



CITY OF OREM
CITY COUNCIL MEETING
56 North State Street, Orem, Utah
March 10, 2020

*This meeting may be held electronically
to allow a Councilmember to participate.*

3:00 P.M. WORK SESSION - CITY COUNCIL CONFERENCE ROOM

TOUR - Devon and Exton Apartments (75 min)

City Council will tour the Devon and Exton Apartments located at 875 South 700 East Orem, Utah.

Presenter: Kathi Beckett, Economic Development Director

DISCUSSION - Southwest Orem General Plan Amendment (45 min)

Review and Discussion of the General Plan for the Southwest Area

Presenter: Jason Bench, Planning Division Manager

1. AGENDA REVIEW & PREVIEW OF UPCOMING AGENDA ITEMS

The City Council will review the items on the agenda.

2. CITY COUNCIL REPORTS (BOARDS & COMMISSIONS, NEW BUSINESS, ETC.)

This is an opportunity for members of the City Council to raise issues of information or concern.

Presenter: Jeff Lambson

6:00 P.M. REGULAR SESSION - COUNCIL CHAMBERS

3. CALL TO ORDER

4. INVOCATION/INSPIRATIONAL THOUGHT: BY INVITATION

5. PLEDGE OF ALLEGIANCE: BY INVITATION

6. MAYOR'S REPORT/ITEMS REFERRED BY COUNCIL

6.1. UPCOMING EVENTS

For Review

[Upcoming Events 03.10.20.pdf](#)

7. PERSONAL APPEARANCES – 15 MINUTES

Time has been set aside for the public to express their ideas, concerns, and comments on items not scheduled as public hearings on the Agenda. Those wishing to speak are encouraged to show respect for

those who serve the city. Comments should focus on issues concerning the city. Those wishing to speak should have signed in before the beginning of the meeting. (Please limit your comments to 3 minutes or less.)

8. CONSENT ITEMS

8.1. APPROVAL OF MEETING MINUTES

Minutes of City Council Meeting - February 25, 2020

[02.25.2020.ccmn DRAFT.docx](#)

8.2. ORDINANCE - The City Council will review and adopt an Ordinance creating a City of Orem Neighborhood Commission

The Community Services Manager recommends that the City Council adopt the ordinance creating a City of Orem Neighborhood Commission as part of the Neighborhood Partnership Initiative.

[ORD. Neighborhood Commission.docx](#)

8.3. RESOLUTION - Support of a Pediatric Trauma Care Unit in Utah County

City Council approve a Resolution in support of a Pediatric Trauma Care Unit in Utah County

[RES.pediatric trauma care.docx](#)

8.4. RESOLUTION - City Compensation Policy and Philosophy

City Council review and approve a Resolution for the City Compensation Policy and Philosophy

[RES.compensation philosopy.docx](#)

9. SCHEDULED ITEMS

9.1. CONDITIONAL USE PERMIT – Conditional Use Permit approval of a UVU/AT&T wireless telecommunications facility located at 1261 West 800 South in the M2 zone.

The Planning Commission recommends the City Council, by resolution, approve the conditional use permit of a UVU/AT&T wireless telecommunications facility located at 1261 West 800 South in the M2 zone.

[Agenda-CUP-CellTower.docx](#)

[Map.pdf](#)

[Vicinity Map.pdf](#)

[Site Plan.pdf](#)

[Site Plan 2.pdf](#)

[Elevations UVU-AT&T.pdf](#)

[UVU-AT&T PC Minutes 2.19.2020.docx](#)

[Correspondence UVU-AT&T.pdf](#)

[Resolution-CellTower-AT&T.docx](#)

[Cell Tower Irrigation Ditch setback.pdf](#)

10. COMMUNICATION ITEMS

11. CITY MANAGER INFORMATION ITEMS

This is an opportunity for the City Manager to provide information to the City Council. These items are for information and do not require action by the City Council.

12. ADJOURN

THE PUBLIC IS INVITED TO PARTICIPATE IN ALL CITY COUNCIL MEETINGS.

**If you need a special accommodation to participate in the City Council Meetings and Study Sessions,
please call the City Recorder's Office at least 3 working days prior to the meeting.
(Voice 801-229-7000)**

This agenda is also available on the City's webpage at orem.org



UPCOMING EVENTS

DATE	BUSINESS AND LOCATION	TYPE	
March 13	Tile Liquidators 109 N 1200 W	Ribbon Cutting	1 pm
March 19	Utah Valley Chamber of Commerce Utah Valley Convention Center	Pillar of the Valley	7pm
March 26	City of Orem..... Orem High School Fieldhouse	Countdown to Census 2020	6-8pm
April 17	UVU Engineering Tech Department UVU Sorensen Student Center (SC) 206A	2020 Tech Fair & VIP Breakfast 7:30 am	
April 22-24.....	ULCT..... Dixie Center, St. George	2020 Midyear Conference	
April 24.....	UVU..... Culinary Arts Institute – Canyon Park Tech Center	Gala	6pm
April 30	Miss Orem Scholarship Organization..... City Council Chambers	Mock Interviews	6pm

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CITY OF OREM
CITY COUNCIL MEETING
56 North State Street Orem, Utah
February 25, 2020

3:00 P.M. WORK SESSION – CITY COUNCIL CONFERENCE ROOM

CONDUCTING

Mayor Richard F. Brunst

ELECTED OFFICIALS

Jeff Lambson, Debby Lauret, Tom Macdonald, Terry Peterson, David Spencer and Brent Sumner

APPOINTED STAFF

Jamie Davidson, City Manager; Brenn Bybee, Assistant City Manager; Steven Downs, Deputy City Manager; Greg Stephens, City Attorney; Scott Gurney, Fire Chief; Gary Giles, Police Chief; Ryan Clark, Development Services Director; Charlene Crozier, Library Director; Chris Tschirki, Public Works Department Manager; Brandon Nelson, Finance Department Manager; Karl Hirst, Recreation Department Manager; and JoD'Ann Bates, City Recorder

NEW EMPLOYEE INTRODUCTIONS

Mr. Tschirki, Public Works Director introduced three new employees to the Public Works Department.

- Gavin Bagel - Streets & Concrete Division
- Josh Clements – Water District
- Jordan Fisher – Water District

DISCUSSION – City of Orem Compensation Philosophy

Keri Rugg, Human Resource Director stated they have contracted with NFP, have created a steering team and along with working with Executive Staff come up with a compensation philosophy. She reviewed the proposed changes to the Guideline (section 3.4) and the Statement of Compensation Philosophy (section 3.4.1).

Discussion ensued regarding wage increase and compensation being based on both merit base along with a performance base with a greater emphasis on communication. How they will address each position and how often they review that information. Council discussed the level of review provided from the City Manager during the budget process. Discussion of how to address any positions that come back that are not competitive and if they are compared to only municipalities and/or private sector.

Mr. Davidson stated the challenge they face is there is some degree and expectation that they can move on a dime. If the market is increasing or decreasing the city cannot accommodate that shift in the same time period, and there ends up being a little lag. He feels this policy and program speaks to their intent and their focus that when the time and opportunity arises, they are going to step up and meet that expectation and that obligation. They have tried to maintain a compensation system that is responsive to the external market while at the same time paying like positions in different departments with like wages. There are unique positions for each of the departments and they look externally first to see where they are and bring it back internally and ensure it does not cause internal issues. This is not a complete science, there is some level of subjectivity yet at the same time they recognize both the external equity and the internal equity. Mr. Davidson concluded by stating staff will ask City Council to approve by Resolution regarding the changes that has been presented. This will help to represent to the employees these changes are endorsed by the council.

PRESENTATION – Pediatric Trauma Care Unit at Timpanogos Hospital

Dr. Trotter addressed the council stating Utah County is one of the fastest growing counties in the nation and is the fastest growing county in Utah. The population of Utah County is approximately 622,000 and is projected to double by 2050. According to national standards, in areas with over 100 pediatric trauma cases, it is recommended to have at least a level 2 trauma system in place. Currently most of the pediatric trauma cases are being transferred to Primary Children's Hospital in Salt Lake City.

Transportation costs, financial burden, inconvenience and logistical concerns for families are reasons to support the creation of a level 2 pediatric trauma care unit in Utah County. The benefits of having a pediatric trauma care unit in Utah County include improved outcomes, better survival rates, improved patient access, expanded medical services, education and outreach to more hospitals and reduction of costs and stresses to local communities. They are asking the State Trauma Committee to support efforts to expand trauma services in Utah County. His presentation included some of the following information:

State/National Trauma System

- Level 1- Highest level of care. Typically, University system/research/unique subspecialty care
- Level 2- Clinically nearly the same as Level 1, very capable facility with specialists
- Level 3-ER physician, surgeon
- Level 4-ER personnel (RN or midlevel), possibly surgeon
- Level 5-RN available

Benefits of having Pediatric Trauma Center in Utah County

- Improved survival (mortality rate drops 25%, complication rate drops 10%)
- Improved outcomes when compared to pediatric care at adult trauma Centers
- Improved patient access to definitive care in timely manner (15 min OR availability)
- Improved patient care throughout entire hospital ("Halo effect")

DRAFT

- 1 -Expanded available medical services
- 2 Social/family services Neurosurgery
- 3 Urology Pediatric intensive care
- 4 Radiology General Pediatric surgery
- 5 Orthopedics Pediatric cranio-facial/plastics
- 6 -Significant reduction in medical care costs
- 7 -Elimination of transport costs
- 8 -Medical "clout" to attract additional subspecialist to community-improving access
- 9 -Less stress/financial burden on families
- 10 -Education
- 11 outreach
- 12 EMS
- 13 Rural
- 14 Hospitals
- 15 Schools
- 16 Businesses
- 17 Churches
- 18 - Rural Hospital access to specialty care via Telemedicine
- 19 Improved local care
- 20 Retain patients locally (benefits local medical system/patient convenience)
- 21 -EMS returns to local service sooner (not available when transferring to SLC)
- 22 -Vested interest in local community concerns/needs

23
24 General discussion ensued regarding the means of community support and the growth of the
25 county that is making this a need. Discussion of other medical facility support and insurance
26 company concerns.

27
28 Mr. Anderson, CEO of Timpanogos Hospital stated when he first came to the hospital and looked
29 at the growth and future needs, they started moving forward with this program. Since that time,
30 they have grown and opened a 4 bed PIC-U. Once word got out they had a great amount of support
31 and interest by outside physicians that have since come aboard to Timpanogos.

32
33 Discussion continued regarding ambulance services and how it effects not only the patient but the
34 local EMS and firefighter who are taken out of the area during transfers and their inability to
35 response to other events in a timely manner.

36 37 38 PRESENTATION - Update to the Comprehensive Financial Sustainability Plan

39
40 Mr. Davidson stated they continue to monitor year to year where the city is going financially. They
41 feel it is important to look at the bigger broader long term picture. In 2014 they initiated the
42 development of a Long-Term Financial Sustainability Plan. About 6 months ago the felt it was
43 time to freshen up the plan to see where they were today and if they had achieved what they wanted.
44 Some of what the financial future was predication on was specific development issues. Now in
45 2020 they are looking at what the future holds and how can they appropriately plan for the future.
46 They contacted LYRB (Lewis Young Robertson and Burmingham) and asked then to help them
47 update this Financial Sustainability Plan. LYRB is here to give and overview as to the effort and
48 how things look today and where we are going in the future.

DRAFT

Mrs. Lewis of LYRB reviewed the services she has provided, stating she has work for over 30 years primarily with municipalities. Her colleague Mr. Hill has done a lot of work for this project and has worked close with the city administration. She continued to review what has happened over the years in having a long-range financial plan. She then reviewed the purpose of the project.

- Overview
 - Updates to original mode
 - Updated Historic Revenues, Expenses and Projections
 - Purpose
 - A guide for budget planning
 - Align financial capacity with level of service objectives
 - High level view of implications of various budget decisions
 - Some Elements of the Model Designed with “Plug and Play” cells
- Pertinent Tax and Fee Matters: Sales Tax
 - Sales Tax Formula
 - City Imposing Max rate allowed
 - Current Sharing Formula
 - Revenues fluctuate with the economy
 - Potential changes to formula from State
 - Historical growth within Orem’s sales tax revenues unlikely to be sustainable
- Pertinent Tax and Fee Matters: Property Tax
 - Property Tax – “Truth in Taxation”
 - Designed to maintain static revenues and does not adjust for inflation
 - Does adjust to account for new growth
 - Orem’s General Operations tax rate in TY2009 was .001166 compared to .000910 in TY 2019
- Pertinent Tax and Fee Matters: Franchise Fees
 - Charged on Electric, Gas, Telecom and Cable
 - City Charges Maximum allowed
 - Revenues have generally been very static
 - Revenues do tent to be more stable in a down economy
- Future Revenue and Expenses
 - Three elements to maintain a positive cash flow
 - Increase Efficiency – Change cost curve over time
 - Cut cost – Maintain and reduce levels of service
 - Increase revenues – property tax rate.

Mrs. Lewis concluded that by having a Comprehensive Financial Sustainability Plan it will aid in policy decisions, timing and magnitude of capital projects and help prioritization of resources.

Mr. Davidson indicated the discussion of property taxes in only a piece of the pie. There are other issues that they cannot control but they can control the property tax rate. The market has driven their tax rate and has them going in the wrong direction.

DRAFT

Discussion ensued regarding the possible Truth in Taxation process and amount of tax allocation for property taxes.

Mr. Davison stated they believe the cost curve they are currently on is unsustainable with the revenue, they have expenses that will well exceed the revenues. What they experienced last year was interesting where they raised taxes for a specific purpose, a need was identified, residents look at it closely, and felt it was reasonable. He feels the residents of Orem are very reasonable in order to have the same level of service they have had in the past. His concern is if they don't address the issue, they will find themselves in the same situation the State and Utah County are currently facing. He stated the Council has set a path and have set priorities they would like to keep. His intent would try and chart a course with staff that meets those priorities. They don't see it as achievable unless they do something with the property tax. Not in a dramatic way but as they head into the budget season, he anticipates an incremental increase to be part of the conversation. If a tax increase is brought to the council, it is to maintain the path that has been set by the council.

DISCUSSION - Census 2020

Mr. Allen reviewed the following census information:

- Census Committee
 - Committee formed in August 2019
 - Committee includes:
 - Ecclesiastical
 - City Departments
 - Educational
 - Business
 - Met monthly focusing on efforts to prepare, organize and send out information about the Census
- Getting the Word Out
 - Utility Insert Month of February
 - Signs in City Center
 - Bookmarks in Library
 - Flyers to be shared in March
 - Social Media Messaging in March
 - Emails to Schools
 - Census Kick-off Meeting 03/26/2020
 - Websites
- Important Dates:
 - Mid-Late March – Census materials arriving via mail with instruction
 - April 1 – Census Day Observed
 - Responses can be done online, by phone or mail
 - Reminder letters/postcards end March, April
 - Census worker visit due to no response

Agenda Review & Preview of Upcoming Agenda Items

DRAFT

The City Council discussed the items on the evening's agenda; Mr. Bench provided additional information regarding the scheduled item.

City Council Reports (Boards and Commissions, New Business, Etc.)

Mr. Davidson stated there were 12 days left of the State Legislature Session and there continues to be several bills they are tracking. One of them is regarding land use, this was discussed with the Council previously. A new bill that has been proposed would allow the County Attorney to send a class A Misdemeanor from a District Court to a Utah County Justice Court reclassifying it as a Class B or Class C Misdemeanor if he deems it necessary. They have some concerns with the proposal and will continue to follow this bill. He feels it has been a relatively quiet session.

6:00 P.M. REGULAR SESSION – COUNCIL CHAMBERS

CONDUCTING

Mayor Richard F. Brunst

ELECTED OFFICIALS

Jeff Lambson, Debby Lauret, Tom Macdonald, Terry Peterson, David Spencer and Brent Sumner

APPOINTED STAFF

Jamie Davidson, City Manager; Brenn Bybee, Assistant City Manager; Steven Downs, Deputy City Manager; Greg Stephens, City Attorney; Scott Gurney, Fire Chief; Gary Giles, Police Chief; Ryan Clark, Development Services Director; Charlene Crozier, Library Director; Public Works Director; Brandon Nelson, Finance Department Manager; Chris Tschirki, Public Works Department Manager; Jason Earl, Deputy Fire Chief; Jason Bench, Planning Division Manager; Ernesto Lazalde, IT Division Manager; Pete Wolfley, Communications Specialist; and JoD'Ann Bates, City Recorder

INVOCATION /

INSPIRATIONAL THOUGHT

Logan DeWitt

PLEDGE OF ALLEGIANCE

Orem Scout Troop 2020

MAYOR'S REPORT/ITEMS REFERRED BY COUNCIL

UPCOMING EVENTS

Mayor Brunst reviewed the upcoming events, as listed in the agenda packet.

PRESENTATION – Walter C. Orem Award

DRAFT

Mayor Brunst presented the Walter C. Orem Award to Adam Robertson, President and CEO of the SCERA Center for the Arts. He was recognized for his generous and service-oriented impact he has had on the community with thoughts from his peers and colleagues. The City Council added their thanks for his contributions to the City of Orem and the greater arts community. Mr. Robertson was presented with a plaque and a standing ovation.

Mr. Robertson addressed the audience and thanked the council and residents for their he thanked his wife and family for their love and support. He stated he has strong and deep Orem ties, is proud to live in Orem and serve the community. He appreciates the individuals that he works with and considers them family.

REPORT – Beautification Advisory Commission

Mr. Orullian Vice Chairman, introduced the commission and reviewed the mission statement of the Beautification Advisory Commission.

Mrs. Parker presented the commissions achievements for 2019:

- Summerfest parade
- Facebook page improvements
- Arbor Day participation
- Support of code changes allowing for more xeriscaping
- Promoted 100 trees project for the Centennial
- Newsletter articles
- Awards & Holiday Decoration Awards. Review of beautification awards presented.

Mr. Orullian reviewed the commissions goals for 2020:

- Promote worthwhile practices that enhance the beauty of Orem.
- Promote the roles and actives of the Beautification Commission

Discussion ensued regarding future and ongoing projects and goals.

PERSONAL APPEARANCES

Time was allotted for the public to express their ideas, concerns, and comments on items not scheduled as public hearings on the agenda. Those wishing to speak should have signed in prior to the meeting, and comments were limited to three minutes or less.

There were no personal appearances.

CONSENT ITEMS

- Approval of the February 11, 2020 City Council Meeting Minutes
- Appointment to Boards and Commissions
 - o Transportation Advisory Commission Appointments:
 - Jeff Whitlock

DRAFT

1 **Mr. Macdonald moved** to approve the Consent Agenda as listed. **Mrs. Lauret seconded** the
2 motion. Those voting aye: Richard F. Brunst, Jeff Lambson, Debby Lauret, Tom Macdonald, Terry
3 Peterson, and Brent Sumner. The motion **passed**.

4 5 6 **SCHEDULES ITEMS**

7 8 PUBLIC HEARING - FY 2020 Budget Amendments 9

10 Mr. Nelson stated the Fiscal Year 2019-2020 City of Orem budget has many adjustments that
11 occur throughout the fiscal year. These adjustments include grants received from Federal, State,
12 and other governmental or private entities or organizations; appropriating funds being held for the
13 2019 General Obligation Bonds payment; interest earnings on unspent 2019 G.O. Bond funds; and
14 appropriating Information Technology fund surplus for wireless access points upgrade.

15
16 Mayor Brunst opened the public hearing at 6:35 p.m., hearing no further comments, Mayor Brunst
17 closed the public hearing and brought item back to the City Council for further discussion.

18
19 **Mayor Brunst moved** to approve the FY 2020 Budget Amendments as presented. **Mr.**
20 **Macdonald seconded** the motion. Those voting aye: Richard F. Brunst, Jeff Lambson, Debby
21 Lauret, Tom Macdonald, Terry Peterson, and Brent Sumner. The motion **passed**

22 23 24 SITE PLAN – Site plan approval of Stewart Retail Addition located at 21 West 25 University Parkway in the PD12 zone. 26

27 Mr. Bench stated the PD12 zone requires the City Council to approve site plans in that zone. The
28 applicant requests approval of a site plan to build a new building at 21 West University Parkway
29 fronting on University Parkway. The applicant proposes to remove the front part of the existing
30 building located at 41 West University Parkway to create parking and an easement through the
31 properties.

32 The new building will be set back approximately ten feet from University Parkway which will
33 match the setback of the building directly to the east. The setback requirement in the PD12 zone
34 was recently modified by the City Council on November 19, 2019 to ten feet from University
35 Parkway and Main Street.

36 The proposed new building will potentially have five retail units. The new easement through the
37 property between the buildings will make access to the businesses easier. The proposed 24 foot
38 ingress and egress easement is part of the new Barber Bros Subdivision, Plat C, which was
39 approved by the Planning Commission on February 5, 2020.

40 The proposed elevations will match the style and colors of the existing structure currently located
41 on the site. The proposed structure will have an overall height of forty-one feet six inches.

42
43 Mayor Brunst inquired as to where they current businesses would be going. Mr. Bench stated the
44 rental business will be remaining and there will be additional spaces available.

45
46 Mrs. Lauret inquired of parking to ensure efficient parking. Mr. Bench indicated they had met the
47 requirement for parking.
48

DRAFT

1 **Mayor Brunst moved** to approve the site plan of the Stewart Retail Addition located at 21 West
2 University Parkway in the PD12 zone. **Mrs. Lauret seconded** the motion. Those voting aye:
3 Richard F. Brunst, Jeff Lambson, Debby Lauret, Tom Macdonald, Terry Peterson, and Brent
4 Sumner. The motion **passed**

5 6 7 **CITY MANAGER INFORMATION ITEMS**

8
9 Mr. Davidson had no additional information to share and inquired if they could invite Shauna
10 Mecham of MAG (Mountainland Association of Governments) to address the council and invite
11 then to an event.

12
13 Shauna Mecham representing MAG, invited the City Council to an event that will be located in
14 Provo on March 18, 2020 from 10 a.m. to 2 p.m. This event is sponsored by Springville City,
15 Provo City, MAG and other private companies. This is free to the Council and they will be hearing
16 from Chuch Marohn, the president of Strongtowns. They will be discussing how to build strong,
17 vibrant and financially resilient communities.

18 19 20 **ADJOURNMENT**

21
22 **Mr. Spencer moved** to adjourn the meeting. **Mr. Peterson seconded** the motion. Those voting
23 aye: Richard F. Brunst, Jeff Lambson, Debby Lauret, Tom Macdonald, Terry Peterson, and Brent
24 Sumner. The motion **passed**.

25
26
27 The meeting adjourned at 6:42 p.m.



City Council Agenda Item Report

Meeting Date: March 10, 2020

Submitted by: Kena Mathews

Submitting Department: City Manager's Office

Item Type: Ordinance

Agenda Section:

Subject:

ORDINANCE - The City Council will review and adopt an Ordinance creating a City of Orem Neighborhood Commission

Suggested Action:

The Community Services Manager recommends that the City Council adopt the ordinance creating a City of Orem Neighborhood Commission as part of the Neighborhood Partnership Initiative.

Presenter:

Background:

On February 11, 2020, the City Council discussed the creation of a neighborhood advisory commission. The Orem City Neighborhood Commission would be made up of 9 residents – each representing one of the nine neighborhoods. Members would serve three years, would be selected through an application and interview process, and would be approved by the City Council.

The Orem City Neighborhood Commission would have meetings twice a year in the spring and fall and/or as necessary (meetings could be called if there is a specific issue that the City could use some advice on). Meetings would be held under the direction of the Community Services Manager.

The Orem City Neighborhood Commission would advise city leaders and management on high-level neighborhood-related issues.

Potentially Affected Area:

Citywide

Attachments:

[ORD. Neighborhood Commission.docx](#)

Article 2-34. Orem Neighborhood Commission

Contents:

- 2-34-1. Commission Established.
- 2-34-2. Duties and Responsibilities.
- 2-34-3. Membership of Commission.
- 2-34-4. Appointment.
- 2-34-5. Term of Office.
- 2-34-6. Removal and Vacancy.
- 2-34-7. Voting.
- 2-34-8. Meetings.
- 2-34-9. Staff Assignments.
- 2-34-10. Compensation.
- 2-34-11. Recommendations.

2-34-1. Commission Established.

The Orem Neighborhood Commission is hereby established.

2-34-2. Duties and Responsibilities.

The Commission shall act in an advisory capacity to the City Council and shall have the following duties and responsibilities:

- A. To advise the City Council on broad neighborhood issues.

2-34-3. Membership of Commission.

The Commission shall consist of nine (9) members—one from each neighborhood in the City of Orem. A member of the City Council shall be appointed to act as a liaison between the Commission and the City Council, but the City Council liaison shall not be considered a member of the Commission.

2-34-4. Appointment.

- A. After application, potential Commission members shall be vetted by a Selection Committee made up of staff selected by the City Manager and City Council members selected by the Mayor. Commission members shall be appointed by the Mayor, with advice and consent of the City Council.
- B. Commission members shall be residents of the City of Orem.

- C. Each Commission member shall represent one of the nine neighborhoods of the City of Orem. Each Commission member shall be a resident of the neighborhood they represent.
- D. Commission members shall be selected without respect to political affiliation. A diverse collection of commission members is preferable.

2-34-5. Term of Office.

- A. The term of office for Commission members shall be three (3) years even if the appointment was made to fill a vacancy created by a member who was unable to complete a full term.
- B. Commission members may be appointed for additional terms.
- C. The term of the City Council member serving as liaison to the Commission shall be determined by the Mayor.
- D. Each term shall continue until a successor is chosen and qualified, except in the case of the member's death, resignation, removal or disqualification from holding office.

2-34-6. Removal and Vacancy.

- A. Any member of the Commission may be removed from office by the Mayor, with the advice and consent of the City Council.
- B. A member's office automatically becomes vacant if the member establishes residence outside of the City, establishes residence outside of the neighborhood they represent within the City, or lives outside of City boundaries for a continuous period of more than sixty (60) days.
- C. A member's office may become vacant if the member misses more than twenty-five percent (25%) of the Commission's scheduled meetings during any twelve (12) month period.
- D. Vacancies shall be filled for the unexpired term of any member whose office becomes vacant.
- E. Vacancies occurring other than through the expiration of a regular term shall be filled by appointment by the Mayor, with the advice and consent of the City Council.

2-34-7. Voting.

- A. Each member of the Commission shall have one (1) vote.
- B. A quorum shall consist of a majority of the appointed members of the Orem Neighborhood Commission, with a minimum of three (3) members. No meeting is official unless a quorum of members is present.

- C. The minimum number of votes required to take any action shall be a majority of those present at the meeting, provided there is a quorum, but shall never be less than three (3).

2-34-8. Meetings.

- A. The Commission shall select one of its members to be Chairperson. The Chairperson shall conduct all meetings and shall serve for one (1) year. Elections for Chairperson shall be held annually. A Chairperson may serve consecutive terms.
- B. The Commission shall meet at least twice annually and may meet more often at the direction of its Chairperson.
- C. Commission business and discussion shall be conducted in open public meetings in accordance with legal requirements and City policies.
- D. The Commission shall keep written minutes for each of its meetings. The minutes shall be reviewed for approval at the following Commission meeting.
- E. The Commission may adopt by-laws, rules or procedures for the transaction of its business.
- F. The Commission may establish sub-committees to help carry out its responsibilities.

2-34-9. Staff Assignments.

The City Manager shall appoint appropriate staff support for the Commission.

2-34-10. Compensation.

- A. Members of the Commission shall serve without monetary compensation.
- B. Members may be compensated for reasonable expenses incurred for official responsibilities, if approved by the City Manager.

2-34-11. Recommendations.

The Chairperson of the Commission shall, from time to time, present recommendations to the City Council which have been approved by the Commission.



City Council Agenda Item Report

Meeting Date: March 10, 2020

Submitted by: Greg Stephens

Submitting Department: Legal

Item Type: Resolution

Agenda Section:

Subject:

RESOLUTION - Support of a Pediatric Trauma Care Unit in Utah County

Suggested Action:

City Council approve a Resolution in support of a Pediatric Trauma Care Unit in Utah County

Presenter:

Background:

A presentation was discussed with the City Council during a work session on Tuesday, February 25, 2020. It was stated Utah County is one of the fastest growing counties in the nation and is the fastest growing county in Utah. The population of Utah County is approximately 622,000 and is projected to double by 2050. According to national standards, in areas with over 100 pediatric trauma cases, it is recommended to have at least a level 2 trauma system in place. Currently most of the pediatric trauma cases are being transferred to Primary Children's Hospital in Salt Lake City. Transportation costs, financial burden, inconvenience and logistical concerns for families are reasons to support the creation of a level 2 pediatric trauma care unit in Utah County. The benefits of having a pediatric trauma care unit in Utah County include improved outcomes, better survival rates, improved patient access, expanded medical services, education and outreach to more hospitals and reduction of costs and stresses to local communities. They are asking the State Trauma Committee to support efforts to expand trauma services in Utah County. His presentation included some of the following information:

State/National Trauma System

Level 1- Highest level of care. Typically, University system/research/unique sub specialty care

Level 2- Clinically nearly the same as Level 1, very capable facility with specialists Level 3-ER physician, surgeon

Level 4-ER personnel (RN or mid-level), possibly surgeon

Level 5-RN available

Benefits of having Pediatric Trauma Center in Utah County

- Improved survival (mortality rate drops 25%, complication rate drops 10%)

- Improved outcomes when compared to pediatric care at adult trauma Centers

- Improved patient access to definitive care in timely manner (15 min OR availability)

- Improved patient care throughout entire hospital ("Halo effect")

- Expanded available medical services

Social/family services Neurosurgery

Urology Pediatric intensive care

Radiology General Pediatric surgery

Orthopedics Pediatric cranial-facial/plastics

- Significant reduction in medical care costs

- Elimination of transport costs

- Medical "clout" to attract additional sub specialist to community-improving access

- Less stress/financial burden on families

- Education outreach EMS

Rural Hospitals Schools

Businesses

Churches

- Rural Hospital access to specialty care via Telemedicine Improved local care

Retain patients locally (benefits local medical system/patient convenience)

- EMS returns to local service sooner (not available when transferring to SLC)

- Vested interest in local community concerns/needs

Potentially Affected Area:

Attachments:

[RES.pediatric trauma care.docx](#)

DRAFT

RESOLUTION NO. _____

A RESOLUTION BY THE OREM CITY COUNCIL SUPPORTING EXPANDED PEDIATRIC TRAUMA SERVICES IN UTAH COUNTY.

WHEREAS, Utah County is one of the fastest growing counties in the nation and is the fastest growing county in Utah; and

WHEREAS, the Kem C. Gardner Policy Institute at the University of Utah projects that the population of Utah County will approximately double by 2050; and

WHEREAS, there are over 300 pediatric trauma cases in Utah County each year; and

WHEREAS, national standards suggest that areas with over 100 pediatric trauma cases per year should have at least one Level 2 trauma system in place; and

WHEREAS, most of the pediatric trauma cases from Utah County are currently being transferred to Primary Children's Hospital in Salt Lake City; and

WHEREAS, many of the pediatric trauma cases currently being transferred to Primary Children's Hospital could be handled locally if there was a convenient pediatric trauma care facility; and

WHEREAS, transferring pediatric trauma cases to Primary Children's Hospital increases the burden placed on the employees and resources of local emergency medical services providers and increases costs for medical care; and

WHEREAS, transportation costs, financial burden, inconvenience and logistical concerns are reasons to support the creation of a Level 2 pediatric trauma care unit in Utah County; and

WHEREAS, the benefits of having a pediatric trauma care unit in Utah County include: improved outcomes, better survival rates, improved patient access, expanded medical services, better education and outreach efforts, and reduction of costs and stresses to local communities.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF OREM, UTAH, as follows:

1. The City Council hereby expresses support for efforts to expand pediatric trauma services in Utah County and for the creation of a Level 2 pediatric trauma care unit in Utah County.
2. If any part of this Resolution shall be declared invalid, such decision shall not affect the validity of the remainder of this Resolution.
3. All policies and resolutions in conflict herewith are hereby repealed.
4. This Resolution shall take effect immediately upon passage.

DRAFT

PASSED AND APPROVED this 10th day of **March**, 2020.

Richard F. Brunst, Mayor

ATTEST:

JoD'Ann Bates, City Recorder

COUNCILMEMBER	AYE	NAY	ABSTAIN
Mayor Richard F. Brunst	☐	☐	☐
Jeff Lambson	☐	☐	☐
Debby Lauret	☐	☐	☐
Tom Macdonald	☐	☐	☐
Terry Peterson	☐	☐	☐
David Spencer	☐	☐	☐
Brent Sumner	☐	☐	☐



City Council Agenda Item Report

Meeting Date: March 10, 2020

Submitted by: Keri Rugg

Submitting Department: City Manager's Office

Item Type: Resolution

Agenda Section:

Subject:

RESOLUTION - City Compensation Policy and Philosophy

Suggested Action:

City Council review and approve a Resolution for the City Compensation Policy and Philosophy

Presenter:**Background:**

The City's compensation and benefits are being audited this year through a third-party consultant (NFP). The study will measure both internal equity and external competitiveness for both compensation and benefits. In order to define the direction the City stakeholders desire to go in this effort, NFP has requested that the City define a Compensation Philosophy. With input and direction from Human Resources, the City's Compensation and Benefits Steering Team, and Executive staff, this proposed Compensation Philosophy resolution defines the City's commitment to the refined policy. This policy reinforces the importance of competitive market compensation, making it a top priority annually in the development and adoption of the City's budget. The policy also includes the creation of an Employee Experience Team that will help to improve transparency, communication and education to employees concerning compensation, benefits, and other employee experience matters.

Potentially Affected Area:**Attachments:**

[RES.compensation philosophy.docx](#)

DRAFT

RESOLUTION NO. _____

A RESOLUTION BY THE OREM CITY COUNCIL APPROVING AND ENDORING A COMPENSATION PHILOSOPHY TO BE INCLUDED IN THE EMPLOYEE HANDBOOK.

WHEREAS, the City retained NFP Corp. (“NFP”) to complete a comparative study and analysis of the City’s job classification system and the City’s compensation and benefits structure (the “Study”); and

WHEREAS, NFP recommended that the City review its compensation philosophy as part of the Study; and

WHEREAS, the City’s compensation philosophy is included in Section 3.4 (Classification and Compensation Program) of the Employee Handbook; and

WHEREAS, the City’s HR Division, Compensation and Benefits Steering Team, and executive staff reviewed and proposed changes to the City’s compensation philosophy; and

WHEREAS, the proposed changes to the compensation philosophy were presented to and discussed with the City Council at a City Council work session on February 25, 2020; and

WHEREAS, the City Council desires to approve and endorse the new compensation philosophy that will be included in Section 3.4 of the Employee Handbook.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF OREM, UTAH, as follows:

1. The City Council hereby approves and endorses the “compensation philosophy” that is attached hereto as Exhibit “A” and incorporated herein by reference. The compensation philosophy will be included in Section 3.4 of the Employee Handbook.
2. If any part of this Resolution shall be declared invalid, such decision shall not affect the validity of the remainder of this Resolution.
4. All policies and resolutions in conflict herewith are hereby repealed.
5. This Resolution shall take effect immediately upon passage.

DRAFT

PASSED AND APPROVED this 10th day of **March**, 2020.

Richard F. Brunst, Jr., Mayor

ATTEST:

JoD'Ann Bates, City Recorder

COUNCILMEMBER	AYE	NAY	ABSTAIN
Mayor Richard F. Brunst	☐	☐	☐
Jeff Lambson	☐	☐	☐
Debby Lauret	☐	☐	☐
Tom Macdonald	☐	☐	☐
Terry Peterson	☐	☐	☐
David Spencer	☐	☐	☐
Brent Sumner	☐	☐	☐

DRAFT

EXHIBIT A

3.4. Classification and Compensation Program

POLICY

It is the policy of the City of Orem to provide a fair and equitable classification and compensation program.

PURPOSE

To provide an objective system for job evaluation and to establish a salary range for each classification.

GUIDELINES

1. The Human Resources Division Manager shall be responsible to maintain the City's classification system and to maintain an accurate job description for each position in the City.
2. The Human Resources Division Manager shall administer a job evaluation program designed to promote market competitiveness and internal equity.
3. A comprehensive review of all classifications, and job descriptions should be completed at least every five (5) years.
4. The Human Resources Division Manager shall develop and implement a performance evaluation system that provides an objective measurement of job performance. Changes made to the performance evaluation system will include input from the Employee Experience Team.
5. The Employee Experience Team will meet regularly to discuss changes to the city's total compensation program, including changes to external comparable entities, performance evaluations, benefit offerings, and other employee experience matters.

3.4.1. Statement of Compensation Philosophy

The city's total compensation program is based on the following guiding principles:

1. **Market Competitiveness:** The city strives for a total compensation program that competes in the marketplace as related to both the hiring and retention of employees. The city assesses market comparability annually in measuring its pay and benefits program against a consistent group of peers, selected based on such things as: size, function, proximity, and other factors deemed necessary in the current compensation environment, including private sector competition, full-employment pressures, and the demand for experienced and skilled labor.
2. **Total Compensation:** The city proactively works to develop an inclusive, comprehensive and competitive total compensation program that includes the following features and benefits: 1) salary and wages, 2) employee benefits with options, 3) performance recognition, 4) work-life balance, and 5) training and development opportunities that promote growth and advancement. Wages and benefits will be reviewed and updated regularly to ensure internal and external equity, market competitiveness and appropriate pay progression.
3. **Merit-Based Pay:** The city's compensation program recognizes individual performance and is based on an employee's ability to contribute and perform over time. Employees are eligible for pay increases and incentives based on job performance and subject to annual budget considerations within the construct of a pay system that includes specific wage guidelines and/or frameworks.
4. **Adoption and Priority:** The City Council and executive leadership recognize the importance of competitive market compensation in order to recruit and retain the city's quality workforce. In that spirit, the City Council and executive leadership pledge to make total compensation a top priority annually in the development and adoption of the city's budget.

DRAFT

5. **Communication:** Helping employees develop an understanding of the city's compensation philosophy and key components of its wage and benefit program is critical to the success of the organization. Great effort will be extended to educate and inform employees about the specifics of the city's total compensation program.

3.4.2. Responsibilities

The City is committed to upholding the principles in this statement. The Human Resource Manager, with oversight from the Assistant City Manager and periodic review by the City Manager and the City Council, will be responsible for the following:

1. Reviewing relevant compensation and benefits surveys, data and information at least annually.
2. Maintaining an ongoing mechanism for establishing and monitoring the assignment of jobs to pay grades.
3. Reviewing the design and pay levels of established compensation programs.
4. Collecting, organizing and reporting data to support the city's compensation programs.



City Council Agenda Item Report

Meeting Date: March 10, 2020

Submitted by: Cheryl Vargas

Submitting Department: Development Services

Item Type: Resolution

Agenda Section:

Subject:

CONDITIONAL USE PERMIT – Conditional Use Permit approval of a UVU/AT&T wireless telecommunications facility located at 1261 West 800 South in the M2 zone.

Suggested Action:

The Planning Commission recommends the City Council, by resolution, approve the conditional use permit of a UVU/AT&T wireless telecommunications facility located at 1261 West 800 South in the M2 zone.

Presenter:

Background:

The applicant is proposing to install a new wireless telecommunications facility. The request is made for a 100' tower so the antennas may have better signal propagation into the campus and over the freeway. The 100' tower will also allow for others to co-locate on it. This monopole shall be a steel, galvanized gray color. The pole is to be constructed to allow for two additional carriers.

The site will be 2,500 square feet of lease space area and will be enclosed by a six foot tall chain link fence with barbed wire. There will be a typical layout of antennas.

The proposed facility is designed to provide additional coverage and capacity along I-15, into the campus of Utah Valley University and the surrounding business areas. This site will close the gap in coverage and offer residents, businesses and visitors 4G LTE wireless service. This site will also be prepared to handle the 5G LTE network that will soon be implemented.

AT&T and its consultants examined numerous different locations for this site, with the primary goal to provide coverage into Utah Valley University. For various reasons, none of those other sites were acceptable.

Potentially Affected Area:

Attachments:

[Agenda-CUP-CellTower.docx](#)

[Map.pdf](#)

[Vicinity Map.pdf](#)

[Site Plan.pdf](#)

[Site Plan 2.pdf](#)

[Elevations UVU-AT&T.pdf](#)

[UVU-AT&T PC Minutes 2.19.2020.docx](#)

[Correspondence UVU-AT&T.pdf](#)

[Resolution-CellTower-AT&T.docx](#)

[Cell Tower Irrigation Ditch setback.pdf](#)

CITY OF OREM
CITY COUNCIL MEETING
MARCH 10, 2020



REQUEST:	RESOLUTION – Approving a conditional use permit for a wireless telecommunications monopole located at 1261 West 800 South in the M2 zone.
APPLICANT:	Doug Kofford on behalf of AT&T
FISCAL IMPACT:	None

NOTICES:

- Posted in 2 public places
- Posted on City webpage and City hotline
- Faxed to newspapers
- E-mailed to newspapers
- Posted at utah.gov/pmn
- Noticed 18 property owners within 500 ft

SITE INFORMATION:

General Plan Designation:
Light Industrial

Current Zone(s): **M2**

Neighborhood:
Sunset Heights West

**PLANNING COMMISSION
RECOMMENDATION**

Vote: 7-0 for approval

PREPARED BY:
Cheryl Vargas
Orem City Associate
Planner

REQUEST: The applicant requests the City Council approve a conditional use permit for a wireless telecommunications monopole at 1261 West 800 South in the M2 zone.

BACKGROUND: The applicant is proposing to install a new wireless telecommunications monopole with a height of 100' on private property located at 1261 West 800 South.

The proposed monopole is designed to provide additional coverage and capacity along I-15 and into the campus of Utah Valley University and the surrounding business areas. The requested height is needed for the antennas to have better signal propagation over the freeway and into the UVU campus. The 100' height will also allow for two additional cell providers to co-locate on the pole. The proposed monopole is steel with a galvanized gray color.

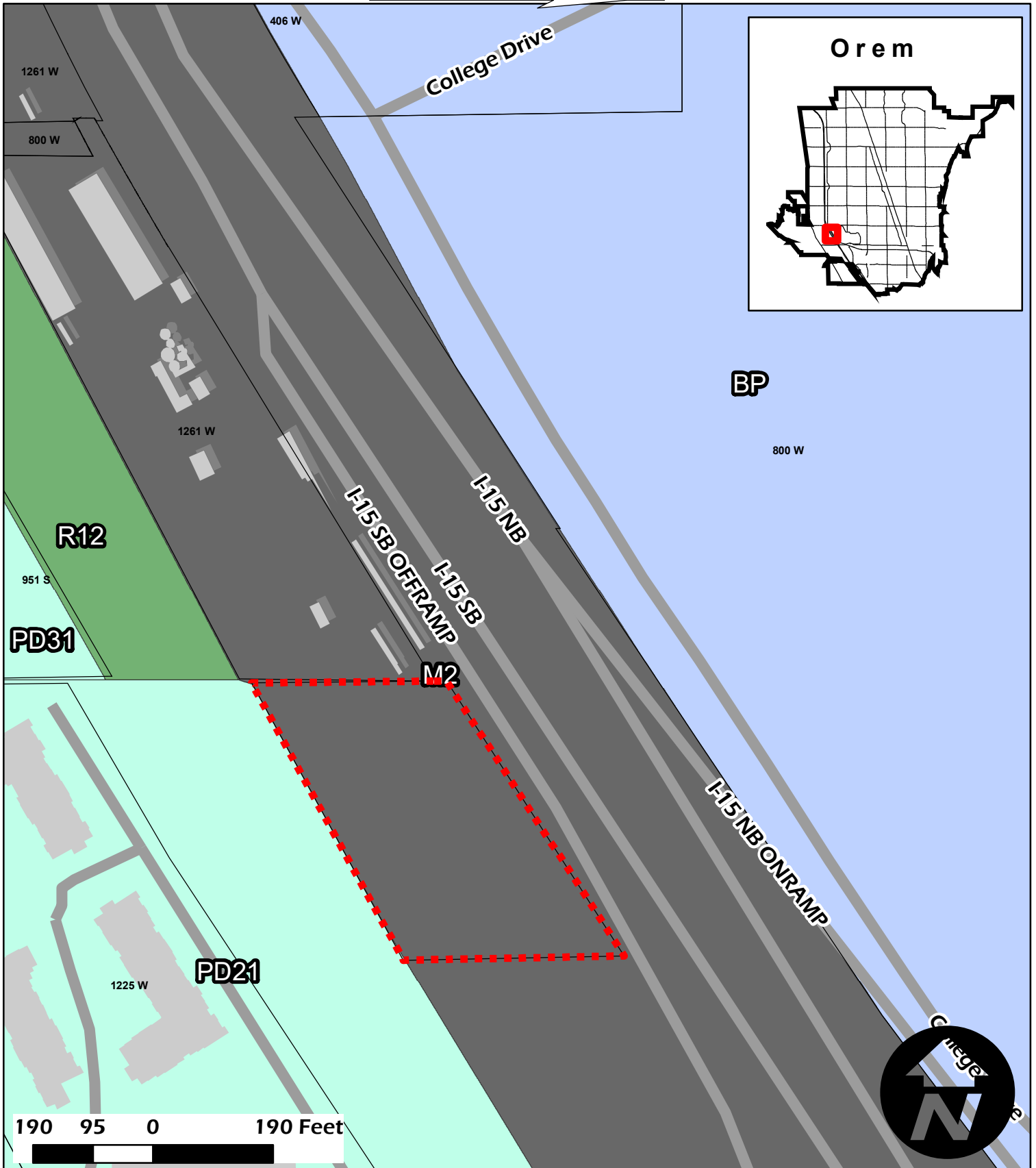
This site will close a gap in coverage and offer residents, businesses and visitors 4G LTE wireless service. This site will also be capable of handling the 5G LTE network that will soon be implemented.

The proposed site for the monopole is 2,500 square feet in area and will be enclosed by a six foot high chain link fence with barbed wire. A typical layout of antennas will be deployed on the monopole.

AT&T and its consultants examined numerous different locations for its proposed monopole before settling on this site. One of the primary goals for the location is to provide coverage into Utah Valley University. For various reasons, none of the other sites were acceptable.

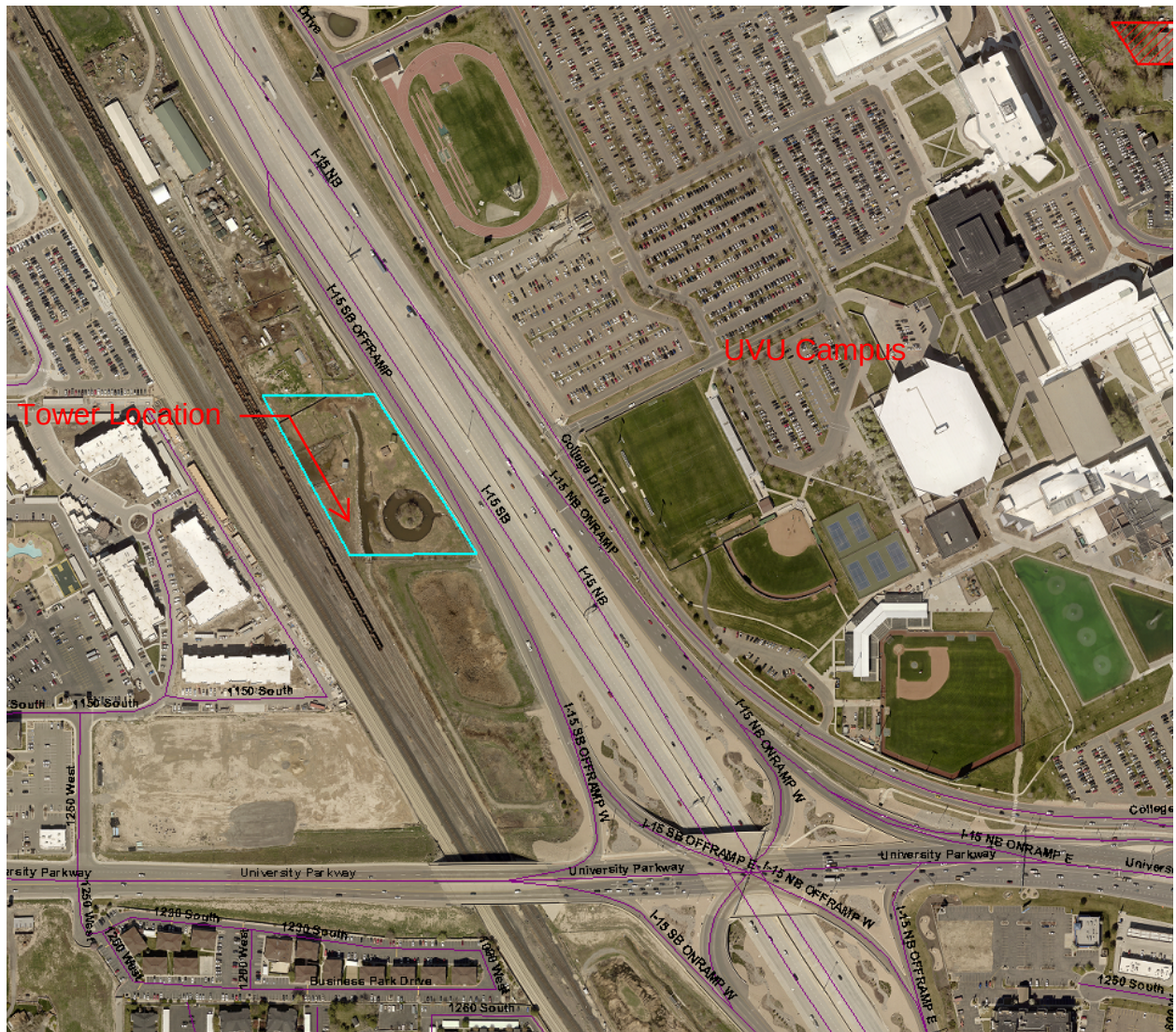
RECOMMENDATION: The Planning Commission recommends the City Council, by resolution, approve the conditional use permit for a wireless telecommunications monopole located at 1261 West 800 South in the M2 zone.

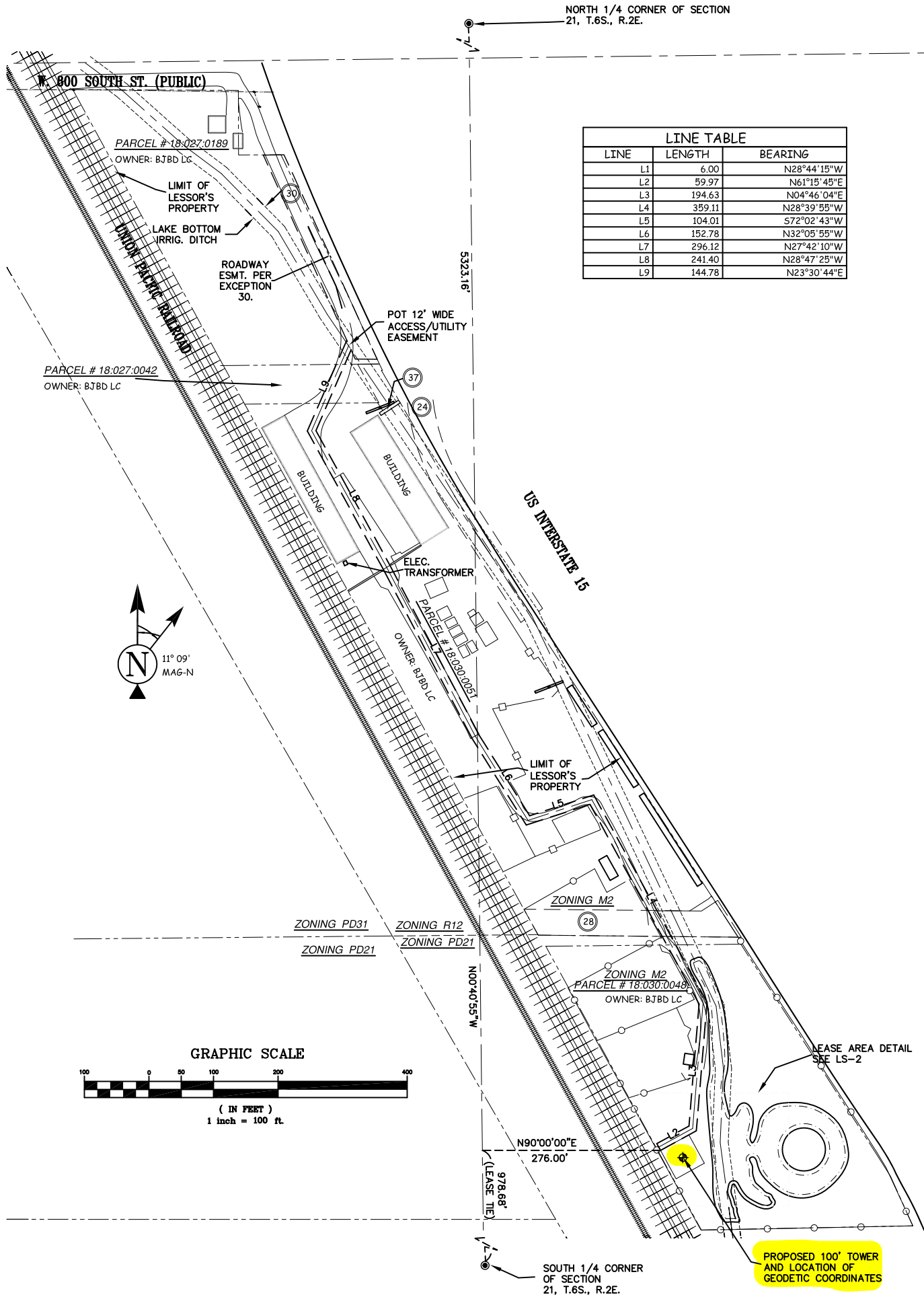
UVU-AT&T



◆ UVU-AT&T
M2
2.44 Acres

NEIGHBORHOOD
Sunset Heights West





LESSOR'S LEGAL DESCRIPTION

THE LAND REFERRED TO HEREIN IS SITUATED IN THE COUNTY OF UTAH, STATE OF UTAH, AND IS DESCRIBED AS FOLLOWS:

PARCEL 1:
COMMENCING 2060.4 FEET EAST AND 19.88 FEET SOUTH FROM THE WEST 1/4 CORNER OF SECTION 21, TOWNSHIP 6 SOUTH, RANGE 2 EAST, SALT LAKE BASE AND MERIDIAN: NORTH 89°20' EAST 258.25 FEET; SOUTH 0°40' EAST 100 FEET; NORTH 89°21' EAST 65.64 FEET; ALONG ARC OF 3424 FEET RADIUS CURVE LEFT (CHORD SOUTH 25°52'29" EAST 358.63 FEET; SOUTH 88°58' WEST 247.85 FEET; NORTH 28°56' WEST 483.55 FEET TO BEGINNING.

LESS AND EXCEPTING THAT PORTION CONDEMNED BY THE UDOT IN FINAL JUDGMENT OF CONDEMNATION, RECORDED JANUARY 16, 2013, AS ENTRY NO. 5033-2013 AND DESCRIBED AS FOLLOWS:
A PARCEL OF LAND IN FEE, BEING PART OF AN ENTIRE TRACT OF PROPERTY, SITUATE IN THE NE1/4 SW1/4 OF SECTION 21, TOWNSHIP 6 SOUTH, RANGE 2 EAST, SLB&M, INCIDENT TO THE CONSTRUCTION OF A FREEWAY KNOWN AS PROJECT NO. MP-I15-6. THE BOUNDARIES OF SAID PARCEL OF LAND ARE DESCRIBED AS FOLLOWS:
BEGINNING AT THE SOUTHEAST CORNER OF SAID ENTIRE TRACT, BEING IN THE EXISTING SOUTHWESTERLY HIGHWAY RIGHT OF WAY AND NO-ACCESS LINE OF INTERSTATE 15, WHICH POINT IS 2196.51 FEET N.0°40'56"W. ALONG THE QUARTER SECTION LINE AND 144.71 FEET WEST FROM THE SOUTH QUARTER CORNER OF SAID SECTION 21; AND RUNNING THENCE S.89°23'14"W. 1.84 FEET ALONG THE SOUTHERLY BOUNDARY LINE OF SAID ENTIRE TRACT TO A POINT 162.30 FEET RADIALLY DISTANT SOUTHWESTERLY FROM THE CENTERLINE OF SAID PROJECT, OPPOSITE APPROXIMATE ENGINEERS STATION 2244+02.93; THENCE NORTHWESTERLY 95.39 FEET ALONG THE ARC OF A 3309.92 FOOT RADIUS NON TANGENT CURVE TO THE RIGHT, (CHORD BEARS N.26°41'18"W. 95.39 FEET) TO A POINT IN SAID EXISTING SOUTHWESTERLY HIGHWAY RIGHT OF WAY AND NO-ACCESS LINE OF INTERSTATE 15; THENCE SOUTHEASTERLY 96.22 FEET ALONG THE ARC OF A 3424.04 FOOT RADIUS CURVE TO THE LEFT (CHORD BEARS S.27°40'20"E. 96.21 FEET) ALONG SAID EXISTING SOUTHWESTERLY HIGHWAY RIGHT OF WAY AND NO ACCESS LINE TO THE POINT OF BEGINNING.

PARCEL 2:
COMMENCING NORTH 89°24'56" EAST 318.13 FEET AND NORTH 867.59 FEET FROM THE SOUTH 1/4 CORNER OF SECTION 21, TOWNSHIP 6 SOUTH, RANGE 2 EAST, SALT LAKE MERIDIAN: NORTH 28°44'15" WEST 501.14 FEET; NORTH 89°25'13" EAST 309.17 FEET; SOUTH 32°54'10" EAST 518.95 FEET; SOUTH 88°52'53" WEST 350.17 FEET TO BEGINNING.

LESS AND EXCEPTING THAT PORTION CONDEMNED BY THE UDOT IN FINAL JUDGMENT OF CONDEMNATION, RECORDED JANUARY 16, 2013, AS ENTRY NO. 5033-2013 AND DESCRIBED AS FOLLOWS:

A PARCEL OF LAND IN FEE, BEING PART OF AN ENTIRE TRACT OF PROPERTY, SITUATE IN THE SW1/4 SE1/4 OF SECTION 21, TOWNSHIP 6 SOUTH, RANGE 2 EAST, SLB&M, INCIDENT TO THE CONSTRUCTION OF A FREEWAY KNOWN AS PROJECT MP-I15-6. THE BOUNDARIES OF SAID PARCEL OF LAND ARE DESCRIBED AS FOLLOWS:
BEGINNING AT THE NORTHEAST CORNER OF SAID ENTIRE TRACT, BEING THE EXISTING SOUTHWESTERLY HIGHWAY RIGHT OF WAY AND NO-ACCESS LINE OF INTERSTATE 15, WHICH POINT IS 1315.95 FEET N.0°40'56"W. ALONG THE QUARTER SECTION LINE AND 401.67 FEET EAST FROM THE SOUTH QUARTER CORNER OF SAID SECTION 21; AND RUNNING THENCE S.32°51'44"E. 518.54 FEET ALONG THE EXISTING SOUTHWESTERLY HIGHWAY RIGHT OF WAY AND NO-ACCESS LINE OF INTERSTATE 15 TO THE SOUTHEAST CORNER OF SAID ENTIRE TRACT; THENCE S.88°51'04"W. 22.01 FEET ALONG THE SOUTHERLY BOUNDARY LINE OF SAID ENTIRE TRACT TO A POINT 167.91 FEET PERPENDICULARLY DISTANT SOUTHWESTERLY FROM THE CENTERLINE OF SAID PROJECT, OPPOSITE APPROXIMATE ENGINEERS STATION 2228+69.50; THENCE N.24°13'41" W. 83.75 FEET; THENCE NORTHWESTERLY 39.79 FEET ALONG THE ARC OF A 1976.08 FOOT RADIUS NON TANGENT CURVE TO THE LEFT (CHORD BEARS N.32°17'42"W. 39.78 FEET); THENCE N.32°52'19"W. 388.07 FEET TO A POINT IN THE NORTHERLY BOUNDARY LINE OF SAID ENTIRE TRACT; THENCE N.89°23'24"E. 6.89 FEET ALONG SAID NORTHERLY BOUNDARY LINE TO THE POINT OF BEGINNING.

PARCEL 3:
COMMENCING WEST 132.25 FEET AND SOUTH 3118.38 FEET FROM THE NORTH 1/4 CORNER OF SECTION 21, TOWNSHIP 6 SOUTH, RANGE 2 EAST, SALT LAKE MERIDIAN: NORTH 88°59' WEST 34.13 FEET; 68.15 FEET ALONG ARC OF 3454.04 FEET RADIUS CURVE LEFT (CHORD SOUTH 27°16' EAST 68.15 FEET); NORTH 88°59' WEST 205.38 FEET; SOUTH 27°19' EAST 938.83 FEET; SOUTH 88°59' EAST 308.9 FEET; NORTH 31°02' WEST 807.30 FEET; 234.73 FEET ALONG ARC OF 3274.04 FEET RADIUS CURVE RIGHT (CHORD NORTH 29°26' WEST 234.73 FEET) TO BEGINNING.

LESS AND EXCEPTING THAT PORTION CONDEMNED BY THE UDOT IN FINAL JUDGMENT OF CONDEMNATION, RECORDED JANUARY 16, 2013, AS ENTRY NO. 5033-2013 AND DESCRIBED AS FOLLOWS:

A PARCEL OF LAND IN FEE, BEING PART OF AN ENTIRE TRACT OF PROPERTY, SITUATE IN THE NE1/4 SW 1/4 OF SECTION 21, TOWNSHIP 6 SOUTH, RANGE 2 EAST, SLB&M, INCIDENT TO THE CONSTRUCTION OF A FREEWAY KNOWN AS PROJECT NO. MP-I15-6. THE BOUNDARIES OF SAID PARCEL OF LAND ARE DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF SAID ENTIRE TRACT, BEING IN THE EXISTING SOUTHWESTERLY HIGHWAY RIGHT OF WAY AND NO-ACCESS LINE OF INTERSTATE 15, WHICH POINT IS 2196.51 FEET N.0°40'56"W. ALONG THE QUARTER SECTION LINE AND 144.71 FEET WEST FROM THE SOUTH QUARTER CORNER OF SAID SECTION 21; AND RUNNING THENCE SOUTHEASTERLY 11.32 FEET ALONG THE ARC OF A 3424.04-FOOT RADIUS CURVE TO THE LEFT (CHORD BEARS S.28°34'19"E. 11.32 FEET) ALONG SAID EXISTING SOUTHWESTERLY HIGHWAY RIGHT OF WAY AND NO-ACCESS LINE TO THE SOUTHEAST CORNER OF SAID ENTIRE TRACT; THENCE S.89°23'24"W. 2.06 FEET ALONG THE SOUTHERLY BOUNDARY LINE OF SAID ENTIRE TRACT TO A POINT 162.17 FEET RADIALLY DISTANT SOUTHWESTERLY FROM THE CENTERLINE OF SAID PROJECT, OPPOSITE APPROXIMATE ENGINEERS STATION 2243+92.17; THENCE NORTHWESTERLY 11.22 FEET ALONG THE ARC OF A 3309.92-FOOT RADIUS NON TANGENT CURVE TO THE RIGHT (CHORD BEARS N.27°36'40"W. 11.22 FEET) TO A POINT IN THE NORTHERLY BOUNDARY LINE OF SAID ENTIRE TRACT; THENCE N.89°23'14"E. 1.84 FEET ALONG SAID NORTHERLY BOUNDARY LINE TO THE POINT OF BEGINNING.

(NOTE: ROTATE THE ABOVE DESCRIBED PARCEL 1°37'36" CLOCKWISE TO EQUAL RECORD BEARINGS)

ALSO LESS AND EXCEPTING THAT PORTION CONDEMNED BY THE UDOT IN FINAL JUDGMENT OF CONDEMNATION, RECORDED JANUARY 16, 2013, AS ENTRY NO. 5033-2013 AND DESCRIBED AS FOLLOWS:

A PARCEL OF LAND IN FEE, BEING PART OF AN ENTIRE TRACT OF PROPERTY, SITUATE IN THE NE1/4 SW1/4 AND THE W1/2 SE1/4 OF SECTION 21, TOWNSHIP 6 SOUTH, RANGE 2 EAST, SLB&M, INCIDENT TO THE CONSTRUCTION OF A FREEWAY KNOWN AS PROJECT NO. MP-I15-6. THE BOUNDARIES OF SAID PARCEL OF LAND ARE DESCRIBED AS FOLLOWS:
BEGINNING AT THE SOUTHEAST CORNER OF SAID ENTIRE TRACT, BEING IN THE EXISTING SOUTHWESTERLY HIGHWAY RIGHT OF WAY AND NO-ACCESS LINE OF INTERSTATE 15, WHICH POINT IS 1315.95 FEET N.0°40'56"W. ALONG THE QUARTER SECTION LINE AND 401.67 FEET EAST FROM THE SOUTH QUARTER CORNER OF SAID SECTION 21; AND RUNNING THENCE S.89°23'24"W. 6.89 FEET ALONG THE SOUTHERLY BOUNDARY LINE OF SAID ENTIRE TRACT TO A POINT BEING 154.92 FEET PERPENDICULARLY DISTANT SOUTHWESTERLY FROM THE CENTERLINE OF SAID PROJECT, OPPOSITE APPROXIMATE ENGINEERS STATION 2233+80.15; THENCE N.32°52'19"W. 729.99 FEET TO THE POINT OF TANGENCY OF A 3309.92-FOOT RADIUS CURVE TO THE RIGHT (CHORD BEARS N.30°17'24"W. 298.20 FEET) THENCE NORTHWESTERLY 298.30 FEET ALONG THE ARC OF SAID CURVE; THENCE N.89°23'24"E. 2.06 FEET TO A POINT IN SAID EXISTING SOUTHWESTERLY HIGHWAY RIGHT OF WAY AND NO ACCESS LINE; THENCE SOUTHEASTERLY 249.77 FEET ALONG THE ARC OF A 3424.04-FOOT RADIUS NON TANGENT CURVE TO THE LEFT (CHORD BEARS S.30°45'23"E. 249.71 FEET) ALONG SAID EXISTING SOUTHWESTERLY HIGHWAY RIGHT OF WAY AND NO-ACCESS LINE; THENCE S.32°51'44"E. 780.93 FEET TO THE POINT OF BEGINNING.

(NOTE: ROTATE THE ABOVE DESCRIBED PARCEL 1°37'36" CLOCKWISE TO EQUAL RECORD BEARINGS.)

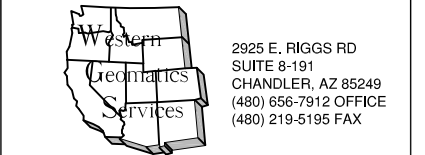


4393 RIVERBOAT ROAD, SUITE 400
TAYLORSVILLE, UT 84123

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BELLEVUE, WA 98004

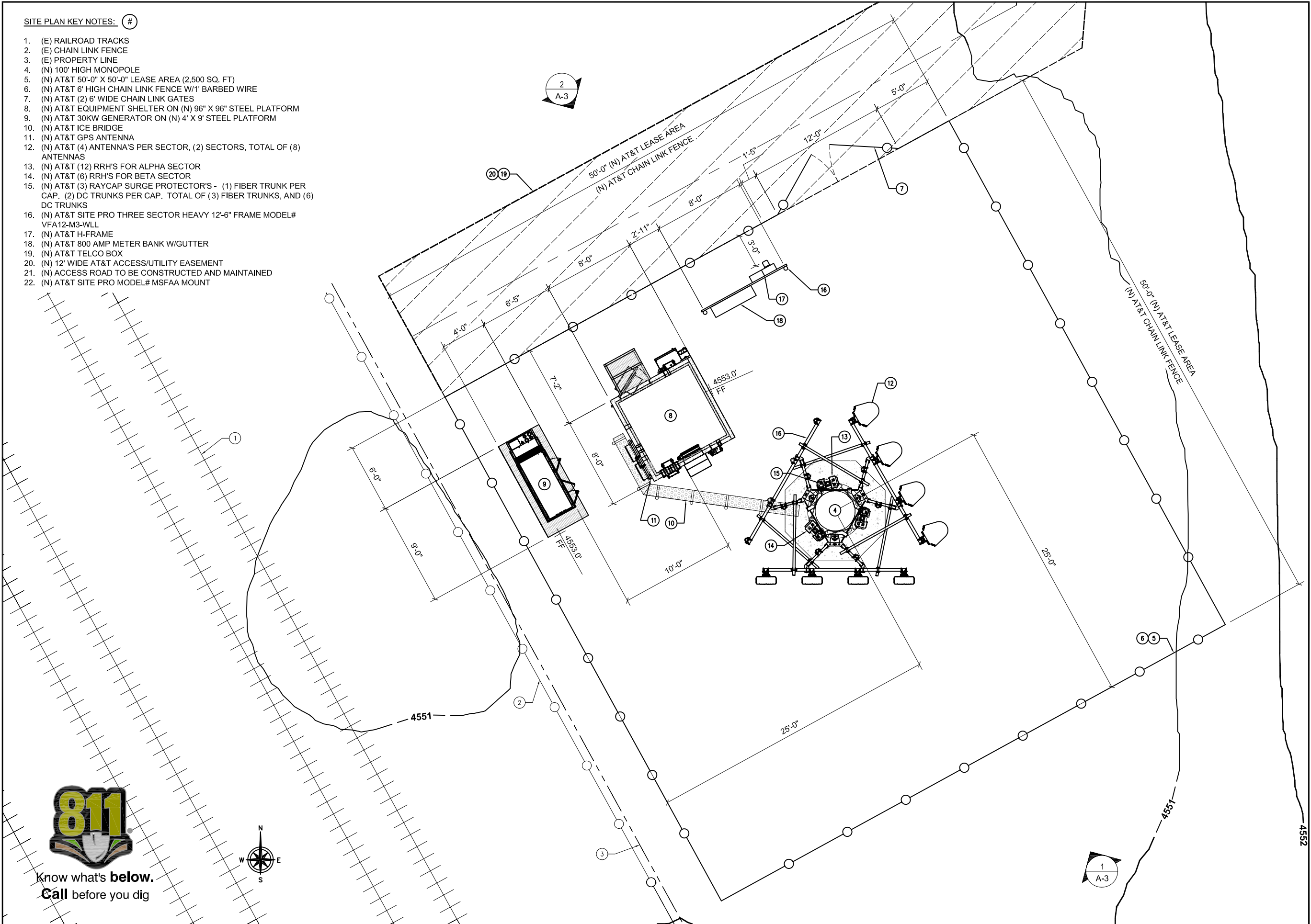


0	12-02-19	COMMENTS
A	8-28-19	PRELIMINARY
REV.	DATE	REVISION DESCRIPTION

PROJECT INFORMATION:	
UVSC	
UTL04085	
1261 W 800 SOUTH OREM, UTAH 84058 UTAH COUNTY	
DRAWN BY:	CHECKED BY:
MC	JC
SHEET TITLE:	
SITE SURVEY	
SHEET NUMBER:	REV.:
LS-1	0 ³²

SITE PLAN KEY NOTES: #

1. (E) RAILROAD TRACKS
2. (E) CHAIN LINK FENCE
3. (E) PROPERTY LINE
4. (N) 100' HIGH MONOPOLE
5. (N) AT&T 50'-0" X 50'-0" LEASE AREA (2,500 SQ. FT)
6. (N) AT&T 6' HIGH CHAIN LINK FENCE W/1' BARBED WIRE
7. (N) AT&T (2) 6' WIDE CHAIN LINK GATES
8. (N) AT&T EQUIPMENT SHELTER ON (N) 96" X 96" STEEL PLATFORM
9. (N) AT&T 30KW GENERATOR ON (N) 4' X 9' STEEL PLATFORM
10. (N) AT&T ICE BRIDGE
11. (N) AT&T GPS ANTENNA
12. (N) AT&T (4) ANTENNA'S PER SECTOR, (2) SECTORS, TOTAL OF (8) ANTENNAS
13. (N) AT&T (12) RRH'S FOR ALPHA SECTOR
14. (N) AT&T (6) RRH'S FOR BETA SECTOR
15. (N) AT&T (3) RAYCAP SURGE PROTECTOR'S - (1) FIBER TRUNK PER CAP. (2) DC TRUNKS PER CAP. TOTAL OF (3) FIBER TRUNKS, AND (6) DC TRUNKS
16. (N) AT&T SITE PRO THREE SECTOR HEAVY 12'-6" FRAME MODEL# VFA12-M3-WLL
17. (N) AT&T H-FRAME
18. (N) AT&T 800 AMP METER BANK W/GUTTER
19. (N) AT&T TELCO BOX
20. (N) 12' WIDE AT&T ACCESS/UTILITY EASEMENT
21. (N) ACCESS ROAD TO BE CONSTRUCTED AND MAINTAINED
22. (N) AT&T SITE PRO MODEL# MSFAA MOUNT

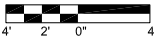


Know what's **below.**
Call before you dig



ENLARGED SITE PLAN

22"x34" SCALE: 3/16" = 1'-0"
11"x17" SCALE: 3/32" = 1'-0"



1



at&t

4393 RIVERBOAT ROAD, SUITE 400
TAYLORSVILLE, UT 84123

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BELLEVUE, WA 98004



2925 E. RIGGS RD
SUITE 8-191
CHANDLER, AZ 85249
(480) 656-7912 OFFICE
(480) 219-5195 FAX

REV.	DATE	REVISION DESCRIPTION
1	11/28/19	COMMENTS
0	11/12/19	100% ZONING DRAWINGS
C	10/01/19	CLIENT COMMENTS
B	9/26/19	CLIENT COMMENTS
A	9/16/19	90% ZONING DRAWINGS

PROJECT INFORMATION:

UVSC

SITE ID#: UTL04085
FA#: 10547739

1261 W. 800 SOUTH
OREM, UT 84058
UTAH COUNTY

DRAWN BY:	CHECKED BY:
CH	TA

SHEET TITLE:
ENLARGED SITE PLAN

SHEET NUMBER:	REV.:
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A-2

1³³

1. (N) 100' HIGH MONOPOLE
2. (N) AT&T 6' HIGH CHAIN LINK FENCE W/1" BARBED WIRE
3. (N) AT&T EQUIPMENT SHELTER ON (N) 96" X 96" STEEL PLATFORM
4. (N) AT&T 30KW GENERATOR ON (N) 4' X 9' STEEL PLATFORM
5. (N) AT&T ICE BRIDGE
6. (N) AT&T GPS ANTENNA
7. (N) AT&T (4) ANTENNA'S PER SECTOR, (2) SECTORS, TOTAL OF (8) ANTENNAS
8. (N) AT&T (12) RRH'S FOR ALPHA SECTOR
9. (N) AT&T (6) RRH'S FOR BETA SECTOR
10. (N) AT&T (3) RAYCAP SURGE PROTECTOR'S - (1) FIBER TRUNK PER CAP. (2) DC TRUNKS PER CAP. TOTAL OF (3) FIBER TRUNKS, AND (6) DC TRUNKS
11. (N) AT&T SITE PRO THREE SECTOR HEAVY 12'-6" FRAME MODEL# VFA12-M3-WLL
12. (N) AT&T H-FRAME
13. (N) AT&T 800 AMP METER BANK W/GUTTER
14. (N) AT&T TELCO BOX
15. (N) AT&T SITE PRO MODEL# MSFAA MOUNT
16. (N) FAA LIGHT



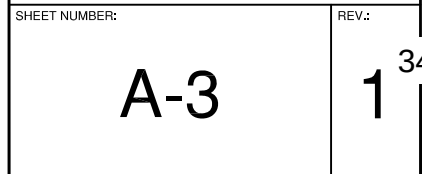
A horizontal graphic scale bar. The left end is marked with 16', 12', 8', 4', and 0'. The right end is marked with 16'. The bar is divided into segments: a black and white checkerboard pattern from 16' to 8', a solid black segment from 8' to 4', and a solid white segment from 4' to 0'.

1

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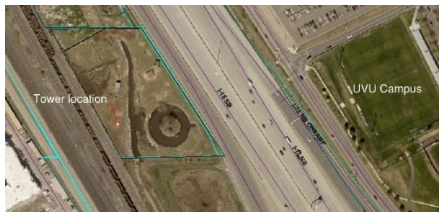


2



Planning Commission Minutes – February 19, 2020

Agenda Item 3.1 is a request by Doug Kofford to request the Planning Commission approve the conditional use permit of a UVU/AT&T wireless telecommunications facility located at 1261 West 800 South in the M2 zone.



Staff Presentation: The applicant is proposing to install a new wireless telecommunications facility. The request is made for a 100' tower so the antennas may have better signal propagation into the campus and over the freeway. The 100' tower will also allow for others to co-locate on it. This monopole shall be a steel, galvanized gray color. The pole is to be constructed to allow for two additional carriers.

The site will be 2,500 square feet of lease space area and will be enclosed by a six foot tall chain link fence with barbed wire. There will be a typical layout of antennas.

The proposed facility is designed to provide additional coverage and capacity along I-15, into the campus of Utah Valley University and the surrounding business areas. This site will close the gap in coverage and offer residents, businesses and visitors 4G LTE wireless service. This site will also be prepared to handle the 5G LTE network that will soon be implemented.

AT&T and its consultants examined numerous different locations for this site, with the primary goal to provide coverage into Utah Valley University. For various reasons, none of those other sites were acceptable.

Recommendation: The Development Review Committee determined this request complies with the Orem City Code. Staff recommends the Planning Commission forward a positive recommendation to the City Council for the conditional use permit of a UVU/AT&T wireless telecommunications facility located at 1261 West 800 South in the M2 zone.

Chair Cochran asked if the Planning Commission had any questions for Ms. Vargas.

Chair Cochran invited the applicant to come forward. Vinny Rowe introduced himself. Mr. Cook asked how close the fence will be to the existing canal. Mr. Rowe said the equipment will be surrounded by a fence and all the equipment has to be a certain distance from the fence so the equipment can be accessed. Mr. Cook said he is not questioning the interference with the equipment. The canal company has access along that canal for maintenance purposes. The question would be if the fence will interfere with that. Mr. Rowe said they are outside of any easement. Mr. Cook said the canal is a prescriptive easement, it has been there since 1873. His concern is that there is enough room so the canal company can do their maintenance. Mr. Rowe said he is not sure how much room they would need so that is a tough question to answer. Mr. Cochran asked if Mr. Cook had any suggestions on how to work with this. Mr. Bench said he could suggest that staff could work with the applicant so that by the time this goes before the City Council on March 10th, that this is resolved and will be presented to the Council at that point. Mr. Rowe said they could keep the tower in the same place and slide the compound away from the canal, so there should not be any issue with encroaching on the canal or its easement.

Mr. Spencer asked how high the tower would be in relation to billboards in the area. Mr. Rowe said one company has a market capitalization on the University and they are the only company that can put anything on University property. It makes it difficult for any other company to cover the University, the surrounding housing and businesses. Anything shorter eliminates the possibility of any other carrier co-locating on that tower and then there are multiple towers in the area. At one hundred feet, they are at the top of the tower giving two additional carriers space below and the ability to cover the area. This is a great spot with great coverage for the area.

Chair Cochran opened the public hearing and invited those from the audience who had come to speak to this item to come forward to the microphone.

When no one came forward, Chair Cochran closed the public hearing and asked if the Planning Commission had any more questions for the applicant or staff. When none did, he called for a motion on this item.

Planning Commission Action: Mr. Spencer moved to forward a positive recommendation to the City Council for the conditional use permit of a UVU/AT&T wireless telecommunications facility located at 1261 West 800 South in the M2 zone subject to the easement difficulty with canal being cleared up. Ms. Jensen seconded the motion. Those voting aye: Mickey Cochran, Carl Cook, Camille Jensen, Barry Roberts, Haysam Sakar, Ross Spencer and Mike Staker. The motion passed unanimously.



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Orem City Development
56 North State Street
Orem, UT

17 October 2019

Re: AT&T application for a new unmanned wireless communication site at 1261 West 800 South, Orem, UT.

To Whom It May Concern:

New Cingular Wireless PCS, LLC dba AT&T Mobility ("AT&T") is submitting the enclosed application and associated documents to request a Conditional Use Permit to install a new unmanned wireless telecommunications facility at 1261 West 800 South in Orem, UT. This new communication site will consist of a 100' monopole with an equipment shelter and an emergency backup 30KW diesel generator. The site will be 2500 sf of lease space area and will be enclosed by a 6' tall chain link fence with 3 strands of barbed wire. There will be up to 12 antennas. This site is located on a parcel of land owned by BJBD LC. It is in a mixed-use zone. Two Google Earth images are added at the bottom of this application.

The proposed facility is designed to provide additional coverage and capacity along I-15, into the campus of Utah Valley University and the surrounding business areas. This site will close the gap in coverage and offer residents, businesses, visitors, and first responders 4G LTE wireless service that can deliver speeds up to 10 times faster than industry-average 3G speeds. LTE technology also offers lower latency, or the processing time it takes to move data through a network, such as how long it takes to start downloading a webpage or file once you've sent the request. Lower latency helps to improve the quality of personal wireless services. What's more, LTE uses spectrum more efficiently than other technologies, creating more space to carry data traffic and services and to deliver a better overall network experience. This site will also be prepared to handle the 5G LTE network that will soon be implemented.

Per the city of Orem zoning code, Section 22-131. Wireless Telecommunications, the following comments are below.

Sub-section 22-13-11 – D. Monopoles: ... The applicant shall first submit a detailed written description of why the applicant cannot obtain coverage using existing buildings or structures or stealth facilities.

AT&T and its consultants have examined numerous different locations for this site. The primary goal is to provide coverage into Utah Valley University.

Attempts were made to locate antennas within the University campus itself. Three different rooftops within the campus were examined but AT&T was unable to obtain a lease from the University to allow this.

Two different locations were examined at Oakridge Junior High School, one for a rooftop and one for a possible light standard near the track. Both efforts were not acceptable as the location was too far from where the desired coverage was needed and could have possibly interfered with existing AT&T sites within the city.



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The commercial area between University Parkway and 200 South at 400 West was also examined however the rooftop possibilities did not have the necessary height to provide the desired coverage.

The area around the Hampton Inn was also examined but again ran into elevation issues and previous lease attempts with the Inn's corporate entity have been denied or unable to come to an agreeable close.

The ballfield and parking area of the University campus were also examined but a lease with the University was denied.

The property on 600S and 1325 West was examined. An open space near the railroad was looked at but the property for this application was deemed better suited as it was directly opposite the campus on the West side of I-15. The site is between the railroad and the freeway. A wireless communication site at this location is better suited and better screened than many of the commercial properties on the East side of the freeway.

There are no existing communication towers upon which to co-locate in this area.

To our knowledge, there were no city properties in this area. It is possible that one may have been overlooked however, attempts were made to follow the guidelines established in the code.

- D - 1 Maximum height and width: "The maximum height of the monopole or monopole antenna shall be seventy-five feet (75') although the approving body may, as a conditional use, allow an antenna or antenna support structure up to 100 feet (110') in height, if the applicant demonstrates to the satisfaction of the approving body that the additional height is necessary to obtain coverage or to allow co-location, and that the applicant has taken steps to mitigate adverse effects on the surrounding neighborhood. The antenna itself shall not exceed ten feet (10') in height.**

This proposed site location is located between I-15 South on the East and railroad tracks on the West. There is one residence within 1700' to the North with some commercial / light industrial type buildings between the residence and where the tower will be constructed. There are no structures to the South. West of the railroad tracks are five commercial buildings.

The request is made for a 100' tower so that the antennas may have better signal propagation into the campus and over the freeway. The 100' tower will also allow for others to co-locate on it. There is plenty of ground space for equipment that will be required to operate the facility.

- D – 2 Setbacks: Monopoles shall be set back a minimum of 115% of the height of the monopole from any residential lot line, measured from the base of the monopole to the nearest residential lot line.**

The nearest residence to this site is approximately 1700' to the North. There are no other residential areas surrounding this property.

- D – 3 Color: Monopoles, antennas, and related support structures shall be painted a neutral color or a color to match the background against which they are most commonly seen.**

This monopole shall be as manufactured, a steel, galvanized grey color.



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D – 4 Distance from other Monopoles: Monopoles and towers shall be located at least one thousand feet (1000') from each other:

There are no monopoles within 1000' of this location.

D – 5 Location on Parcel:

This monopole is located near the rear of this parcel and is as unobtrusive as a monopole can be. It is not located in a required landscaped area, buffer area or parking area.

D – 6 Co-location Requirement:

This pole is to be constructed to allow for two additional carriers.

Sub-section 22-13-12: Additional Conditional Use Permit Considerations:

A. Compatibility

We believe that this monopole is compatible with the surrounding environment with I-15 immediately East of the site and the railroad on the immediate West. There are no structures within 350' of this monopole and those are on the opposite side of the railroad tracks.

B. Screening:

We believe that the configuration of the property, its location to the railroad and freeway effectively screen the base of the pole and the associated equipment from public view.

C. Disguise

Attempting to disguise this monopole at this location would further increase its visibility.

D. Parcel size:

This will be the only structure on this parcel.

E. Location on Parcel

It is located away from any residential areas and is in a mixed-use zone.

F. Location in General

There are no other structures upon which to co-locate.

Sub-section 22-13-14. Safety

A. Regulation Compliance

1. Compliance with FCC and FAA regulations.

AT&T complies with all federal regulations as mandated by the FCC and FAA

2. Other licenses and permits

AT&T has other communication sites established within the city of Orem. Copies of those licenses should be on file.



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B. Monopole Safety

1. Protection Against Climbing

AT&T removes the first 20' of climbing pegs from all towers.

2. Fences

AT&T is proposing to install a 6' tall chain link fence with three strands of barbed wire at the top of it to discourage unauthorized entry.

3. Security Lighting Requirements

AT&T will comply with all Federally mandated or city lighting requirements. At this time, AT&T is not proposing any lighting at this site except for a work light at the equipment shelter that will only be illuminated when a technician is on site.

C. Abandonment

AT&T will comply with the city to remove all antennas and monopole if the facility remains inoperable for more than twelve (12) consecutive months.

1. Notice

Please send all notices for removal to the address noticed on the licenses on file with the city.

2. Violation

AT&T understands that a criminal complaint may be initiated if after receiving written notice to remove abandoned facilities is received and no action on the part of AT&T is initiated. It is also understood that the City could remove such structures itself and bill AT&T for the costs related to the removal of the facility.

D. Emergency

It is understood that in the event of an emergency, the City will notify AT&T to move or alter the facility.

Sub-section 22-13-15 Additional Requirements

A. Storage Areas and Solid Waste Receptacles

No outside storage or solid waste receptacles shall be permitted on site.

B. Equipment Enclosures

All electronic and other related equipment and appurtenances necessary for the operation of the facility will be enclosed with the 8' x 8' equipment shelter that will be installed on site.

C. Accessory Buildings

AT&T's equipment shelter will not exceed 450 square feet.



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D. Parking

There is enough space on the property for parking.

E. Maintenance Requirements

AT&T shall maintain this site in a safe, neat and attractive manner.

F. Landscaping

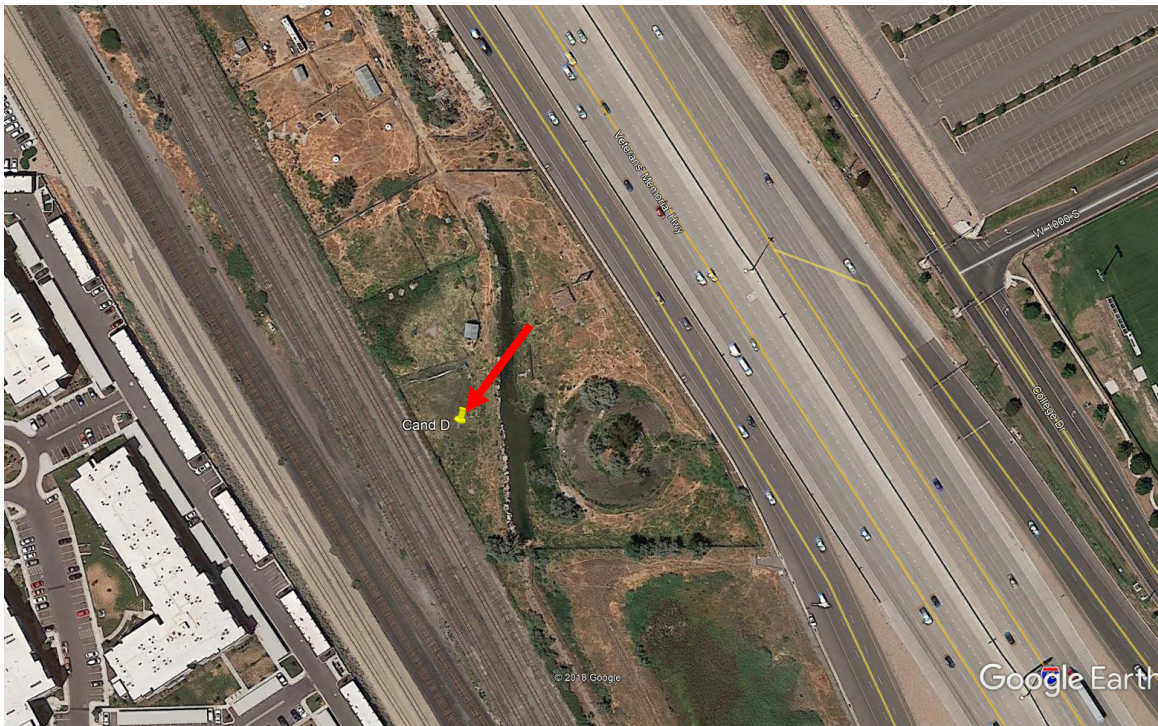
AT&T is requesting a variance to the requirement to install landscaping around this site. It is out of the way of public view at the rear of the property accessed by a private driveway.

Thank you for taking time to review this application. Please feel free to contact me with any questions.

Doug Kofford
425-306-7886
Douglas.kofford@smartlinkllc.com



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Annapolis, MD 21401
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DRAFT

RESOLUTION NO. _____

A RESOLUTION BY THE OREM CITY COUNCIL APPROVING A
CONDITIONAL USE PERMIT FOR A WIRELESS
TELECOMMUNICATIONS MONOPOLE AT 1261 WEST 800 SOUTH
IN THE M2 ZONE.

WHEREAS on October 17, 2019, Doug Kofford filed an application with the City of Orem for a conditional use permit for a wireless telecommunications monopole at 1261 West 800 South in the M2 zone; and

WHEREAS a public hearing considering the subject application was held by the Planning Commission on February 19, 2020, and the Planning Commission recommended that the City Council approve the application; and

WHEREAS a public meeting considering the subject application was held by the City Council on March 10, 2020; and

WHEREAS the agenda of the Planning Commission meeting and the City Council meeting at which the application was considered was posted in the Orem Public Library, the Orem City webpage, and the City offices at 56 N State Street; and

WHEREAS the matter having been submitted and the City Council having fully considered the request as it relates to the health, safety and general welfare of the City; the orderly development of land in the City; the effect upon surrounding neighborhoods; and the special conditions applicable to the request.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF OREM, UTAH, as follows:

1. The City Council finds that this request is in the best interest of the City because it will provide better and more reliable cellular coverage to users at UVU and I-15 as well as surrounding areas.
2. The City Council hereby approves a conditional use permit for a wireless telecommunications monopole at 1261 West 800 South in the M2 zone as shown on Exhibit "A" which is attached hereto and incorporated herein by reference.
3. If any part of this resolution shall be declared invalid, such decision shall not affect the validity of the remainder of this resolution.
4. This resolution shall take effect immediately upon passage.

PASSED and APPROVED this **10th** day of **March** 2020.

DRAFT

Richard F. Brunst, Jr., Mayor

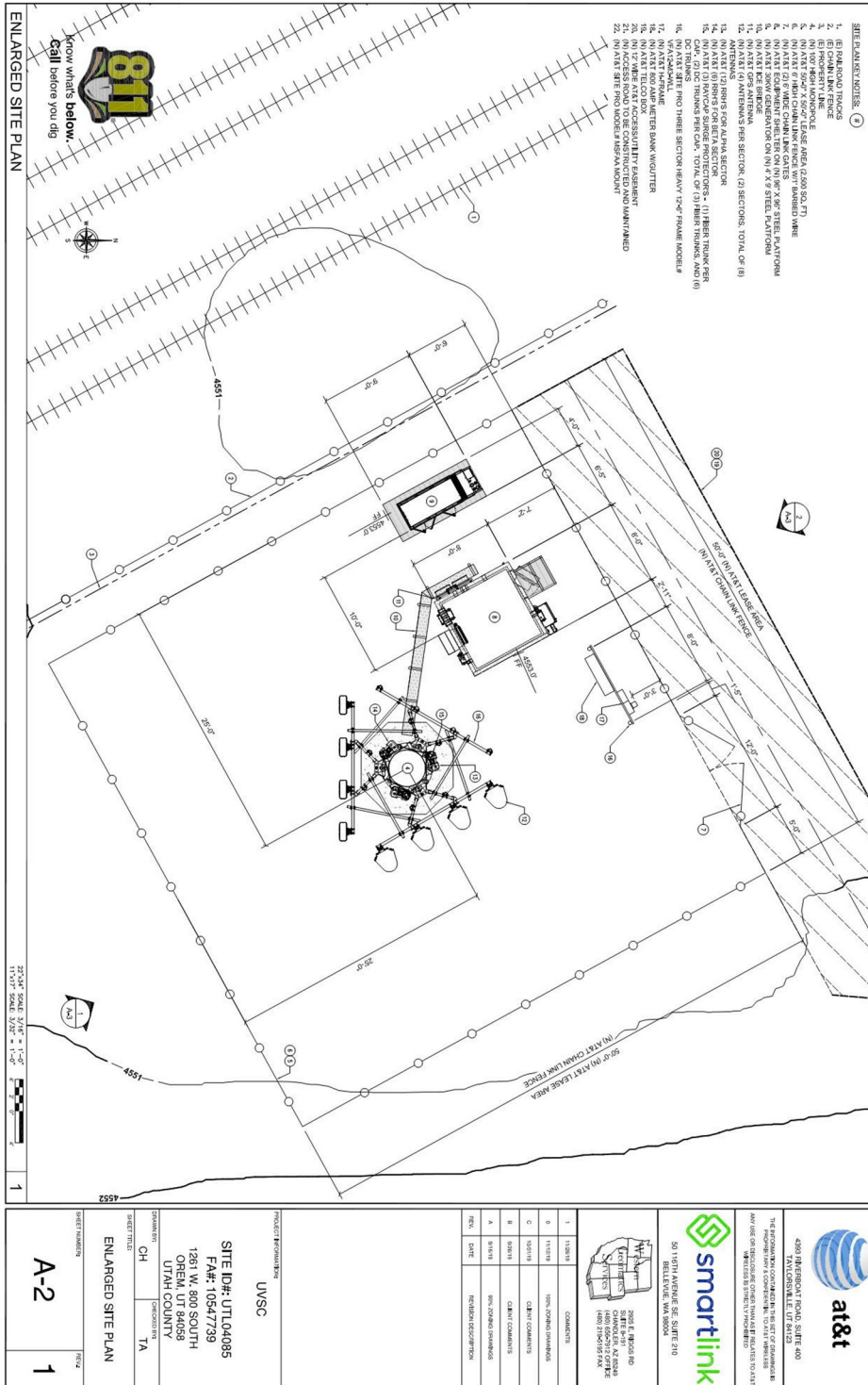
ATTEST:

JoD'Ann Bates, City Recorder

COUNCILMEMBER	AYE	NAY	ABSTAIN
Mayor Richard F. Brunst	☐	☐	☐
Jeff Lambson	☐	☐	☐
Debby Lauret	☐	☐	☐
Tom Macdonald	☐	☐	☐
Terry Peterson	☐	☐	☐
David Spencer	☐	☐	☐
Brent Sumner	☐	☐	☐

UVU/AT&T WIRELESS TELECOMMUNICATIONS FACILITY SITE PLAN

DRAFT



ELEVATIONS

