and documents there never was a promise of baseball, and the Council never approved that.

Mr. Wood stated that he isn't here to tell them what to put at Peck Park. He is here to tell them what their legal options are. He said it is not that the city doesn't believe the conversations between Mayor Greenwood and the Pecks took place, it's that they have no legal effect. A Mayor cannot make a deal and leave the approving body out of it. Mr. Wood then presented the findings of fact and the history on the issue (attached).

Clay Peck stated that in the findings of fact statement they should include the 5-acre deal which allows for a first right of refusal for the Trust to build the park. He said the Peck family is not trying to offend others, they are just passionate about this park and seeing baseball there. He is asking that the Council preserve the south portion of the park for baseball. He also offered to help prepare the north area for soccer fields and hopes they can build something nice for Lehi.

Dixon Downs had questions about the Arsenal agreement and hopes the City can preserve larger areas for baseball fields.

There was discussion about the citizen survey that showed the majority of residents would prefer open space and leisure park activities.

Jason Ingersoll recommended that they move Arsenal to the north and allow baseball to be constructed on the south end.

Councilor Condie stated that it would be hard to put Arsenal off for another year because we may decide to make changes. He said he doesn't know how much time it would take to prepare the fields to the north. He just wants to make sure they don't go against the agreement they made with Arsenal.

Councilor Southwick stated that the Pecks and the City need to give a little and it seems like they are willing to do that if we are able to move Arsenal, but still take care of their needs. He hopes they can all work together instead of apart and accomplish what they need to for the citizens and for the people of the City.

Councilor Hancock stated that Arsenal came to the City with this proposal and with funding in place and the Council saw that as a creative way to build the park. He said baseball has not come to the Council with any proposal until now, and even now it's still just a promise of trying to gather funding. He said that looking at the numbers, each baseball field in the new Saratoga Springs complex was 2.3 million dollars to construct, stadium seating would be even more than that. He appreciates Cody's efforts and enthusiasm to raise money and Tahnee's efforts as well and hopes they are successful, but it's going to be a challenge to raise enough money needed for a baseball complex. Council Hancock stated that the bond would have funded baseball fields at Peck Park and Mellor-Rhodes.

Mr. Wood stated that a concept plan can be redone. Councilor Hancock stated that he hopes there is a way to make both soccer and baseball work at Peck Park. Mayor Johnson would like to allow an opportunity for public input if they change the concept plan.

Councilor Condie inquired about tabling this issue to look at timing to see if it's feasible for Arsenal to move the soccer fields to the north.

Mr. Struthers stated that the next step is a site plan, but because it's a city project they can move that forward quickly.

Councilor Albrecht stated that this is an emotional issue. She wants baseball and softball, and she doesn't particularly care where it's at. The problem is the people stepping up and offering to help do care where it's at, and we need to find out if we can put it where they want so the City can get that help.

Councilor Revill stated that he's excited to see the public come out and support baseball and be willing to help. He's also excited to have Arsenal willing to help. There's been a lot of studies on this, and the consultant recommended that Peck Park be more of a leisure park. His recommendation was based on research, traffic concerns, and public input. He said the Council went against the consultant's recommendation and included 2 baseball fields in the concept plan, even though it wasn't for competition. He said the Council felt there was a need for baseball in that area, even if it was just for practice. He would like to see something work out with baseball and soccer and is not opposed to looking at all options. He would also like to see the baseball community get excited about what Mellor-Rhodes could become and help build that facility.

Motion: Councilor Hancock moved to approve the concept plan with a slight modification that they move the soccer fields to the northern end of the property; and that the city work closely and quickly with the Peck family to ensure that any grading necessary can be done to meet the timeline of the Arsenal Soccer Club so they can start their fields in time. Councilor Southwick seconded the motion.

Councilor Condie stated that they need an agreement for the grading so that it can be completed in an acceptable time.

Councilor Hancock inquired if the southern end of the property is ready for Arsenal to go in right now. Mr. Struthers replied that it is the flattest portion of the property and very little work would need to be done on the south end. Mayor Johnson stated that the infrastructure is there on the south end. Lorin Powell stated that there are infrastructure concerns that need to be looked at if they want to move the soccer fields to the north. He doesn't have enough information to know the feasibility of moving the fields north.

Councilor Albrecht stated that there is a timeline here and Arsenal has been working on this for a year and she doesn't want to delay them another year. She's interested in staff looking quickly at the possibilities, but if the motion ends up committing that soccer be built on the north end, then the City may be boxing Arsenal out for another year and she's not okay with that either.

Councilor Hancock stated that there are other issues that need to be addressed and not just the grading.

Councilor Albrecht stated that the number of baseball fields has been debated for years. She stated that the Pecks are interested in a competition complex, and she is willing to entertain that, but that should be something that the public has a chance to weigh in on and the way the motion is crafted means that we are putting in baseball.

Councilor Hancock stated that he specifically left out the preservation of baseball fields to the south in his motion, because he didn't want to commit in his motion that baseball will go there.

Councilor Hancock clarified that the intent of his motion was not to commit the City to construct a baseball complex. He wants to get Arsenal taken care of and meet their deadline. And while not in his motion, he hopes that Cody Black's non-profit is able to come through with funding and a proposal for baseball. He believes there is a need to have baseball in north Lehi and still have 5 or 6 fields at Mellor-Rhodes.

Councilor Albrecht suggested adding to the motion that if staff is unable to meet the timeline for Arsenal to install fields, then the fields don't have to be moved to the north. She just wants to make sure they don't bind the City's options or Arsenal's options.

Mayor Johnson stated that this has been to Planning Commission twice. He said that they need to have citizen input on the new plan and that there's an obligation to let the public comment on these changes.

Councilor Hancock stated that he believes it's not a significant difference because it's still soccer, but just on a different piece of the property. Councilor Southwick agreed. Councilor Albrecht stated that the people being impacted by the move would be surprised by this change.

Councilor Condie was concerned with the infrastructure impact if the fields were moved to the north.

There was discussion about tabling the item and how that would affect Arsenal's timeline.

Councilor Hancock stated that he sees that the Council has two options before them. First, they have the soccer on the north, no matter what, even if that means Arsenal gets pushed back a year. Or, second they want Arsenal to happen now and if it can't happen to the north, then they'll put them to the south this year.

Chris suggested that if a certain timeframe wasn't met then it be moved to the south. Councilor Hancock stated that they need to determine which is more important- to have Arsenal start this year, no matter what, or preserve the south end for potential baseball.

Councilor Hancock stated that if they amend the motion to have a trigger then they are saying that they want Arsenal to happen this year and if the Pecks and the City can't make anything happen in the next month to allow Arsenal to be in the north then Arsenal will be at the south end. Councilor Albrecht stated that she would be comfortable with that amendment because the City's been working with Arsenal for a year, and the baseball proposal is coming in at the

11th hour, but noted that she is very excited about the prospect of baseball and what would happen, but it's not fair to Arsenal to put them off for another year.

Councilor Condie stated that he would be more comfortable with the motion if there was some trigger language. Councilor Hancock stated that he would prefer to leave the motion as is. Councilor Albrecht stated that the current motion puts the City in a position that they have to do something they might not be able to do. The trigger option brings everyone to the table and provides motivation on both sides.

There was discussion about the how long it may take for City staff to research the feasibility of moving the fields. Mr. Powell stated that the Council is asking them to move the fields without going through a DRC review or Planning Commission and stated that this is a large task with lots of things to consider with infrastructure. He said this would be like approving a subdivision without any drawings.

Councilor Albrecht inquired about the legal obligation of the contract and the timeline. Mr. Wood stated that Arsenal has the obligation to develop 10 acres in two year, so the concern is if the City makes their obligations not feasible, then they would be in breach of the contract. Bart, representing Arsenal, stated that if this approval were put off another year, then it would be difficult for them to meet their obligations and requested that the 10 year lease begin at a later date. He also noted that Cody's plan proposes baseball to the north which would allow Arsenal to stay at the south.

There was discussion about keeping the proposed Arsenal plan as is and allow the potential for baseball to be on the north end as proposed by Cody Black.

Councilor Hancock amended his motion to have a trigger and see if it's possible to move the fields to the north, but if they can't make it work, then it looks like they would still have an option that allows for baseball to the north.

Amended Motion: Councilor Hancock made a motion that the soccer fields get moved to the north and that they direct city staff to work closely with the Peck family, as far as the grading, to ensure they can hit the timeline that Arsenal needs. If for whatever reason, in working through that if it looks like we can't hit that timeline, then the concept plan as it currently sits before us would be put in motion so that Arsenal can hit their timeline, and still allow the option to have baseball to the north.

Councilor Revill stated that he's not convinced that baseball has to be on the south, but he believes Arsenal is willing to go anywhere as long as it helps them and if they can work something out to have soccer fields to the north and baseball on the south then that's great too. Councilor Hancock agreed and noted that he was willing to amend his motion to have a trigger that would still allow Arsenal to build on the south.

There was discussion about when the trigger would take place. Mr. Powell stated that they can do as much research as they can before the work session and provide an update there. The Council also agreed to a Special Session on the 20th.

Mr. Powell stated that there are three proposals. The current proposal from Arsenal in the south, Cody Black's proposal with baseball to the north, and then another with baseball to the south.

Amended Motion: Councilor Hancock amended his motion to include that the default, if they have to revert back, would be option B which has more parking. The amendments to the motion were seconded by Councilor Southwick.

Roll Call Vote: Councilor Condie, Yes; Councilor Albrecht, Yes; Councilor Southwick, Yes; Councilor Hancock, Yes; and Councilor Revill, Yes. The motion passed unanimously.

Councilor Revill left the meeting.

7. Consideration of Final Subdivision approval for the Ascent Academy, a one lot subdivision located at 2199 West 900 North in an A-1 zone.

The applicant, Tyler Bodrero, stated that they are just combining two parcels.

Motion: Councilor Condie moved to approve the Final Subdivision for the Ascent Academy, a one lot subdivision located at 2199 West 900 North in an A-1 zone; subject to the completion of all Development Review Committee and Planning Commission comments. Councilor Southwick seconded the motion.

Roll Call Vote: Councilor Condie, Yes; Councilor Albrecht, Yes; Councilor Southwick, Yes; Councilor Hancock, Yes. The motion passed unanimously.

8. Consideration of Ordinance #52-2019, a Development Code Amendment to Chapter 23 extending the electronic billboard overlay boundary map.

AJ Pepper was representing the applicant. He said they want to expand the overlay zone, which will allow them to make improvements and updates to the sign. He believes it is consistent with the intent and purposes of the general plan and the existing zone.

Motion: Councilor Hancock moved to approve Ordinance #52-2019, a Development Code Amendment to Chapter 23 extending the electronic billboard overlay boundary map. Councilor Albrecht seconded the motion.

Roll Call Vote: Councilor Condie, Yes; Councilor Albrecht, Yes; Councilor Southwick, Yes; Councilor Hancock, Yes. The motion passed unanimously.

9. Consideration of Ordinance #53-2019, a Development Code Amendment to Chapter 37- Design Standards, allowing an auto mall to orient a building to an internal private drive.

The applicant, Brandon McDouglass, stated that this would allow the auto mall to have at least two building orient to the private drive or public right of way. This will also allow for display parking in front of the building.

Motion: Councilor Condie moved to approve Ordinance #53-2019, a Development Code Amendment to Chapter 37- Design Standards, allowing an auto mall to orient a building to an internal private drive; subject to the completion of all Development

Review Committee and Planning Commission comments. Councilor Hancock seconded the motion.

Roll Call Vote: Councilor Condie, Yes; Councilor Albrecht, Yes; Councilor Southwick, Yes; Councilor Hancock, Yes. The motion passed unanimously.

10. Consideration of Ordinance #54-2019, a Street Vacation for a portion of 200 South in the Lehi Tech development located at 200 South 1350 East.

Mark Hampton was representing the applicant.

Motion: Councilor Southwick moved to approve Ordinance #54-2019, a Street Vacation for a portion of 200 South in the Lehi Tech development located at 200 South 1350 East; subject to the completion of all Development Review Committee and Planning Commission comments. Councilor Hancock seconded the motion.

Roll Call Vote: Councilor Condie, Yes; Councilor Albrecht, Yes; Councilor Southwick, Yes; Councilor Hancock, Yes. The motion passed unanimously.

11. Consideration of Concept Plan approval for the Mitchell Grove, a 19-lot residential development located at 1193 West 1500 North in an approved R-1-Flex (residential) zone.

Mark Hampton was representing the applicant. He stated that they took this back to the DRC for review because they made some changes. He said there will no longer be a stub road into the south.

Motion: Councilor Condie moved to approve the Concept Plan for the Mitchell Grove, a 19-lot residential development located at 1193 West 1500 North in an approved R-1-Flex (residential) zone; subject to the completion of all Development Review Committee and Planning Commission comments. Councilor Albrecht seconded the motion.

Roll Call Vote: Councilor Condie, Yes; Councilor Albrecht, Yes; Councilor Southwick, Yes; Councilor Hancock, Yes. The motion passed unanimously.

12. Consideration of Ordinance #56-2019, a General Plan amendment from a Commercial to a Mixed Use land use designation on 0.79 acres of property located at 1175 East 3200 North.

The Applicant, Steven Jones, stated that he is okay with the Council denying this if they are okay to pass item #14.

Motion: Councilor Condie moved to deny Ordinance #56-2019. Councilor Hancock seconded the motion.

Roll Call Vote: Councilor Condie, Yes; Councilor Albrecht, Yes; Councilor Southwick, Yes; Councilor Hancock, Yes. The motion passed unanimously.

13. Consideration of Ordinance #55-2019, a Development Code Amendment to Section 12-B.050 Grading Permit Issuance, amending when a grading permit can be issued.

Kim Struthers stated that they now allow a grading permit to be issued with just a concept plan, but this would only allow a grading permit to be issued with site plan approval.

Motion: Councilor Hancock moved to approve Ordinance #55-2019, a Development Code Amendment to Section 12-B.050 Grading Permit Issuance, amending when a grading permit can be issued; subject to the completion of all Development Review Committee and Planning Commission comments. Councilor Southwick seconded the motion.

Roll Call Vote: Councilor Condie, Yes; Councilor Albrecht, Yes; Councilor Southwick, Yes; Yes; and Councilor Hancock, Yes. The motion passed unanimously.

14. Consideration of Ordinance #57-2019, a Development Code Amendment to Table 05.030-B to add caretaker units to the Commercial and Regional Commercial zones.

Motion: Councilor Condie moved to approve Ordinance #57-2019, a Development Code Amendment to Table 05.030-B to add caretaker units to the Commercial and Regional Commercial zones. Councilor Southwick seconded the motion.

Roll Call Vote: Councilor Condie, Yes; Councilor Albrecht, Yes; Councilor Southwick, Yes; Councilor Hancock, Yes. The motion passed will all in favor.

15. Consideration of Resolution #2019-45, a Resolution of the Lehi City Council supporting a change in the Utah County Form of Government to a County Executive-County Council Form of Government.

Mayor Johnson stated that there needs to be more representation on the county level and a new form of government would allow for that opportunity and noted that it's important to separate administrative and legislative duties.

Motion: Councilor Condie moved to approve Resolution #2019-45, a Resolution of the Lehi City Council supporting a change in the Utah County Form of Government to a County Executive-County Council Form of Government. Councilor Albrecht seconded the motion.

Roll Call Vote: Councilor Condie, Yes; Councilor Albrecht, Yes; Councilor Southwick, Yes; Councilor Hancock, Yes. The motion passed will all in favor.

16. Consideration of Resolution #2019-46, approving a Real Estate Purchase Agreement between Lehi City and Kevin and Kaylene Steele.

Motion: Councilor Condie moved to approve Resolution #2019-46, a Real Estate Purchase Agreement between Lehi City and Kevin and Kaylene Steele. Councilor Southwick seconded the motion.

Roll Call Vote: Councilor Condie, Yes; Councilor Albrecht, Yes; Councilor Southwick, Yes; Councilor Hancock, Yes. The motion passed will all in favor.

17. Consideration of Resolution #2019-44, appointing new members to the Lehi City Environmental Sustainability Committee.

Motion: Councilor Condie moved to approve Resolution #2019-44, appointing new members to the Lehi City Environmental Sustainability Committee. Councilor Albrecht seconded the motion.

Roll Call Vote: Councilor Condie, Yes; Councilor Albrecht, Yes; Councilor Southwick, Yes; Councilor Hancock, Yes. The motion passed will all in favor.

18. Consideration of Resolution #2019-43, appointing new members to the Lehi City Library Board.

Councilor Southwick disclosed that Melissa Southwick is his daughter-in-law.

Motion: Councilor Condie moved to approve Resolution #2019-43, appointing new members to the Lehi City Library Board. Councilor Southwick seconded the motion.

Roll Call Vote: Councilor Condie, Yes; Councilor Albrecht, Yes; Councilor Southwick, Yes; Councilor Hancock, Yes. The motion passed will all in favor.

19. Adjournment

With no further business to come before the City Council at this time, Councilor Condie moved to adjourn the meeting. Councilor Southwick seconded the motion. The motion passed unanimously. The meeting adjourned at approximately 11:00 p.m.

Approved: August 27, 2019

Attest:

Mark Johnson, Mayor

Teisha Wilson, City Recorder