

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.

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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")

- Expanded available medical services
 - Social/family services
 - Urology
 - Radiology
 - Orthopedics
 - Neurosurgery
 - Pediatric intensive care
 - General Pediatric surgery
 - Pediatric cranio-facial/plastics
- Significant reduction in medical care costs
- Elimination of transport costs
- Medical "clout" to attract additional subspecialist 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

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

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

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

PRESENTATION - Update to the Comprehensive Financial Sustainability Plan

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

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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.

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

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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

PLEDGE OF ALLEGIANCE

Logan DeWitt

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

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
 - Transportation Advisory Commission Appointments:
 - Jeff Whitlock

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

SCHEDULES ITEMS

PUBLIC HEARING - FY 2020 Budget Amendments

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

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

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

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

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

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

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

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

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

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

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

CITY MANAGER INFORMATION ITEMS

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

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

ADJOURNMENT

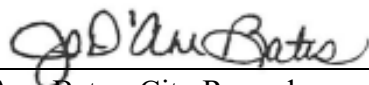
Mr. Spencer moved to adjourn the meeting. **Mr. Peterson seconded** the motion. Those voting aye: Richard F. Brunst, Jeff Lambson, Debby Lauret, Tom Macdonald, Terry Peterson, and Brent Sumner. The motion **passed**.

The meeting adjourned at 6:42 p.m.

The meeting adjourned at 7:07 p.m.

Approved: March 10, 2020




JoD'Ann Bates, City Recorder