CITY OF OREM
CITY COUNCIL MEETING
56 North State Street, Orem, Utah
May 12, 2020

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

NOTICE OF ALL-ELECTRONIC MEETING & PUBLIC COMMENTS

To minimize the potential spread of COVID-19, and as authorized by Utah Governor Gary Herbert's March 18, 2020 Executive Order, the Orem City Council meeting on May 12, 2020 will be an all-electronic meeting. There will be no public access to the Orem City Council chambers. Those desiring to view or participate in the meeting must do so electronically.

Those wishing to make comment should submit through:
orem.org/comments

OR

CityCouncilPublicComments@orem.org

Comments will be accepted before and during the meeting. All comments received will be read into the record during the live meeting. Once an item has been voted on, that item will be closed to additional comments. The live meeting event may be streamed at orem.org/meetings.

Thank you for your cooperation during these challenging times.

4:00 P.M. WORK SESSION - CITY COUNCIL CONFERENCE ROOM

PRESENTATION - Fitness Center and Library Hall Project Updates (60 min)
Staff presentation
Presenter: Ryan Clark

DISCUSSION - Facility/Street Naming Policy (10 min)
Staff will present a potential City Council policy outlining procedures to name city owned facilities and street naming procedures.
Presenter: Jason Bench

DISCUSSION - Canyon Crossing District Accessory Structure Amendment (10 min)
Staff will discuss an amendment to the Canyon Crossing District pertaining to new accessory structures.
Presenter: Jason Bench

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: Debby Lauret

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. PRESENTATION - Heritage Advisory Board
Presentation

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 - April 14, 2020
Minutes of City Council Meeting - April 28, 2020
DRAFT 04.14.2020.ccmin.pdf
DRAFT 04.28.2020.ccmin.pdf

8.2. APPOINTMENT TO BOARDS AND COMMISSIONS
Metropolitan Water District of Orem - Appointment of Tim Crandall
Tim Crandall-Metro Water.pdf

9. SCHEDULED ITEMS

9.1. RESOLUTION - Smrtchar Ventures, LC requests the City approve a fence modification at Sunrise Square located at 240 North State Street in the C2 zone.

Staff recommends the City Council, by resolution, approve a fence modification for Sunrise Square located at 240 North State Street in the C2 zone.
Presenter: Jason Bench
Resolution-FenceModification.docx
Agenda-FenceModification-SunriseSquare.docx
Map.pdf
Location Map.pdf
Sunrise Square Site Plan.pdf
Photo 1_Commercial side.pdf
Photo 2_Residential side.pdf
Property Owner Letters.pdf
20200427_1_MailerFront.pdf
20200427_1_MailerBack.pdf
20200427_1_Labels.docx

9.2. PUBLIC HEARING
RESOLUTION - FY 2020-2021 Tentative Budget Adoption
The City Manager recommends the City Council, by resolution, adopt the Fiscal Year 2020-2021 Tentative Budget and set a public hearing to adopt the final budget on June 16, 2020, at 6:00 pm.
Presenter: Brandon C Nelson
RES - Tentative Budget - City - FY 2021.docx

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 TO A MEETING OF THE OREM REDEVELOPMENT AGENCY (RDA)

13. RDA CONSENT ITEMS

13.1. APPROVAL OF RDA MEETING MINUTES
Minutes of Redevelopment Agency Meeting - August 27, 2019
08.27.19-RDAmin_DRAFT.pdf

14. RDA SCHEDULED ITEMS

14.1. PUBLIC HEARING
RESOLUTION - FY 2020-2021 Redevelopment Agency of the City of Orem Tentative Budget Adoption
The Chief Executive Officer of the Redevelopment Agency of the City of Orem recommends the Board of Directors, by resolution, adopt the Fiscal Year 2020-2021 Tentative Budget and set a public hearing to adopt the final budget on June 16, 2020, at 6:10 pm.
Presenter: Brandon C Nelson

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Budget - FY 2021 - RDA - Tentative.pdf
RES--Tentative Budget--RDA--2021.docx

15. ADJOURN TO A MEETING OF THE OREM SPECIAL SERVICE LIGHTING DISTRICT (SSLD)

16. SSLD CONSENT ITEMS

16.1. APPROVAL OF SSLD MEETING MINUTES
Minutes of Special Service Lighting District Meeting - May 28, 2019
05.28.19.SSLDmin_DRAFT.pdf

17. SSLD SCHEDULED ITEMS

17.1. PUBLIC HEARING
RESOLUTION - FY 2020-2021 Special Service Lighting District of the City of Orem Tentative Budget Adoption
The Chief Executive Officer of the Special Service Lighting District of the City of Orem (SSLD) recommends the Board of Directors, by resolution, adopt the Fiscal year 2020-2021 Tentative Budget and set a public hearing to adopt the final budget on June 16, 2020, at 6:20 pm.
Presenter: Brandon C Nelson
Budget - FY 2021 - SSLD - Tentative.pdf
RES--Tentative Budget--SSLD--2021.docx

18. ADJOURNMENT

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

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CITY OF OREM
CITY COUNCIL MEETING
56 North State Street Orem, Utah
April 14, 2020

This meeting was held electronically
to allow Councilmembers and Staff to participate.

4:30 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; Jason Earl, Deputy 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; Jason Bench, Planning Division Manager; Stephen Cannon, Assistant I.T. Division Manager; Pete Wolfley, Communication Specialist and JoD'Ann Bates, City Recorder

DISCUSSION – CARE Major Grant and Facility Presentations

Mr. Downs presented information regarding the three major grant applicants: Utah Metropolitan Ballet (formerly Utah Regional Ballet) (UMB), Hale Center Foundation for the Arts (Hale), and SCERA Center for the Arts (SCERA). He excused representatives from UMB but said there were representatives from Hale and SCERA on the call to answer questions.

Mr. Downs first reviewed the request from UMB, including the amounts requested and the amounts given going back to 2015-2016. He reviewed the achievements, including special performances for Title 1 school children and the special show for Families Affected by Autism. These special performances were often the first or only cultural events the children attended in the year, and UMB was happy to provide those experiences for those children and families. Mr. Downs shared the cost breakdown of UMB's operating expenses.

Mr. Lambson asked if any Community Development Block Grant (CDBG) money was ever used toward organizations like UMB that had special performances for Title 1 schools. Mr. Downs said he was not sure UMB would qualify for CDBG funds because of the kind of organization they were. In response to the question of how many performances actually took place in Orem, Mr. Downs said UMB held five shows in Orem in the last year and planned to have additional

performances at the Noorda Theater at UVU. He explained that UVU was also the home of the UMB.

Mr. Downs moved on to share information regarding the Hale organization. He clarified that major grant applicants could request 35% of their operating expenses, but ultimately the City would determine the amount awarded. Hale representatives Cody Swenson and Jeff Fisher shared details from the past year, including special involvement in the City's Centennial Celebration and discounted ticket prices for performances for lower-income neighborhoods. Discussion continued regarding the percentage of Orem residents that participated in Hale programs and attended performances, as well as support from season ticket holders.

Mr. Fisher shared that the current situation with COVID-19 and social distancing requirements meant their theater was not open, but they were beginning a program called "Hale at Home" where patrons could pay a discounted ticket fee and stream a recorded performance at home. Mr. Fisher said Hale was fortunate and had qualified for the Paycheck Protection Program, which gave them eight to ten weeks of funding to cover payroll for their employees. He added that CARE money was playing a role in covering those expenses as well, and was grateful for the support from the City.

Mr. Downs then presented the information from the SCERA, and asked SCERA representative Adam Robertson to share additional information. Mr. Robertson said this was the first time 86 years the SCERA had had to close their doors; it was unprecedented for the organization. He said SCERA had also had special involvement with the City's Centennial Celebration, including the Summerfest outdoor concert with Josh Gracin and John Michael Montgomery that finished with fireworks, and the actor that played Walter C. Orem at various events throughout 2019. Mr. Robertson said they too were streaming performances for viewers at home, mostly of "theater for young audiences" performances.

Mr. Downs said SCERA had seen steady growth in the past year; Mr. Macdonald complimented Mr. Robertson on his ability to grow his programming while maintaining costs and utilizing the CARE dollars well. Mr. Robertson thanked Mr. Macdonald, and said that was a conscious effort on their part. He added that they had also qualified for the Paycheck Protection Program.

Mr. Downs said each major applicant was using their CARE money prudently and for the approved uses. There was discussion on how the COVID-19 pandemic would affect the amount of CARE dollars that would be collected, and the feasibility of giving the recommended award amounts. Mr. Downs said there would not be any effect on this year's granting round, but it was possible they would see changes for next year.

Discussion continued on the likelihood of SCERA summer programs and camps being able to go forward. Mr. Robertson said they were waiting to make those difficult decisions until they had more information. Mr. Downs finished his presentations and said he would come before the Council at a future meeting with final recommendations for major grant awards.

Agenda Review & Preview of Upcoming Agenda Items

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The City Council reviewed the evening's agenda. Mr. Lambson said there was a minor correction needed for the minutes to be approved. Mayor Brunst asked about the extension of the local emergency to be considered as part of the Consent Agenda. Mr. Davidson said the extension would be indefinite for now, as there was no predicting when the emergency would be resolved. Mr. Stephens added that the city manager had the authority to extend the emergency 30 days at a time; Mr. Davidson said he would follow the state's lead.

At Mr. Davidson's suggestion, Mr. Downs shared some thoughts from the Summerfest Committee. He said the Summerfest Committee had discussed the possibility of what they were calling "Summerfest-Lite" to take place August 14 and 15, 2020. It would coincide with the Senior Center's "Geezer Fest" event, and they would try to keep popular Summerfest activities like the car show, pool party, kids' crafts, and fireworks. There was the possibility of a children's parade as they would not be able to have the traditional large-scale parade. Other things they would likely have to forego would be the carnival, Orem's Got Talent, and the baby contest. Mr. Downs said this was all contingent on the progress in flattening the curve with the COVID-19 pandemic.

Mr. Davidson advised the Council that the State Legislature would reconvene for a special session of 10 days looking at issues that related directly to the emergency situation, particularly the state budget and federal stimulus package, emergency powers and declarations, and powers of local health departments to issue orders during times of emergency. Mr. Davidson said he expected they would determine that the elections this year would be exclusively "Vote by Mail" statewide to avoid public crowds and opportunities for the COVID-19 virus to spread. There was continued discussion on business sales tax assessments and how that would impact the City.

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

Mr. Peterson briefly updated the Council on his committee assignments. His assignments included the UVU Community Outreach Committee, the Utah League of Cities and Towns (ULCT) Legislative Committee, and Orem Planning Commission. With the advent of COVID-19 Mr. Peterson had not had much chance to meet with the UVU or ULCT committees. He said had the opportunity to attend Planning Commission meetings and was impressed by the Planning staff and commissioners. He said they did great work for the City, and he particularly wanted to recognize Jason Bench for his impressive attention to detail and thoroughness.

Mayor Brunst commented that the ULCT was working with Congress to see if they could define how the stimulus money would be distributed. In particular, smaller Utah cities would prefer to receive the funding directly, rather than going through the counties. Mr. Davidson commented that there was no framework in place for something on this scale, and it would be interesting to see how it would unfold.

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; Jason Earl, Deputy Fire Chief; Gary Giles, Police Chief; Ryan Clark, Development Services Director; Charlene Crozier, Library Director; Brandon Nelson, Finance Department Manager; Karl Hirst, Recreation Department Manager; Chris Tschirki, Public Works Department Manager; Jason Bench, Planning Division Manager; Stephen Cannon, Assistant IT Division Manager; Steve Earl, Deputy City Attorney; Kena Mathews, Community and Neighborhood Services Specialist; Pete Wolfley, Communications Specialist; and JoD'Ann Bates, City Recorder

CALL TO ORDER

INVOCATION / INSPIRATIONAL THOUGHT	Terry Peterson
PLEDGE OF ALLEGIANCE	Jody Bates

MAYOR'S REPORT/ITEMS REFERRED BY COUNCIL

There were no Mayor's Items to share.

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 make a comment provided staff with written comments.

There were no personal appearances submitted.

CONSENT ITEMS

- Approval of the March 31, 2020 City Council Meeting Minutes
- RESOLUTION – Authorizing the extension of the City Manager's March 16, 2020 Proclamation declaring a local emergency in the City of Orem

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

SCHEDULES ITEMS

PUBLIC HEARING – The City will receive public comment on the Community Development Block Grant (CDBG) Projected Use of Funds for Fiscal Year 2020-2021

Ms. Mathews said this was the first of two public hearings required when the CDBG Commission made recommendations for grant awards. There was a 30 day comment period between the two hearings, and then the CDBG Commission would bring the recommendations on May 26th, 2020 for approval. Ms. Mathews said Ken Ransom, CDBG Commission Chair, would later share the commission recommendations. Ms. Mathews reviewed the qualifications of entitlement communities, and said they received $700,335 from the U.S. Department of Housing and Urban Development (HUD) and had an additional $114,000 in rollover income. In response to a Council question, Ms. Mathews said the Trump Administration had attempted to remove the CDBG funding, but Congress had overturned that decision and the funding was made available. She added that there was an additional $411,983 they expected to receive as part of the COVID-19 Stimulus CDBG Funding.

Ms. Mathews spoke to the specific priorities of the City, Provo City, Utah County, and service agencies. She said they had formed a Joint Commission with the other entitlements for Countywide Public Services and Capital Projects. Mr. Ransom said the CDBG Commission was included in the Joint Commission and had the chance to attend meetings and here presentations from the applicant service agencies. Mr. Ransom reviewed the proposed joint public service projects, including early head start program funding through Kids on the Move and a receiving center for Wasatch Mental Health.

Mr. Ransom reviewed the proposals for Orem-only public services, specifically the Orem Police Department's Mental Health Response Team. He also addressed non-public services, including the Orem Critical Home Repair and Home Rehabilitation Program, neighborhood revitalization activities and park improvements, administration of the City's CDBG program, and funding for the City's Neighborhood Preservation Unit (NPU).

Mayor Brunst thanked Ms. Mathews and Mr. Ransom for the information they shared, and opened the public hearing for comment. No public comments were submitted electronically, so Mayor Brunst closed the public hearing and turned time to the City Council for any further questions.

Mrs. Lauret asked if there was a deadline to spend the rollover funding from the previous year. Ms. Mathews said there was a deadline, but also a set timeframe for correction if the deadline was missed. Ms. Ransom said the Orem CDBG Commission proposals matched the proposal of the Joint Commission. Ms. Mathews said the 30 day comment period was now open and they would return when it was closed with final recommendations.

PUBLIC HEARING – The City will receive public comment on the 2020-2024 Community Development Block Grant (CDBG) Consolidated Plan and the 2020 Annual Action Plan

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Ms. Mathews reviewed the requirements for the 5-year plan and the process by which they completed this plan. She said the plan was developed with input from residents and various community groups. All four entitlements (Orem, Utah County, Provo, and Lehi) selected Civicus Consulting Group to prepare necessary documents for the plan and help the entitlements identify housing and other needs and priorities in the community. A survey was sent out to the community in English and Spanish via social media and email, and local service providers were asked to administer paper survey to clients.

Ms. Mathews shared the overall priorities identified in the plan, and next steps. She said the 5-year plan had the same 30 day comment period requirement as annual recommendations, and they would bring the plan back to the City Council for consideration on May 26th, 2020.

Mayor Brunst opened the public hearing for comment. No public comments were submitted electronically, so Mayor Brunst closed the public hearing. There were no further questions from the Council.

PUBLIC HEARING
ORDINANCE – Amending Section 22-6-9(G)(2) Private Schools and Commercial Day Care Services by clarifying language

Mr. Bench said the request before the Council was to clarify language in the City Code. The language change would amend Section 22-6-9(G)(2) *Private Schools and Commercial Day Care Services* to clarify that two commercial day cares could not be within two thousand six hundred forty (2,640) feet of each other in a residential zone, but a commercial day care in a residential zone could be within two thousand six hundred forty (2,640) of another commercial day care if located in a commercial zone. Mr. Bench reviewed information regarding the setback requirements in residential zones. He said the Planning Commission recommended approval.

Mr. Sumner asked if this was a simple "house cleaning" issue, or if there was pressing need based on current applications. Mr. Bench said there was a current request for a commercial daycare in a residential zone; he did not see it as a big issue but more as a clarification.

Mayor Brunst opened the public hearing for comment. No public comments were submitted electronically, so Mayor Brunst closed the public hearing. There were no further questions from the Council.

Mayor Brunst moved to approve amending Section 22-6-9(G)(2) Private Schools and Commercial Day Care Services of the Orem City Code pertaining to proximity of commercial day care services in a residential zone. **Mrs. Lauret seconded** the motion. Those voting aye: Richard F. Brunst, Jeff Lambson, Debby Lauret, Tom Macdonald, Terry Peterson, David Spencer, and Brent Sumner. The motion **passed.**

PUBLIC HEARING
ORDINANCE – The applicant (The Church of Jesus Christ of Latter-Day Saints) request the city enact Section 22-11-63 PD-50 (Orem Utah Temple – 1465 South Geneva Road) Zone,

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and Appendix "XX" of the Orem City Code, and amend Article 22-5-3(a) and the zoning map of the City of Orem by changing the zone on approximately 15.39 acres from OS5 zone to the PD-50 zone at 1465 South Geneva Road

Mr. Bench reviewed the request regarding the PD-50 zone. The purpose of the proposed PD-50 zone was to allow the development of a temple site and a church building. The proposed zone was designed to be applied only to a parcel of property located at approximately 1465 South Geneva Road. No other use except churches, synagogues, and temples would be permitted in the proposed zone.

Development on the parcel would be required to conform to the standards outlined in the text of the PD-50 zone as well as the concept plan and exhibits included in Appendix XX.

The height of the proposed temple structure was approximately 70 feet to the top of the main structure and 218 feet, 6 inches to the top of the central spire.

The number of parking stalls required for the proposed zone was based on the City's existing standards for churches, synagogues and temples as outlined in Article 22-15 of the City Code which required one parking stall for every four fixed seats. The proposed temple will have 722 fixed seats and the church building will have 802 fixed seats. Application of the parking standard for churches and temples therefore required a total of 381 parking stalls. The concept plan for the site shows a total of 520 stalls with the possibility of adding another 136 stalls if needed in the future.

Mr. Bench said Tom Heath, Project Manager with the Church of Jesus Christ of Latter-Day Saints, was on the line to answer questions. Mr. Bench reviewed the proposal and showed the proximity of the site to University Parkway and the I-15 exchange, FrontRunner, and Geneva Road. He said 1100 West would be extended to the south through the property, and any necessary widening of the road would be in coordination with UDOT. Mr. Bench showed the rendering provided by the applicant, and commented that it was not a complete rendering as many details and complete elevations were still awaiting approval by The Church. He said the applicant's architects were comfortable with the code language proposed for the PD-50 zone. Mr. Bench said the Planning Commission recommended approval of this request.

Mr. Peterson asked about the center spire and whether the Angel Moroni would be added and if that was included in the proposed height. Mr. Heath said the inclusion of the Angel Moroni on the spire was in discussion with the Presiding Bishopric and First Presidency of the Church. He added that not all temples included the Angel Moroni statue at present. Mr. Peterson said he would like that addition, but understood that the applicant would ultimately make that decision. In response to Mr. Lambson's inquiry, Mr. Heath said they would be able to work within the proposed height with or without Angel Moroni.

Mrs. Lauret asked if there would be delays for the ground breaking. Mr. Heath said they were aiming for a late summer or early fall timeframe. They were still working through the internal approvals of the architecture, and if all went according to plan he did not see a reason for any delay.

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Mayor Brunst opened the public hearing for comment. No public comments were submitted electronically, so Mayor Brunst closed the public hearing. There were no further questions from the Council.

Mayor Brunst moved to enact Section 22-11-63 PD-50 (Orem Utah Temple – 1465 South Geneva Road) Zone, and Appendix "XX" of the Orem City Code, and amend Article 22-5-3(a) and the zoning map of the City of Orem by changing the zone on approximately 15.39 acres from OS5 zone to the PD-50 zone at 1465 South Geneva Road. **Mr. Peterson seconded** the motion. Those voting aye: Richard F. Brunst, Jeff Lambson, Debby Lauret, Tom Macdonald, Terry Peterson, David Spencer, and Brent Sumner. The motion **passed.**

CITY MANAGER INFORMATION ITEMS

Mr. Davidson had no additional information items to share.

ADJOURNMENT

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

The meeting adjourned at 6:57 p.m.

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CITY OF OREM
CITY COUNCIL MEETING
56 North State Street Orem, Utah
April 28, 2020

This meeting was held electronically
to allow Councilmembers and Staff to participate.

4:00 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; Jason Earl, Deputy Fire Chief; Gary Giles, Police Chief; Karl Hirst, Recreation Department Manager; Ryan Clark, Development Services Director; Charlene Crozier, Library Director; Chris Tschirki, Public Works Department Manager; Brandon Nelson, Finance Department Manager; Nicole Lareau, Budget Officer; Sam Kelly, City Engineer; Neal Winterton, Water Division Manager; Reed Price, Maintenance Division Manager; Thayne Carter, Fleet Manager; Jason Bench, Planning Division Manager; Kena Jo Mathews, Community and Neighborhood Services; Ernesto Lazalde, IT Division Manager; Stephen Cannon, Assistant IT Division Manager; Pete Wolfley, Communication Specialist; JoD'Ann Bates, City Recorder; and Jackie Lambert, Deputy City Recorder

NOTE: The referenced report and presentation documents for each discussion may be viewed at orem.org/meetings under "City Council Presentations"

DISCUSSION – Annual Sewer Report

Mr. Winterton presented information regarding the City's Municipal Wastewater Planning Program (MWPP) Annual Report. The city worked hard to reduce or eliminate system incidents or violations of discharges to the Powell Slough. In response to a question from Mr. Macdonald, Mr. Winterton said line maintenance and line replacements kept the system in working order. The City had invested in monitoring systems for early detection as well as lining collection pipes and sewer conveyance pipes, which helped protect the pipes from root intrusion and extend the life of the system.

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Mr. Winterton summarized the report and provided information about water meter replacement with updated technology, especially automated meters that allowed consumers to view their personal usage amounts with regularly updated information. There was continued discussion regarding updated water meter infrastructure throughout the city. Mr. Winterton spoke about utility rates for the upcoming fiscal year, saying they would not increase for Fiscal Year 2020-2021. They were going to evaluate which needed capital projects could still move forward without increases. Mr. Peterson asked for clarification on the water rates, and the benefits of moving to a new meter infrastructure, which Mr. Winterton provided.

There was continued discussion on capital projects for water reclamation, in particular the water tank planned to be built at Community Park. Mr. Davidson said the tank project would cost somewhere between $10 million to $13 million, so the City would look to finance that over time. The water rate structure had been put in place in part to assist with the cost of the tank. Lewis Young Robertson & Burningham (LYRB) had been working with staff to look at future rates and determine the best way forward for financing large capital infrastructure projects.

Mr. Spencer expressed particular concern for senior citizens living below the poverty line and their ability to pay increasing water rates. Mr. Davidson said that was a consideration specifically discussed with LYRB, to see if adjustments could be made. Mr. Davidson said the reality was that the project had to be paid for; as payment requirements were modified for one group of rate payers, the financial responsibility was shifted to another group of rate payers. They wanted to be thoughtful in defining which rate payers would qualify for relief.

Mr. Winterton concluded his report, and particularly thanked his staff. He said while many jobs could be done from home, those working water reclamation were still needed at their posts to keep the system operational. The Mayor and Council voiced their gratitude to staff for the work they did in ensuring that even during these uncertain times Orem residents could rely on clean, running water to their homes.

DISCUSSION – Reducing Credit Card Fees

Mr. Wolfley presented information on reducing Orem's credit and debit card fee liability. He said an innovation team (i-Team) of employees from different departments was assembled to study the issue and share solutions. The objectives were to find ways to hold water and sewer rates even for Fiscal Year 2020-2021 (FY21), to reduce escalating costs, to address the unsustainable trend, and follow best practices from other utilities. Mr. Wolfley shared a graph which showed credit card fees and transaction by year. He said over the past five years the two lines had grown further and further apart, with fees outpacing transactions at a significant rate. This had to do with the kind of credit cards that were used to make payments, as credit card companies regulated themselves and could adjust fees whenever they wanted.

Mr. Wolfley said every time a credit card was run, there was a fee associated with that. He said the City's elastic services were those that residents could easily find at other cities or high competition services, including recreation, library, passport, fingerprint, and events. Because of their elastic nature, they did not recommend additional fees or surcharges for these services. Inelastic services included city utilities, court and police fees, building/permit fees, and business

fees. Mr. Wolfley defined surcharges versus fees, and clarified that surcharges could not be applied to utilities payments per card company agreement policies, but convenience fees could be applied.

Mr. Wolfley reviewed adjustments already in place. These included:

- $1 minimum to use a credit card to pay Library fees
- $5,000 cap per transaction through Development Services
- Working with merchant service providers for best practices and compliance
- Increased online security to obtain lower fees (requiring residents to add additional information)
- Quick pay for utility bills using Automated Clearing House (ACH)

He then presented the i-Team's recommendations for a go-forward plan. The City would establish a cap and convenience fee for utility bill payments; the cap would be $500 and the convenience fee was proposed for $3.95. Any amount exceeding $500 would be split into multiple payments, with the $3.95 convenience fee applied to each transaction. They would directly contact everyone who paid with credit or debit cards and notify them of their options and ability to avoid the fee if they paid their utility bill through ACH transactions.

There was continued discussion on the proposal. In response to Council questions, Mr. Wolfley said the large majority of utility customers had bills under the $500 amount. Typically the accounts with the higher bills were commercial accounts. Mr. Wolfley said they would communicate the changes and options to utility customers through multiple means, including emails and information leaflets sent with printed utility bills.

Members of the City Council were generally favorable of the proposal, and believed residents would expect and understand the change. Mr. Spencer said it may be worth exploring a different fee for those large commercial accounts, as they were the main cause for concern. Mr. Wolfley said they hoped to have the new policy effective October 1, 2020.

DISCUSSION – CDBG COVID-19 Funding

Mr. Downs said additional funds had been appropriated by the federal government to prevent, prepare for, and respond to the coronavirus pandemic in our community and to mitigate the impact of COVID-19. The City's allocation was $411,983 and was only for the approved uses, not to offset any revenue shortfall. Ms. Mathews said they had met with the other entitlements and discussed opportunities for possible joint projects. Those included public services for mental health and domestic violence, a business stabilization fund, funds to the jail, and first responder and health care provider support. Ms. Mathews said some possible Orem-only projects were public services, rental/mortgage assistance, police and fire overtime and Personal Protective Equipment (PPE), and CDBG administration. She mentioned that the other entitlements received more money than Orem had.

The Mayor and Council generally stated their preference that the funding go toward Orem-only projects. Mayor Brunst said Utah County received funding from other sources. Some members of the Council felt the money should be used to support first responders and their families during this time. In response to a question from Mr. Sumner, Ms. Mathews said the money Utah County

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received also went toward assistance in areas outside of the entitlements, which were Orem, Provo, and Lehi.

Ms. Mathews said there were programs that served residents throughout the county, including Orem residents, like Community Action and the Center for Women and Children in Crisis. Mrs. Lauret said the information she had indicated a 25% increase in domestic violence and mental health issues since the stay-home directive had been put in place. Ms. Mathews said that was certainly a concern, and the CDBG Commission would meet and bring back recommendations for approval as soon as possible.

BUDGET DISCUSSION – Operations, Capital Improvement Projects, Fleet & IT

Mr. Nelson presented a Fiscal Year 2020-2021 (FY21) revenue and expenditure overview. He said his team had to revise their budget documents to consider the effect of the COVID-19 pandemic on the economy. He emphasized that the information he would present included conservative estimates based on most current data available. Mr. Nelson shared General Fund revenue changes, both increases and decreases, with estimated totals showing a deficit of approximately $1.45 million.

Mayor Brunst said previous budget discussions had included the possibility of increasing rates and holding a Truth in Taxation hearing, but he felt the pandemic had caused unforeseen problems and he was concerned about what residents were suffering through. He said this might not be the year to consider that increase. Mr. Sumner added that he agreed with Mayor Brunst's comments. Mr. Nelson said the Council could adjust the tentative budget as they saw fit. Mr. Davidson said the decreases in revenue they were anticipating were not 20% across the board. They were working with the Utah League of Cities and Towns (ULCT) to have a third party review Orem's data and overlay that with current projections. This would provide multiple perspectives.

Mr. Nelson continued reviewing major enterprise fund fees, including water, water reclamation, storm water, cemetery, street lighting, impact fees and more. He said the requests for General Fund operational expansions totaled approximately $67,700 and covered requests from Development Services, Finance, Fire, Public Works, and City Manager's departments. Mr. Nelson then explained the requests from other funds, including water, water reclamation, storm water, roads, and IT, totaling approximately $447,500. He said the IT request was tied to the Water AMI (smart meters) Network equipment rotation and maintenance. Discussion ensued regarding the proposals.

Mr. Nelson invited Reed Price and Thayne Carter to present information for FY21 fleet replacement. Mr. Price reviewed the vehicles in need of replacement or repurposing across the City. He said Orem had received a grant from Volkswagen to reimburse some costs toward five fleet vehicles, including the passenger bus for the Senior Center. In response to a question about repurposing, Mr. Price said one requirement of the Volkswagen grant was to completely disable the old vehicle once it was replaced. Mr. Macdonald asked about leasing a vehicle for police investigations rather than purchasing; Mr. Price said leasing was a better option for a high-mileage vehicle like this. Investigations vehicles typically covered 20,000+ miles per year.

DRAFT

Sam Kelly, City Engineer, was then asked to provide information on FY21 capital improvement projects (CIP). Mr. Kelly summarized the costs and split out the amounts from each fund, totaling $16,853,000. He provided details on each project for the CIP fund, water fund, water reclamation fund, storm water fund, B&C Road fund, and Transportation Sales Tax fund. He shared photos, cost breakdowns, and additional information for various projects.

IT Division Manager Ernesto Lazalde then presented highlights from Fiscal Year 2019-2020 and reviewed major projects that were already funded, based on the five-year plan in place. He said approximately $50,000 was needed in total investment in equipment for the AMI Water Project, and the equipment would be on a five-year rotation. The rotation cost was around $10,000 per year. Mr. Lazalde said they were requesting $10,000 additional to the network budget to cover the costs of equipment maintenance and rotation.

Mr. Nelson concluded the presentation, and encouraged the City Council to contact him or Mr. Davidson with additional questions and concerns. Mr. Davidson said state law required submission of a tentative budget in the first meeting in May, but they anticipated a number of budget amendments throughout the year.

Mr. Davidson asked for specific clarification from the Mayor and Council regarding the mill rate and the desire for an increase or not. Mayor Brunst and Mr. Sumner had stated they did not want to increase the mill rate; Mr. Spencer, Mr. Peterson, and Mr. Lambson agreed that they did not want the increase this year. Mrs. Lauret said she was also against an increase, unless it was tied specifically to police and fire. Mr. Macdonald had previously left the meeting. Mr. Davidson thanked the Council for the clarification.

COMMUNICATION ITEMS

Mr. Davidson gave an update on Governor Herbert's recent press conference in which the Governor stated that Utah would move from the red-high risk category relating to COVID-19 to the orange-moderate risk category, effective 12:01 a.m. on May 1, 2020. The details were outlined in the State's "Utah Leads Together 2.0" plan and related addenda, and included some changes to city operations. Mr. Davidson said this differed from the previous directive because it was considered an order from the Governor's office. He said many employees would continue to stagger work shifts, masks would be worn in city buildings and entry to facilities like the City Center, Library, and Senior Center would be metered and watched. Other city operations would be done by appointment only to help control numbers and exposure risks.

Mrs. Lauret asked about employees that had tested positive for COVID-19. Mr. Davidson said at present three employees had tested positive, and each was asymptomatic at the time of the meeting. The City buildings had been sanitized by a third party company, and staff was working together on create ways to discourage "crowds" from building up, like removing lobby furniture. Mr. Davidson said they wanted to be smart in how the reopened services to the public.

Mr. Spencer asked about group sport seasons, in particular club baseball and soccer. Mr. Davidson said the state's order prohibited team sports at this time, and seasons would likely be canceled. Mr. Hirst said he had been in contact with representatives from the cosponsored groups.

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Mr. Davidson informed the City Council that the Boy Scout facility in Orem had been purchased by the state, and their intent was to renovate the building as a 96-bed correctional transitional facility, or "half-way house" of sorts. He said the state was not subject to the same zoning requirements as private uses, and the City had little discretion on what may or may not go in a particular location. Deputy City Attorney Steve Earl said there was not a facility like this throughout Utah County, and there was not much the city could do to oppose it.

Mr. Lambson thanked Mr. Davidson for his leadership through the crisis, and expressed appreciation for all that Mr. Davidson did to keep the city running. Mr. Lambson said there we many important and difficult decisions that fell on Mr. Davidson, and he appreciated that Mr. Davidson kept what was best for Orem in mind. Other Council members added their thanks and appreciation. Mr. Davidson said it was team effort, and he was grateful for the dedicated staff who kept the city on track during this difficult time.

ADJOURN

Mr. Sumner moved to adjourn the meeting. **Mr. Spencer seconded** the motion. The motion passed unanimously.

The meeting adjourned at 6:42 p.m.

Metropolitan Water District of Orem

1450 West 550 North
PO Box 223--Orem, Utah 84059
(801)221-0837 Fax (801)221-0837

3/7/2020

Mayor Richard Brunst
City of Orem
56 North State Street
Orem, UT 84097

Mayor Brunst,

The Orem Metropolitan Water District is in need of a new board member. Russell Brown has retired from the board as of December 31, 2019.

I would like to propose Mr. Tim Crandall to replace Mr. Brown and complete the balance of his term. Mr. Crandall would be a great candidate for the board. He currently is a trustee on the Provo Reservoir Company representing the interests of Orem shareholders. Additionally, his family has operated one of the last remaining orchards in Orem located on Center Street and 800 East. They still irrigate their trees with water diverted from the Provo River. He is a retired school teacher and is willing to serve on the Board.

I would request your consideration in nominating Mr. Crandall as a board member. If you have any questions please contact me.

Cordially,

Steven Brown
Chairman of the Board

Agenda Item No: 9.1

City Council Agenda Item Report

Meeting Date: May 12, 2020
Submitted by: Cheryl Vargas
Submitting Department: Development Services
Item Type: Resolution
Agenda Section:

Subject:
RESOLUTION - Smrtchar Ventures, LC requests the City approve a fence modification at Sunrise Square located at 240 North State Street in the C2 zone.

Suggested Action:
Staff recommends the City Council, by resolution, approve a fence modification for Sunrise Square located at 240 North State Street in the C2 zone.

Presenter:
Jason Bench

Background:

Potentially Affected Area:

Attachments:
Resolution-FenceModification.docx

Agenda-FenceModification-SunriseSquare.docx

Map.pdf

Location Map.pdf

Sunrise Square Site Plan.pdf

Photo 1_Commercial side.pdf

Photo 2_Residential side.pdf

Property Owner Letters.pdf

20200427_1_MailerFront.pdf

20200427_1_MailerBack.pdf

20200427_1_Labels.docx

D R A F T

RESOLUTION NO. _____

A RESOLUTION BY THE OREM CITY COUNCIL APPROVING A FENCE MODIFICFATION FOR THE PROPERTY LOCATED AT 240 NORTH STATE STREET IN THE C2 ZONE.

WHEREAS on May 12, 2020, Smrtchar Ventures, LC filed an application with the City of Orem requesting a fence modification for the Sunrise Square property at 240 North State Street in the C2 zone; and

WHEREAS the applicant proposes to keep the existing wood slat fence and to waive entirely the masonry fence requirement along the shared property boundary with the residential property that it adjoins on the north; and

WHEREAS the adjoining residential property to the north already has an existing fence along the boundary with the applicant's property which the owner of this residential lot desires to keep in place; and

WHEREAS the City Council, under authority of Section 22-14-19(F) of the Orem City Code, may modify the fence requirement for a commercial development adjacent to a residential zone if it finds that the requirements for such a modification are met; and

WHEREAS a public meeting considering the subject application was held by the City Council on May 12, 2020; 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; the compliance of the request with all applicable City ordinances; 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 hereby finds that there is an existing wood fence along the border between the applicant's property and the adjoining residential property to the north and that the owner of the adjoining residential property to the north feels that the existing fence provides an adequate buffer with the applicant's property and desires to keep the existing wood fence instead of the proposed masonry fence. The City Council therefore finds that the requirements for a fence modification as set forth in Orem City Code section 22-14-19(F) and as described below have been met:

A. The existing wood fence provides an adequate buffer for the residential property to the north of the applicant's property;

D R A F T

B. The appearance of the proposed wood fence will not detract from uses in the adjacent residential zone; and

C. The existing wood fence will adequately shield residents of the adjoining residential property to the north from noise, storage, traffic, or other characteristics of the commercial use on the property at 240 North State Street.

2. The City Council hereby approves the request of Smrtchar Ventures, LC for a fence modification to waive the seven foot masonry fence requirement along the boundary of the adjoining residential lot provided that the applicant maintains a six-foot high wood fence along the boundary of the Sunrise Square property and Lot 21, Sunstone, Plat A at 240 North State Street as shown on Exhibit "A" attached hereto and incorporated herein by reference.

3. This resolution shall take effect immediately upon passage.

PASSED, APPROVED and ORDERED PUBLISHED this **12th** day of **May** 2020.

_____
Richard F. Brunst, Jr., Mayor

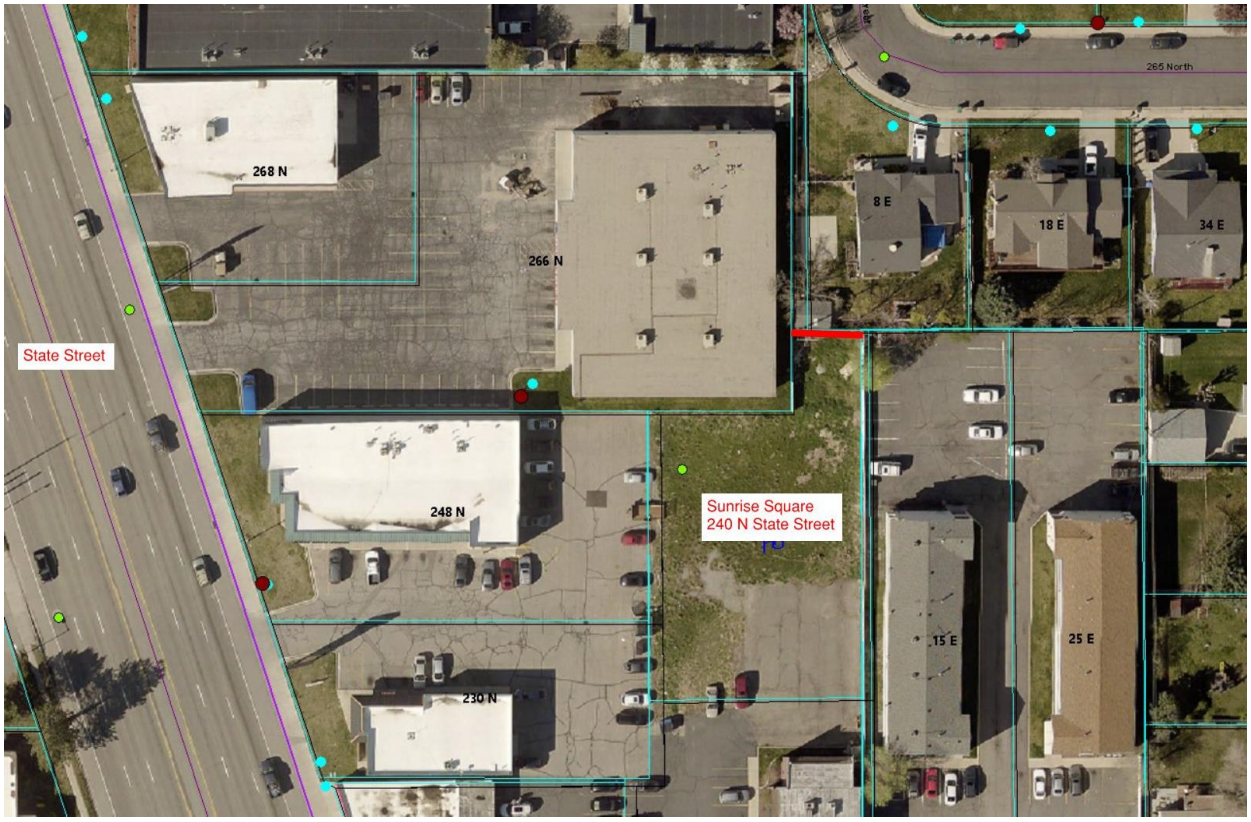
ATTEST:

_____
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	□	□	□

D R A F T

EXHIBIT A



Fence from resident's side:



D R A F T

Fence from Sunrise Square side:



CITY OF OREM CITY COUNCIL MEETING MAY 12, 2020	
REQUEST:	**RESOLUTION**--Approving a fence modification for Sunrise Square at 240 North State Street in the C2 zone.
APPLICANT:	Smrtchar Ventures, LC, Martin Dodge, Agent
FISCAL IMPACT:	None

NOTICES:
-Posted in 2 public places
-Posted on City webpage
-Posted on the State noticing website
-Faxed to newspapers
-Mailed 2 notices to the owner and north property owners.

SITE INFORMATION:
General Plan Designation: **Community Commercial**
Current Zone: **C2**
Acreage: **.38**
Neighborhood: **Sharon Park**

PLANNING COMMISSION RECOMMENDATION
N/A

PREPARED BY:
Cheryl Vargas
Associate Planner

REQUEST: Smrtchar Ventures, LC requests the City Council approve a fence modification for Sunrise Square located at 240 North State Street in the C2 zone.

BACKGROUND: As part of the Sunrise Square site plan that was approved by the Planning Commission in February 2018, the applicant was required to install a seven foot high masonry wall to replace the existing wood fence adjacent to the residential property on the north property line. City ordinances require a seven foot masonry fence for any commercial development that is located next to a residential zone.

The applicant has now completed the project, but the masonry wall was not built. The adjoining residential property owner states in a letter (attached) that they are opposed to replacing their current wood fence with a masonry wall. They like the aesthetics of the existing wood fence that encloses their back yard and feel it would detract from the beauty of their yard to have a masonry wall replace the wood fence. They are happy with the buffer between their residential property and the commercial property of Sunrise Square.

The applicant requests that the masonry fence requirement be waived entirely as the residential property to the north prefers to leave the wood fence in place.

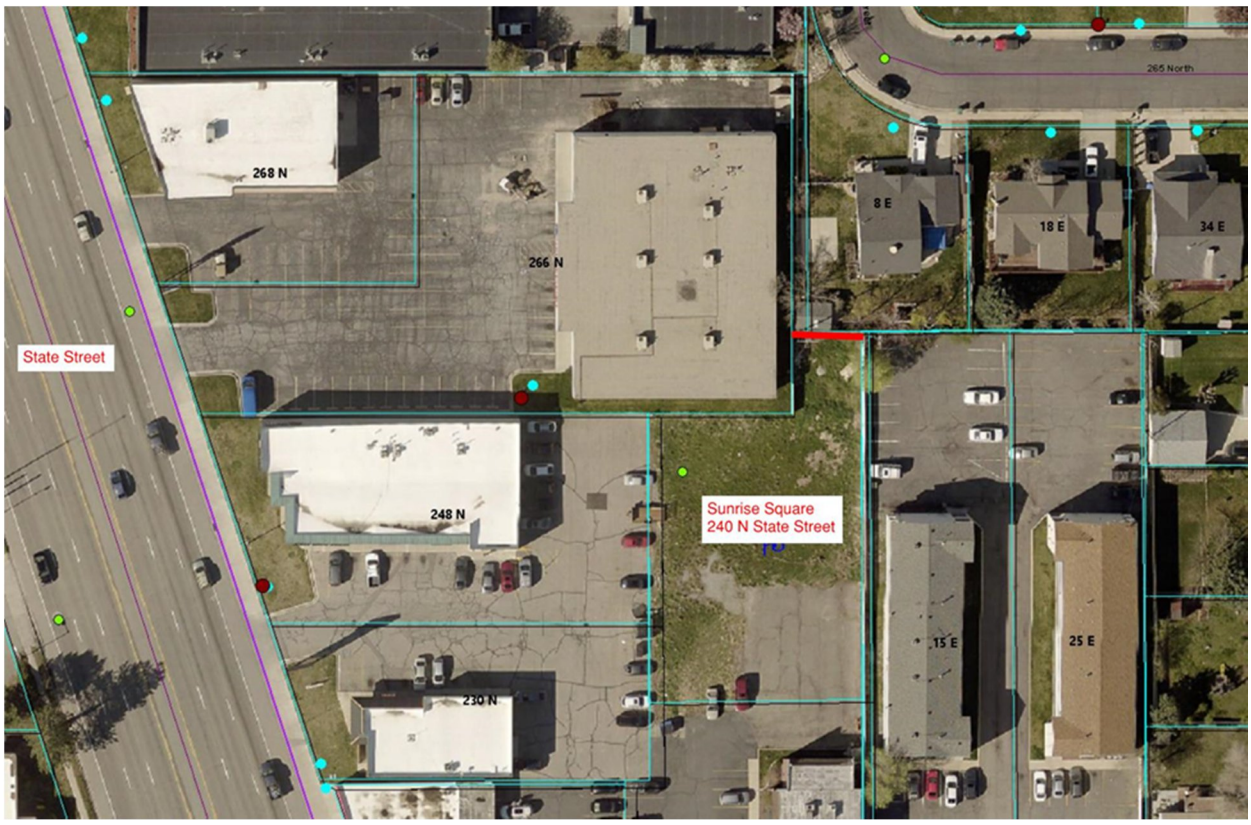
Pursuant to Section 22-14-19(F) of the City Code, the City Council may modify the fence requirement if it finds that:

1. The proposed fence provides an adequate buffer for the adjoining residential zone.
2. The appearance of the fence will not detract from uses in the residential zone.
3. The proposed fence will shield the residential use from noise, storage, traffic or any other characteristic of commercial or professional office uses that are incompatible with residential uses.

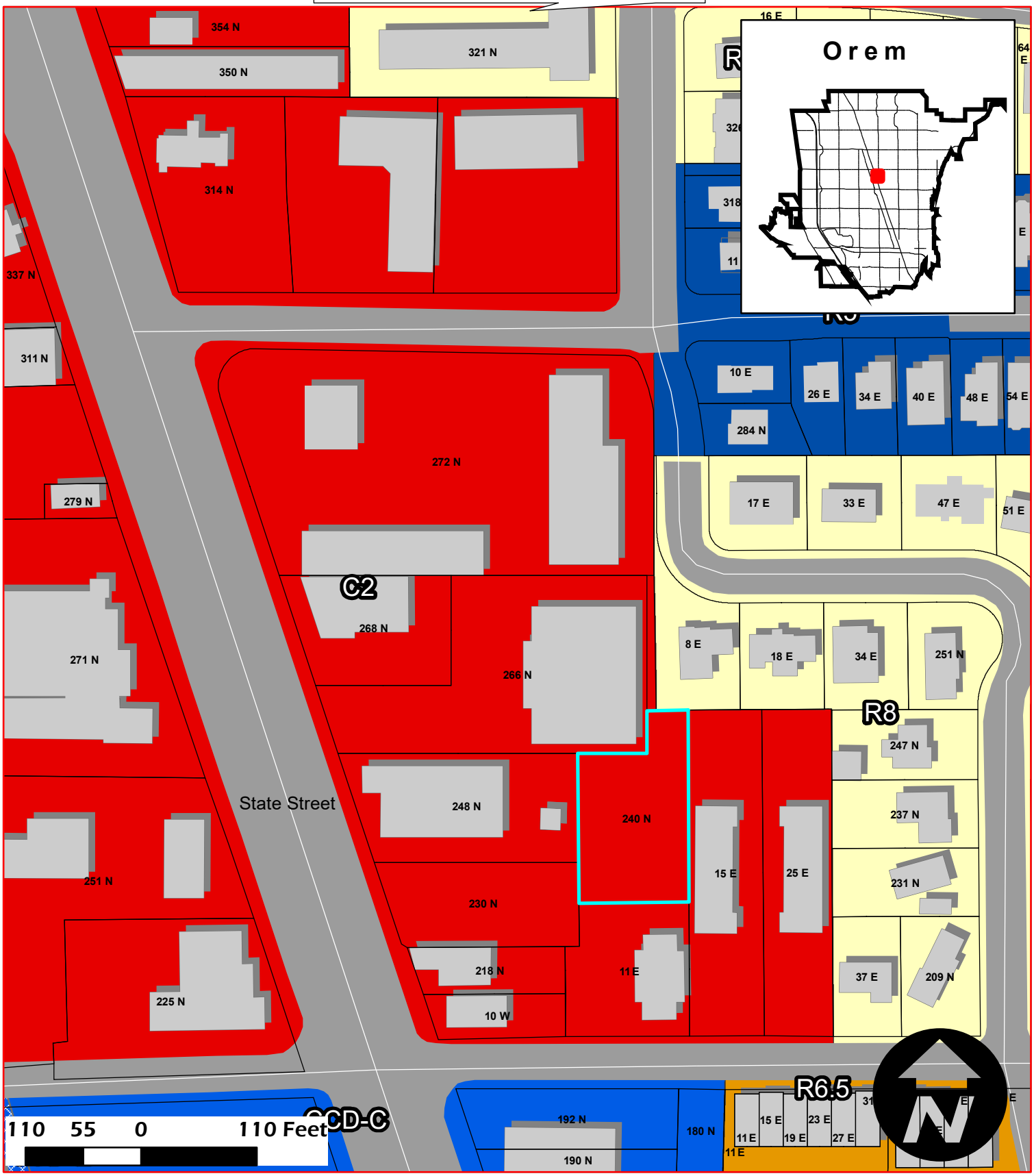
Staff has reviewed the proposed fence modification and believes the request meets all of the requirements listed above.

RECOMMENDATION: Staff recommends the City Council, by resolution, approve a fence modification for Sunrise Square located at 240 North State Street in the C2 zone to eliminate the requirement for a masonry fence

adjacent to the adjoining residential property.



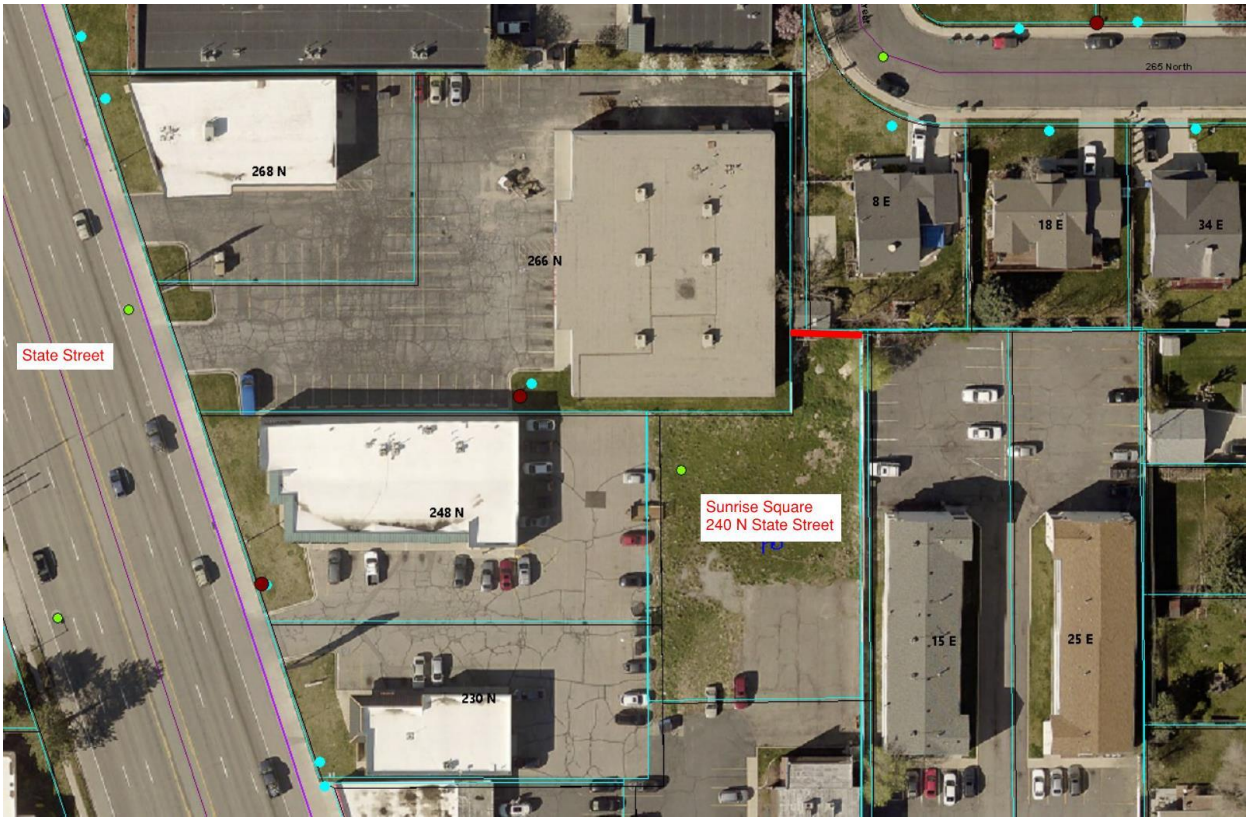
Sunrise Square



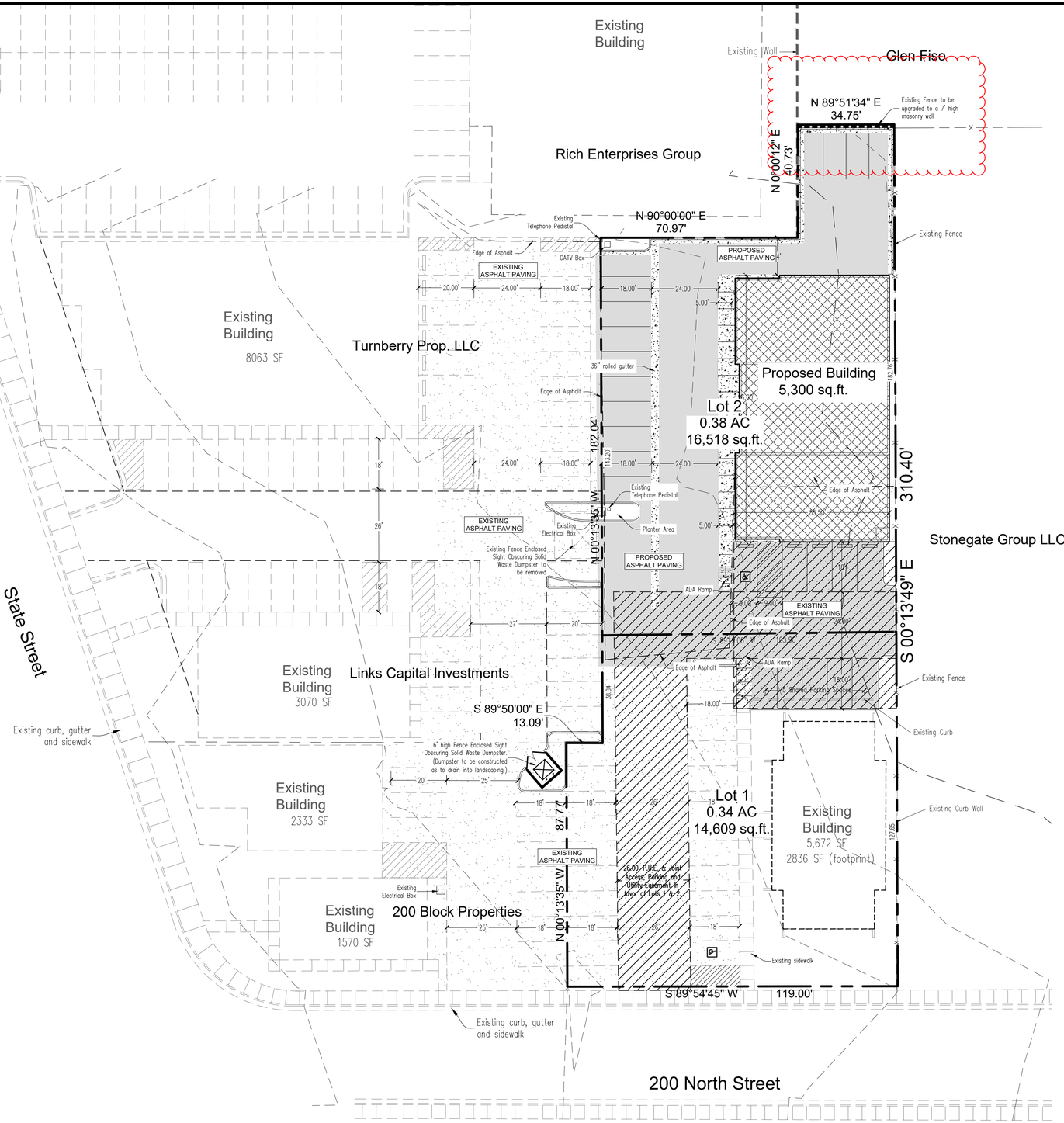
Sunrise Square
C2
.38 Acres

NEIGHBORHOOD
Sharon Park

Legend
Parcels selection
Parcels
Buildings


265 North
268 N
266 N
8 E
18 E
34 E
State Street
248 N
Sunrise Square
240 N State Street
230 N
15 E
25 E

NORTH
1" = 20'



Joint Cross Access, Parking, and Utility Easement

Developer/Owner:

Martin Dodge
219 West Alta Vista Dr.
Orem, Utah 84058
801-369-4512

Engineer:

Dudley and Associates, Inc.
353 East 1200 South
Orem, Utah 84058
801-224-1252

Site Data:

Zone = C2
Total Area = 31,127 sq.ft. or 0.71 Acres
Total number of Buildings = 2
Existing Building = 5,672 sq.ft. = 23 parking spaces
Proposed Building = 5,300 sq.ft. = 21 parking spaces
Parking Requirements = 1 Space/250 sq.ft.
Spaces required = 44
Spaces provided = 45 (2 ADA)

27 Parking spaces on Lot 1
18 Parking spaces on Lot 2
5 Shared parking spaces proposed

	Square Footage	Acreage	Percent of total
Total Area	31,127	0.71	100
Total Building / Pad Area	8,136	0.19	27
Total Hard Surface Area	20,377	0.46	65
Total Impervious Area	28,513	0.65	92
Total Landscaped Area	2,614	0.06	8

Tabulation Table

GRAPHIC SCALE
20 0 10 20 40 80
(IN FEET)
1 inch = 20 ft.

CAUTION!!! Notice to contractors

The Contractor is specifically cautioned that the location and/or elevation of existing utilities as shown on these plans is based on records of the various utility companies and where possible from measurements taken in the field. the information is not to be considered exact or complete. The Contractor must notify the utility location center at least 48 hours prior to any excavation to request the exact location of the utilities in the field. It shall be the responsibility of the Contractor to relocate all existing utilities which conflict with the proposed improvements shown on the plan.

Know what's below. 811
Call 811 before you dig.
BLUE STAKES OF UTAH
UTILITY NOTIFICATION CENTER, INC.
www.bluestakes.org
1-800-662-4111

DUDLEY AND ASSOCIATES
ENGINEERS PLANNERS SURVEYORS
353 EAST 1200 SOUTH, OREM, UTAH
801-224-1252

Sunrise Square
Site Plan
Orem, Utah

Revisions
1-16-2018 (city comments)
1-29-2018 (city comments)
2-15-2018 (Wall NE corner)

Date	1-2-2018
Scale	1" = 20'
By	TD
Tracing No.	L - 14282

Sheet No.
C - 2.0





Smrtchar Ventures, LC
219 West Alta Vista Drive
Orem, Utah 84058

April 14, 2020

Orem City Council
56 North State St.
Orem, UT 84057

Dear Members of the Orem City Council,

I hereby request a waiver of the requirement under City Code of Ordinances, Chapter 22, Article 22-14-19 (E) that we construct a masonry fence on the North edge of our property where it adjoins a residential zone. The waiver is provided for under City Code of Ordinances, Chapter 22-14-19 (F) (1 & 2). The property address is 240 - 244 North State Street and is identified by Serial Number 66:635:0002

On the North boundary of our property, it adjoins a residential zone for a width of approximately thirty-five feet. All other boundaries of our property adjoin commercial zones. The residential property to the North of our property is owned by Glen A. & Suzanne B. Fiso and is the location of their personal residence. There exists a high quality wood fence on the property line dividing our property and it also extends for another approximately forty-five feet East of the end of our property. The existing wood fence extends the entire width of the residential lot owned by Mr. & Mrs. Fiso of about eighty feet total.

Mr. & Mrs. Fiso have expressed a desire to maintain their existing fence and do not want to have their fence replaced. It is my understanding that they like the appearance and function of their existing fence. They have written a letter to the Council expressing their desire to have their fence remain, and to waive the requirement that a portion of it be replaced with a masonry fence. They told me that they believe that to replace the thirty-five feet of their existing fence would detract from the attractiveness of their property.

We believe that the existing fence provides an adequate buffer from the adjoining residential property. The replacement of the existing fence with a new masonry fence would not provide any better buffer than the existing one does. The existing fence is more than seven feet higher than the adjacent ground level of the parking area of our property and is constructed of high quality wood fencing. The existing fence provides a visual shield of the commercial property and also is adequate to provide a shield from any (unlikely) noise or disruption from the adjoining property.

Than k you for your assistance with this request.

Sincerely,

S. Martin Dodge, Manager
Smrtchar Ventures, LC

Glen A. and Suzanne B. Fiso
8 East 265 North
Orem, Utah 84057

April 13, 2020

Orem City Council
56 North State Street
Orem, Utah 84057

Dear Orem City Council,

We are writing to request that you approve the request of Smrtchar Ventures, LC to waive the Orem City requirement that a masonry fence be placed on the boundary between our properties. Our home is at 8 East 265 North, Orem, Utah (Serial Number 52:192:0021). We have a common property boundary with Smrtchar Ventures, LC whose address is 240 - 244 North State Street, Orem Utah (Serial Number 66:635:0002). The common boundary of our two properties is approximately thirty-five feet.

We currently have a wood fence that is along the entire South side of our property (approximately eighty feet). The common property boundary with Smrtchar Ventures, LC is approximately thirty-five of the total eighty feet.

We are opposed to replacing a portion of our current wood fence, which we like very much, with thirty-five feet of masonry fence. We like the current aesthetics of the fence that encloses our back yard. We feel it would detract from the beauty of our yard to have a masonry fence for a part of our fence. The existing fence is very sturdy and totally blocks the view of the ground next to our property. Our fence provides a very good buffer between our residential use and the commercial use by Smrtchar ventures, LC. It does not completely block the ability to see the building, but it would take a much higher fence to do so, and we oppose that.

We appreciate your consideration and granting of our request.

Sincerely,

Glen A. Fiso

Suzanne B. Fiso

For more information, contact
Cheryl at (801) 229-7052 or
chvargas@orem.org

City Council Chambers, 56 N State Street

Smrtchar Ventures, LC requests the City approve a fence modification at Sunrise Square located at 240 North State Street in the C2 zone.

Additional information can be viewed on orem.org/planning under "Current Planning (Public Hearing Notices)" tab.

City Council
Tue, May 12, 2020
6:00 pm

BRENT SUMNER
744 WEST 550 SOUTH
OREM, UT 84058

For more information, contact
Cheryl at (801) 229-7052 or
chvargas@orem.org

City Council Chambers, 56 N State Street

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City Council
Tue, May 12, 2020
6:00 pm

SMRTCHAR VENTURES LLC
219 W 1880 S
OREM, UT 84058

For more information, contact
Cheryl at (801) 229-7052 or
chvargas@orem.org

City Council Chambers, 56 N State Street

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City Council
Tue, May 12, 2020
6:00 pm

RICH ENTERPRISES GROUP LLC
387 W 1800 S
OREM, UT 84058

For more information, contact
Cheryl at (801) 229-7052 or
chvargas@orem.org

City Council Chambers, 56 N State Street

Smrtchar Ventures, LC requests the City approve a fence modification at Sunrise Square located at 240 North State Street in the C2 zone.

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City Council
Tue, May 12, 2020
6:00 pm

DEBBY LAURET
641 S 1920 W
OREM, UT 84059

NOTICE OF ALL-ELECTRONIC MEETING

To minimize the potential spread of COVID-19, and as authorized by Utah Governor Gary Herbert's March 18, 2020 Executive Order, the Orem City, City Council meeting on May 12, 2020 will be an all-electronic meeting. There will be no public access to the Orem City Council chambers. Those desiring to view or participate in the meeting must do so electronically. You can view the meeting live at orem.org/meetings. If you want to make a comment, please use: orem.org/comments or CityCouncilPublicComments@orem.org

Comments will be accepted before and during the meeting. All comments received will be read into the record during the live meeting. Once an item has been voted on, that item will be closed to additional comments. Thank you for your cooperation during these challenging times.

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JASON BENCH
1911 N MAIN STREET
OREM, UT 84057-2101

FISO, GLEN A & SUZANNE B
8 E 265 N
OREM, UT 84057

THOMAS MACDONALD
489 NORTH PALISADES DR
OREM, UT 84097

DEBBY LAURET
641 S 1920 W
OREM, UT 84059

UTAH COUNTY
51 S UNIV
PROVO, UT 84601

KRISTIE SNYDER
56 N STATE STREET
OREM, UT 84057

JEFF LAMBSON
156 E 1060 N
OREM, UT 84057

SMRTCHAR VENTURES LLC
219 W 1880 S
OREM, UT 84058

BRENT SUMNER
744 WEST 550 SOUTH
OREM, UT 84058

DAVID SPENCER
899 NORTH 550 EAST
OREM, UT 84097

MAYOR RICHARD F. BRUNST, JR.
900 E HIGH COUNTRY DRIVE
OREM, UT 84097-2389

TERRY PETERSON
1125 LYNNWOOD DRIVE
OREM, UT 84097

Agenda Item No: 9.2

City Council Agenda Item Report

Meeting Date: May 12, 2020
Submitted by: Brandon Nelson
Submitting Department: City Manager' s Office
Item Type: Resolution
Agenda Section:

Subject:
PUBLIC HEARING
RESOLUTION - FY 2020-2021 Tentative Budget Adoption

Suggested Action:
The City Manager recommends the City Council, by resolution, adopt the Fiscal Year 2020-2021 Tentative Budget and set a public hearing to adopt the final budget on June 16, 2020, at 6:00 pm.

Presenter:
Brandon C Nelson

Background:
Prior to being presented the FY 2020-2021 Tentative Budget, the City Council and staff have met in a series of public meetings to discuss elements of this budget, reviewed the General Fund and Enterprise Funds, and some of the recommended adjustments to the City's fees and charges. This budget does not contain any request to increase the property tax rate.

Potentially Affected Area:
City-wide

Attachments:
RES - Tentative Budget - City - FY 2021.docx

RESOLUTION NO.

A RESOLUTION BY THE OREM CITY COUNCIL ADOPTING THE CITY OF OREM TENTATIVE BUDGET FOR FISCAL YEAR 2020-2021 AND SETTING A PUBLIC HEARING FOR THE ADOPTION OF THE FINAL BUDGET ON JUNE 16, 2020, AT 6:00 P.M.

WHEREAS on May 12, 2020, the City Manager submitted a tentative budget to the City Council; and

WHEREAS the City Council desires to adopt the tentative budget as required by State law; and

WHEREAS the City Council desires to make the tentative budget available for public review and comment at least ten days prior to the final budget adoption public hearing; and

WHEREAS the City Council desires to set a public hearing for June 16, 2020, at 6:00 p.m. to receive additional public input on the budget.

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

1. The City Council hereby adopts the tentative budget attached to this resolution as Exhibit "A".

2. The City Council will conduct a public hearing to adopt the final budget for Fiscal Year 2020-2021 on June 16, 2020, at 6:00 p.m.

PASSED AND APPROVED this **12**th day of **May** 2020.

_____
Richard Brunst, Mayor

ATTEST:

_____
JoD'Ann Bates, City Recorder

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

DRAFT

REDEVELOPMENT AGENCY
of the
CITY OF OREM
August 27, 2019

CONDUCTING	Chair Richard F. Brunst, Jr.
BOARD OF DIRECTORS	Debby Lauret, Sam Lentz, Tom Macdonald, David Spencer, and Brent Sumner
APPOINTED STAFF	Jamie Davidson, Brenn Bybee, Greg Stephens, Ryan Clark, Kathi Beckett, Richard Manning, Brandon Nelson, and JoD'Ann Bates.

The Redevelopment Agency (RDA) Meeting convened at 7:38 p.m.

CONSENT ITEMS

- Approval of May 28, 2019 Redevelopment Agency Meeting Minutes

Chairman Brunst moved to approve the Consent Agenda as listed. **Mrs. Lauret seconded** the motion. Those voting aye: Richard F. Brunst, Debby Lauret, Sam Lentz, Tom Macdonald, David Spencer, and Brent Sumner. The motion **passed.**

SCHEDULED ITEMS

MOTION - Authorizing the Chairman of the Redevelopment Agency (RDA) to approve and execute a participation agreement with Canyon Park Tech Center

Ms. Beckett stated over a year ago, the Muller Company approached the City requesting financial assistance with updating street lighting in and surrounding Canyon Park. Existing streetlights on public streets have been maintained and financially supported by the Park since Word Perfect gained ownership. This agreement formalizes the ongoing maintenance and financial support for the streetlights on Orem streets to be covered by the Park owners. The purpose of the participation agreement with the Orem RDA is to use tax increment financing, in the amount of $250,000, to assist the Park in covering the cost incurred in replacing the street lighting system throughout Canyon Park, along adjacent streets and for upgrading and revitalizing the Park. The RDA may incremental monetary distributions in stages as Muller fulfills agreed upon street lighting, occupancy, and investment requirements.

Mrs. Lauret inquired as to what type of target companies they are going for. Justin Farnsworth, General Manager of the Canyon Park Tech Center responded the one major target is the tech companies but they are open for any type of business or company. Mrs. Lauret inquired if the RDA had enough funds to cover this project. Mr. Clark indicated this RDA is actually nearing

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its expiration but there are funds still available. He stated that in doing this they are actually reinvesting monies back into the park that was generated and created by the property tax growth in the park, which meets the goals of the RDA.

Mr. Lentz stated even without this project the city would have needed to invest in upgrading the lighting just as they have done throughout the city. Mr. Clark responded he was correct and stated the cost also includes the maintenance of those lights over a 20 year period. Mr. Lentz indicated for the record that this isn't money that they can transfer to the general fund and use for anything else, these are funds that have to stay with the RDA.

Mayor Brunst stated the lights would be owned by the Muller Company not the city. Mr. Farnsworth shared with the Council the energy saving they anticipate, going to the LED lights.

Mayor Brunst thanked Mr. Farnsworth for working with the city and allowing the city to invest with them and the community, the city has enjoyed working with the Muller Company.

Mr. Lentz moved, to approve and authorize the Chairman of the Redevelopment Agency (RDA) to execute a participation agreement with Canyon Park Tech Center. **Mrs. Lauret seconded** the motion. Those voting aye: Richard F. Brunst, Debby Lauret, Sam Lentz, Tom Macdonald, David Spencer and Brent Sumner. The motion **passed.**

ADJOURN

Chairman Brunst moved to adjourn. **Mr. Spencer seconded** the motion. Those voting aye: Richard F. Brunst, Debby Lauret, Sam Lentz, Tom Macdonald, David Spencer and Brent Sumner. The motion **passed**

The meeting adjourned at 7:51 p.m.

Agenda Item No: 14.1

City Council Agenda Item Report

Meeting Date: May 12, 2020
Submitted by: Brandon Nelson
Submitting Department: City Manager' s Office
Item Type: Resolution
Agenda Section:

Subject:
PUBLIC HEARING
RESOLUTION - FY 2020-2021 Redevelopment Agency of the City of Orem Tentative Budget Adoption

Suggested Action:
The Chief Executive Officer of the Redevelopment Agency of the City of Orem recommends the Board of Directors, by resolution, adopt the Fiscal Year 2020-2021 Tentative Budget and set a public hearing to adopt the final budget on June 16, 2020, at 6:10 pm.

Presenter:
Brandon C Nelson

Background:
The purpose of this item is to adopt the Tentative Budget and set the public hearing on June 16, 2020, at 6:10 pm to adopt the final budget for Fiscal Year 2020-2021.

Potentially Affected Area:
City-wide

Attachments:
Budget - FY 2021 - RDA - Tentative.pdf

RES--Tentative Budget--RDA--2021.docx

REDEVELOPMENT AGENCY
OF THE
CITY OF OREM

TENTATIVE BUDGET

FISCAL YEAR 2020-2021

City of Orem
56 North State Street
Orem, Utah 84057
www.orem.org

REDEVELOPMENT AGENCY
OF THE
CITY OF OREM
TENTATIVE BUDGET

FISCAL YEAR 2020-2021

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REDEVELOPMENT AGENCY
OF THE
CITY OF OREM
TENTATIVE BUDGET

FISCAL YEAR 2020-2021

REDEVELOPMENT AGENCY FUND

The Redevelopment Agency of the City of Orem (RDA) is a separate legal entity from the City of Orem that has the statutory ability to provide redevelopment services within the City. These redevelopment services include improving, rehabilitating, and redeveloping areas within the City. The City Council acts as the governing authority for the Redevelopment Agency.

REVENUES

Revenues for the Redevelopment Agency Fund are primarily derived from property taxes collected by Utah County and remitted to the City.

REVENUE DESCRIPTION	ACTUAL FY '17-'18	ACTUAL FY '18-'19	ESTIMATED ACTUAL FY '19-'20	TENTATIVE BUDGET FY '20-'21
Tax Increment - Project Area #85-01	$ 2,428	$ -	$ -	$ -
Haircut - Project Area #85-01	321,026	233,278	451,231	230,000
Tax Increment - Project Area #85-02	-	-	-	-
Haircut - Project Area #85-02	170,103	170,116	146,760	170,000
Tax Increment - Project Area #85-03A	-	-	-	-
Tax Increment - Project Area #85-03B	-	-	-	-
Haircut - Project Area #85-03A	208,257	236,136	249,111	205,000
Haircut - Project Area #85-03B	285,129	332,920	339,822	320,000
Tax Increment - Project Area #85-04	-	-	-	-
Haircut - Project Area #85-04	83,934	119,301	124,533	85,000
Tax Increment - Project Area #87-10	-	-	-	-
Haircut - Project Area #87-10	154,785	161,507	223,787	150,000
Tax Increment - Project Area #90-08	184,898	215,276	223,611	215,000
Haircut - Project Area #90-08	31,994	37,151	38,533	35,000
Tax Increment - University Place CDA	-	894,777	969,915	1,000,000
Interest Earnings	104,439	145,964	128,000	-
Rental / Lease Revenue	107,800	105,308	-	-
FUND TOTALS	**$ 1,654,793**	**$ 2,651,734**	**$ 2,895,303**	**$ 2,410,000**

REDEVELOPMENT AGENCY
OF THE
CITY OF OREM
TENTATIVE BUDGET

FISCAL YEAR 2020-2021

REDEVELOPMENT AGENCY FUND

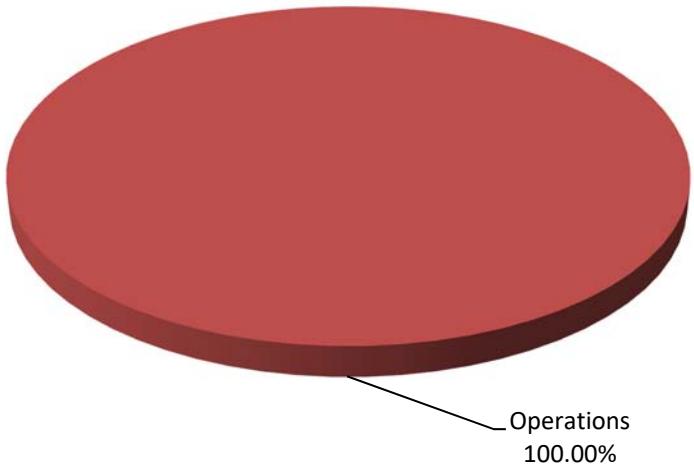
BUDGET SUMMARY

REDEVELOPMENT AGENCY FUND **FY 2020 - 2021**

	PERSONNEL	OPERATIONS	CAPITAL	TOTAL
Project Area #85-01	$ -	295,000	$ -	$ 295,000
Project Area #85-02	-	65,000	-	65,000
Project Area #85-03A	-	106,494	-	106,494
Project Area #85-03B	-	583,506	-	583,506
Project Area #85-04	-	80,000	-	80,000
Project Area #87-10	-	120,000	-	120,000
Project Area #90-08	-	160,000	-	160,000
University Place CDA	-	1,000,000	-	1,000,000
TOTALS	**$ -**	**$ 2,410,000**	**$ -**	**$ 2,410,000**

REDEVELOPMENT AGENCY FUND

Expenditures by Category



REDEVELOPMENT AGENCY FUND

EXPENDITURES

PROJECT AREA #85-01

Expenditures in this area improve, rehabilitate, or redevelop areas within the project and provide funds for the payment of debt service on bonds issued for the construction of recreational facilities in 2002. This area no longer has any remaining active project participation agreements.

This project area's normal tax increment expired in calendar year 2014 and its additional tax increment (haircut) expires in calendar year 2021.

EXPENDITURES DESCRIPTION	ACTUAL FY '17-'18	ACTUAL FY '18-'19	ESTIMATED ACTUAL FY '19-'20	TENTATIVE BUDGET FY '20-'21
Participation Agreement 85-c-002-001	$ 2,307	$ 49,556	$ -	$ -
Professional & Technical Services	-	-	-	-
Fiber Optics Conduit Project	-	-	141,311	-
Contributions to Other Funds	321,000	293,140	254,999	295,000
PROJECT AREA TOTALS	**$ 323,307**	**$ 342,696**	**$ 396,310**	**$ 295,000**

REDEVELOPMENT AGENCY
OF THE
CITY OF OREM
TENTATIVE BUDGET

FISCAL YEAR 2020-2021

Project 85-01: Orem Business Park

Date Created:	March 26, 1985
Base Year for Computing Tax Increment:	1985
Initial Tax Increment Request:	Fiscal Year 1990-91
Calendar Year Ending December 31, 2019 Taxable Value:	$159,991,406
Base Year Taxable Value:	$1,472,221
Marginal Value:	$158,519,185
Calendar Year Beginning January 1, 2021 Increment Percentage:	Normal Increment Expired



Non-educational "Additional Tax Increment" Budgeted

(as allowed in Utah Code Annotated 17C-1-403)

Calendar Year Ending December 31, 2020: $230,000

Use: Debt service on refunding bonds issued in 2017 (original bonds were issued in 2002) for the construction of recreational facilities as allowed in Utah Code 17C-1-403.

Normal Tax Increment Budgeted:

Calendar Year Ending December 31, 2020: $0

REDEVELOPMENT AGENCY FUND

EXPENDITURES

PROJECT AREA #85-02

Expenditures in this area improve, rehabilitate, or redevelop areas within the project and provide funds for the payment of debt service on bonds issued for the construction of recreational facilities in 2002.

This project area's normal tax increment expired in calendar year 2013 and its additional tax increment (haircut) expires in calendar year 2020.

EXPENDITURES DESCRIPTION	ACTUAL FY '17-'18	ACTUAL FY '18-'19	ESTIMATED ACTUAL FY '19-'20	TENTATIVE BUDGET FY '20-'21
Professional & Technical Services	$ -	$ -	$ -	$ -
Fiber Optics Conduit Project	-	-	111,360	-
Contributions to Other Funds	170,000	165,000	147,336	65,000
PROJECT AREA TOTALS	**$ 170,000**	**$ 165,000**	**$ 258,696**	**$ 65,000**

REDEVELOPMENT AGENCY
OF THE
CITY OF OREM
TENTATIVE BUDGET

FISCAL YEAR 2020-2021

Project 85-02: Timpanogos Research and Technology Park

Date Created:	May 14, 1985
Base Year for Computing Tax Increment:	1985
Initial Tax Increment Request:	Fiscal Year 1989-90
Calendar Year Ending December 31, 2019 Taxable Value:	$79,561,369
Base Year Taxable Value:	$7,333,972
Marginal Value:	$72,227,397
Calendar Year Beginning January 1, 2021 Increment Percentage:	Normal Increment Expired



Non-educational "Additional Tax Increment" Budgeted

(as allowed in Utah Code Annotated 17C-1-403)

Calendar Year Ending December 31, 2020: $170,000

Use: Debt service on refunding bonds issued in 2017 (original bonds were issued in 2002) for the construction of recreational facilities as allowed in Utah Code 17C-1-403.

Normal Tax Increment Budgeted:

Calendar Year Ending December 31, 2020: $0

REDEVELOPMENT AGENCY FUND

EXPENDITURES

PROJECT AREA #85-03A

Expenditures in this area improve, rehabilitate, or redevelop areas within the project and provide funds for the payment of debt service on bonds issued for the construction of recreational facilities in 2002.

This project area's normal tax increment expired in calendar year 2013 and its additional tax increment (haircut) expires in calendar year 2020.

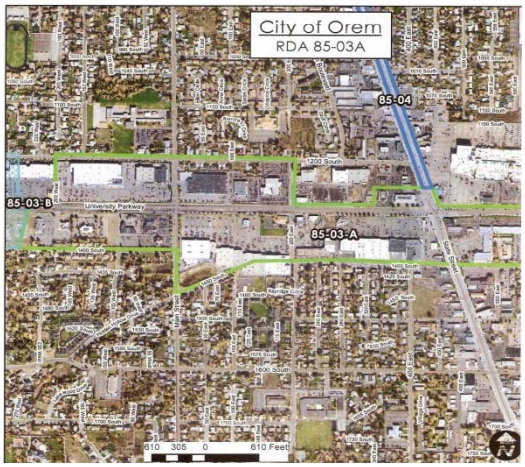
EXPENDITURES DESCRIPTION	ACTUAL FY '17-'18	ACTUAL FY '18-'19	ESTIMATED ACTUAL FY '19-'20	TENTATIVE BUDGET FY '20-'21
Professional & Technical Services	$ 1,111	$ 16,475	$ 937	$ -
Participation Agreement - Orem Mazda	61,833	-	-	-
Miscellaneous Expenses	-	1,137	90,201	-
Street Lighting	-	70,833	-	-
Future Projects	-	-	-	106,494
Contributions to Other Funds	-	-	-	-
PROJECT AREA TOTALS	**$ 62,944**	**$ 88,445**	**$ 91,138**	**$ 106,494**

REDEVELOPMENT AGENCY
OF THE
CITY OF OREM
TENTATIVE BUDGET

FISCAL YEAR 2020-2021

Project 85-03A: 1300 South, 200 East to 800 East (Various Properties)

Date Created:	December 3, 1985
Base Year for Computing Tax Increment:	1985
Initial Tax Increment Request:	Fiscal Year 1989-90
Calendar Year Ending December 31, 2019 Taxable Value:	$140,565,306
Base Year Taxable Value:	$30,552,708
Marginal Value:	$110,012,598
Calendar Year Beginning January 1, 2021 Increment Percentage:	Normal Increment Expired



Non-educational "Additional Tax Increment" Budgeted

(as allowed in Utah Code Annotated 17C-1-403)

Calendar Year Ending December 31, 2020: $205,000

Use: Debt service on refunding bonds issued in 2017 (original bonds were issued in 2002) for the construction of recreational facilities as allowed in Utah Code 17C-1-403.

Normal Tax Increment Budgeted:

Calendar Year Ending December 31, 2020: $0

REDEVELOPMENT AGENCY FUND

EXPENDITURES

PROJECT AREA #85-03B

Expenditures in this area improve, rehabilitate, or redevelop areas within the project and provide funds for the payment of debt service on bonds issued for the construction of recreational facilities in 2002.

This project area's normal tax increment expired in calendar year 2013 and its additional tax increment (haircut) expires in calendar year 2020.

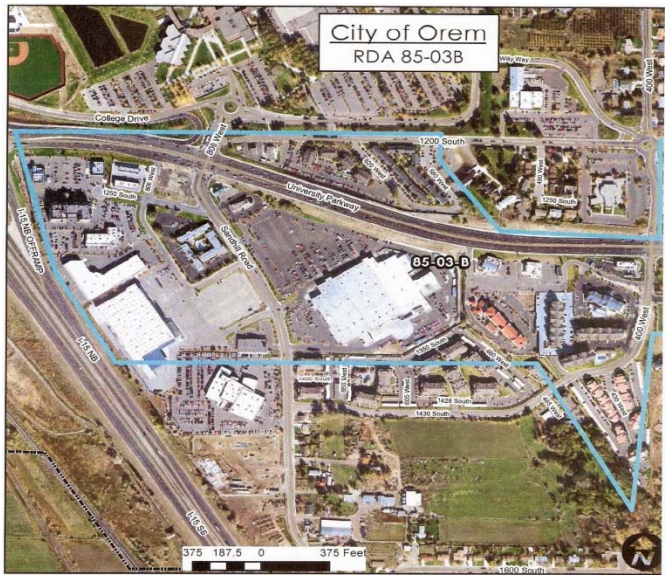
EXPENDITURES DESCRIPTION	ACTUAL FY '17-'18	ACTUAL FY '18-'19	ESTIMATED ACTUAL FY '19-'20	TENTATIVE BUDGET FY '20-'21
Professional & Technical Services	$ 12,500	$ 12,500	$ 12,500	$ -
Participation Agreement - B. Brown Toyota	659,500	-	-	-
Future Projects	-	-	-	310,000
Contributions to Other Funds	911,242	210,100	150,000	273,506
PROJECT AREA TOTALS	**$ 1,583,242**	**$ 222,600**	**$ 162,500**	**$ 583,506**

REDEVELOPMENT AGENCY
OF THE
CITY OF OREM
TENTATIVE BUDGET

FISCAL YEAR 2020-2021

Project 85-03B: 1300 South, 200 East to 1500 West (Various Properties)

Date Created:	December 12, 1985
Base Year for Computing Tax Increment:	1985
Initial Tax Increment Request:	Fiscal Year 1989-90
Calendar Year Ending December 31, 2019 Taxable Value:	$156,218,830
Base Year Taxable Value:	$6,854,457
Marginal Value:	$149,364,373
Calendar Year Beginning January 1, 2021 Increment Percentage:	Normal Increment Expired



Non-educational "Additional Tax Increment" Budgeted

(as allowed in Utah Code Annotated 17C-1-403)

Calendar Year Ending December 31, 2020: $320,000

Use: Debt service on refunding bonds issued in 2017 (original bonds were issued in 2002) for the construction of recreational facilities as allowed in Utah Code 17C-1-403.

Normal Tax Increment Budgeted:

Calendar Year Ending December 31, 2020: $0

REDEVELOPMENT AGENCY FUND

EXPENDITURES

PROJECT AREA #85-04

Expenditures in this area improve, rehabilitate, or redevelop areas within the project and provide funds for the payment of debt service on bonds issued for the construction of recreational facilities in 2002.

This project area's normal tax increment expired in calendar year 2013 and its additional tax increment (haircut) expires in calendar year 2020.

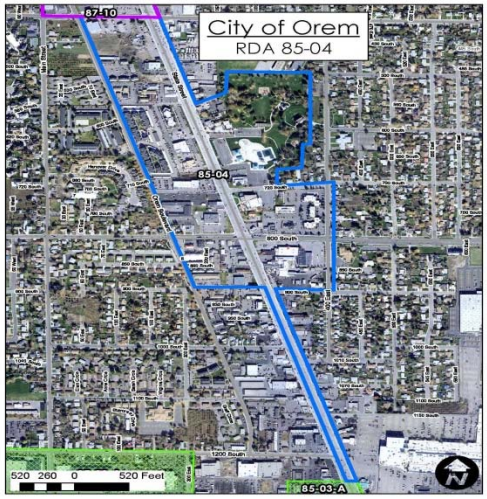
EXPENDITURES DESCRIPTION	ACTUAL FY '17-'18	ACTUAL FY '18-'19	ESTIMATED ACTUAL FY '19-'20	TENTATIVE BUDGET FY '20-'21
Professional & Technical Services	$ -	$ -	$ -	$ -
Improvement - Right Turn Lane 400 S	-	-	-	-
Street Lights - State Street	197,581	-	-	-
Future Project	-	-	3,312	80,000
Contributions to Other Funds	-	-	-	-
PROJECT AREA TOTALS	**$ 197,581**	**$ -**	**$ 3,312**	**$ 80,000**

REDEVELOPMENT AGENCY
OF THE
CITY OF OREM
TENTATIVE BUDGET

FISCAL YEAR 2020-2021

Project 85-04: State Street, 400 South to 800 South (Various Properties)

Date Created:	September 30, 1986
Base Year for Computing Tax Increment:	1986
Initial Tax Increment Request:	Fiscal Year 1989-90
Calendar Year Ending December 31, 2019 Taxable Value:	$70,864,980
Base Year Taxable Value:	$18,801,179
Marginal Value:	$52,063,801
Calendar Year Beginning January 1, 2021 Increment Percentage:	Normal Increment Expired



Non-educational "Additional Tax Increment" Budgeted

(as allowed in Utah Code Annotated 17C-1-403)

Calendar Year Ending December 31, 2020: $85,000

Use: Debt service on refunding bonds issued in 2017 (original bonds were issued in 2002) for the construction of recreational facilities as allowed in Utah Code 17C-1-403.

Normal Tax Increment Budgeted:

Calendar Year Ending December 31, 2020: $0

REDEVELOPMENT AGENCY FUND

EXPENDITURES

PROJECT AREA #87-10

Expenditures in this area improve, rehabilitate, or redevelop areas within the project and provide funds for the payment of debt service on bonds issued for the construction of recreational facilities in 2002.

This project area's normal tax increment expired in calendar year 2014 and its additional tax increment (haircut) expires in calendar year 2021.

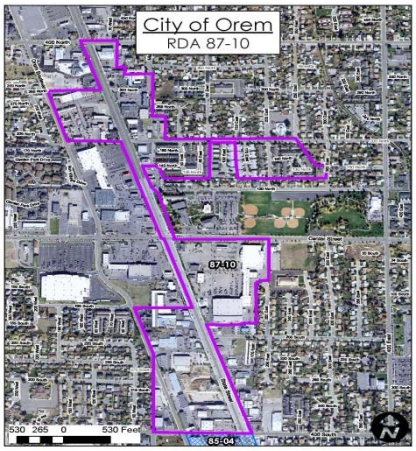
EXPENDITURES DESCRIPTION	ACTUAL FY '17-'18	ACTUAL FY '18-'19	ESTIMATED ACTUAL FY '19-'20	TENTATIVE BUDGET FY '20-'21
Professional & Technical Services	$ -	$ -	$ -	$ -
Street Lights - State Street	92,742	-	-	-
Future Projects	200,000	-	296,943	90,000
Contributions to Other Funds	160,000	50,000	60,000	30,000
PROJECT AREA TOTALS	**$ 452,742**	**$ 50,000**	**$ 356,943**	**$ 120,000**

REDEVELOPMENT AGENCY
OF THE
CITY OF OREM
TENTATIVE BUDGET

FISCAL YEAR 2020-2021

Project 87-10: State Street, 400 North to 400 South (Various Properties)

Date Created:	February 2, 1988
Base Year for Computing Tax Increment:	1988
Initial Tax Increment Request:	Fiscal Year 1990-91
Calendar Year Ending December 31, 2019 Taxable Value:	$127,444,601
Base Year Taxable Value:	$32,815,215
Marginal Value:	$94,629,386
Calendar Year Beginning January 1, 2021 Increment Percentage:	Normal Increment Expired



Non-educational "Additional Tax Increment" Budgeted

(as allowed in Utah Code Annotated 17C-1-403)

Calendar Year Ending December 31, 2020: $150,000

Use: Debt service on refunding bonds issued in 2017 (original bonds were issued in 2002) for the construction of recreational facilities as allowed in Utah Code 17C-1-403.

Normal Tax Increment Budgeted:

Calendar Year Ending December 31, 2020: $0

REDEVELOPMENT AGENCY
OF THE
CITY OF OREM
TENTATIVE BUDGET

FISCAL YEAR 2020-2021

REDEVELOPMENT AGENCY FUND

EXPENDITURES

PROJECT AREA #90-08

Expenditures in this area improve, rehabilitate, or redevelop areas within the project and provide funds for the payment of debt service on bonds issued for the construction of recreational facilities in 2002.

This project area's normal tax increment expires in calendar year 2020 and its additional tax increment (haircut) expires in calendar year 2023.

EXPENDITURES DESCRIPTION	ACTUAL FY '17-'18	ACTUAL FY '18-'19	ESTIMATED ACTUAL FY '19-'20	TENTATIVE BUDGET FY '20-'21
Professional & Technical Services	$ 23,900	$ 26,102	$ 26,102	$ -
Future Projects	-	-	37,252	130,000
Contributions to Other Funds	50,000	90,000	80,000	30,000
PROJECT AREA TOTALS	**$ 73,900**	**$ 116,102**	**$ 143,354**	**$ 160,000**

Project 90-08: 500 North to 1200 North between 100 West & State Street (Various Properties)

Date Created:	May 1, 1990
Base Year for Computing Tax Increment:	1990
Initial Tax Increment Request:	Fiscal Year 1992-93
Calendar Year Ending December 31, 2019 Taxable Value:	$54,882,178
Base Year Taxable Value:	$11,172,447
Marginal Value:	$43,709,731
Calendar Year Beginning January 1, 2021 Increment Percentage:	60%



Non-educational "Additional Tax Increment" Budgeted

(as allowed in Utah Code Annotated 17C-1-403)

Calendar Year Ending December 31, 2020: $35,000

Use: Debt service on refunding bonds issued in 2017 (original bonds were issued in 2002) for the construction of recreational facilities as allowed in Utah Code 17C-1-403.

Normal Tax Increment Budgeted:

Calendar Year Ending December 31, 2020: $215,000

Use: RDA costs as allowed in Utah Code 17C-1 in this district and debt service on refunding bonds issued in 2017 (original bonds were issued in 2002) for the construction of recreational facilities as allowed in Utah Code 17C-1-403.

REDEVELOPMENT AGENCY FUND

EXPENDITURES

UNIVERSITY PLACE CDA

Expenditures in the University Place Community Development Area (CDA) are intended to improve, revitalize, repurpose and/or expand development within the CDA. This includes residential, retail, hotel, and professional office development.

This project area's normal tax increment expires in calendar year 2037.

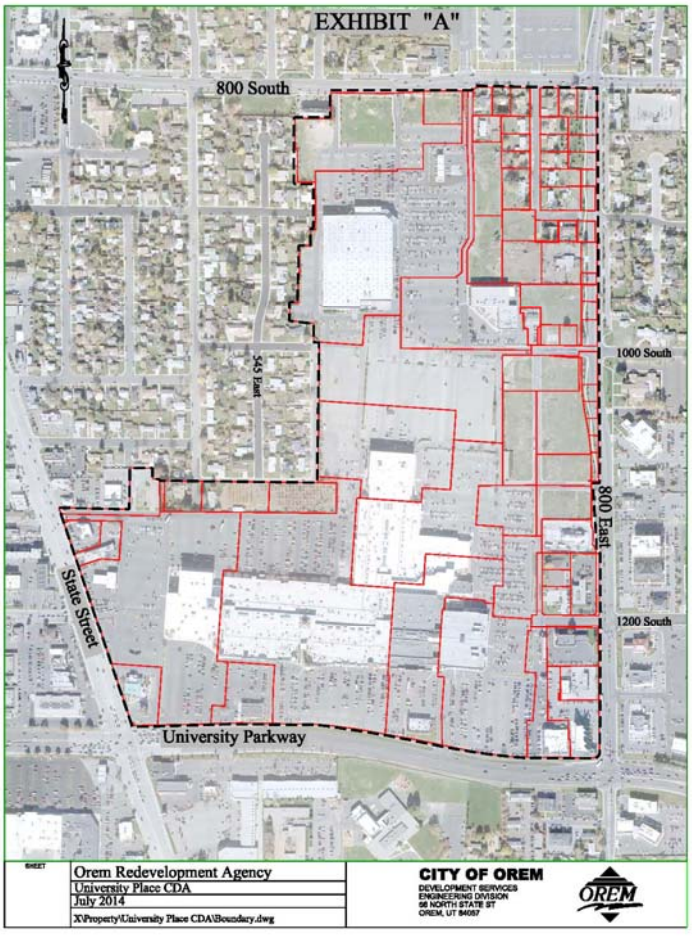
EXPENDITURES DESCRIPTION	ACTUAL FY '17-'18	ACTUAL FY '18-'19	ESTIMATED ACTUAL FY '19-'20	TENTATIVE BUDGET FY '20-'21
University Place CDA Incentive Agreement	$ -	$ 805,299	$ 872,923	$ 900,000
Future Projects	-	-	97,371	50,000
Contributions to Other Funds	-	44,739	48,496	50,000
PROJECT AREA TOTALS	**$ -**	**$ 850,038**	**$ 1,018,790**	**$ 1,000,000**

REDEVELOPMENT AGENCY
OF THE
CITY OF OREM
TENTATIVE BUDGET

FISCAL YEAR 2020-2021

University Place CDA: Approximately 800 South to 1300 South (University Parkway) between 800 East & State Street (Various Properties)

Date Created:	September 23, 2014
Base Year for Computing Tax Increment:	2013
Initial Tax Increment Request:	Fiscal Year 2018-2019
Calendar Year Ending December 31, 2019 Taxable Value:	$291,411,287
Base Year Taxable Value:	$129,187,998
Marginal Value:	$162,223,289
Calendar Year 2021 Increment Percentage (All Non-ASD):	75%
Calendar Year 2021 Increment Percentage (Alpine School District):	65%



Normal Tax Increment Budgeted:

Calendar Year Ending December 31, 2020:	$1,000,000

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REDEVELOPMENT AGENCY
OF THE
CITY OF OREM
TENTATIVE BUDGET

FISCAL YEAR 2020-2021

REDEVELOPMENT AGENCY FUND

ACTIVE PARTICIPATION AGREEMENTS

Agreement Number	Project Area	Name	Description	Terms
RDA-A-2015-0001	UP CDA	University Mall Shopping Center L.C.	90% of Available Tax Increment Received (Subject to Benchmarks & Caps/Maximums)	20 Years Starts: Fiscal Year 2018-2019 Ends: Fiscal Year 2037-2038

RELATED OUTSTANDING DEBT

$2,898,000 Series 2017 Sales Tax Revenue Refunding Bonds
Amortization Schedule

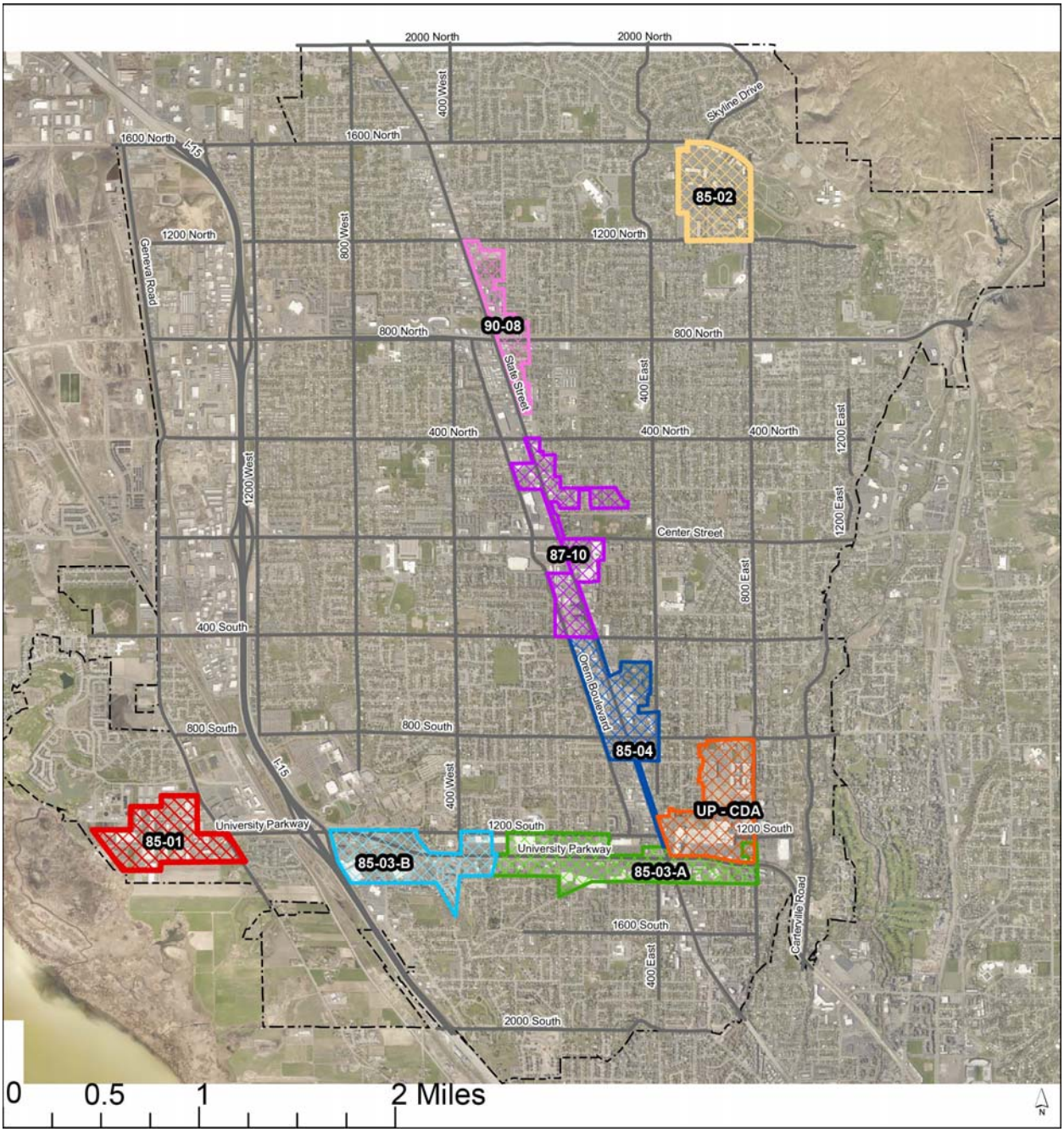
Fiscal Year	Principal	Interest	Total
2020-2021	$ 360,000	$ 16,606	$ 376,606
2021-2022	243,000	9,623	252,623
2022-2023	253,000	4,908	257,908
Totals	**$ 856,000**	**$ 31,137**	**$ 887,137**

REDEVELOPMENT AGENCY
OF THE
CITY OF OREM
TENTATIVE BUDGET

FISCAL YEAR 2020-2021

CITY OF OREM

RDA MAP



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EXHIBIT "B"
BUDGET AMENDMENTS
FISCAL YEAR 2019-2020

REDEVELOPMENT AGENCY FUND

REVENUES

Account Number	Description	Previous Budget	Current Budget
53-3111-001-001	Haircut 85-01	$ 230,000.00	$ 451,231.14
53-3111-003-003	Haircut 85-03A	205,000.00	249,111.31
53-3111-003-004	Haircut 85-03B	331,095.75	339,822.32
53-3111-004-001	Haircut 85-04	85,000.00	124,532.93
53-3111-010-001	Haircut 87-10	150,000.00	223,786.70
53-3610	Interest Earnings	-	130,000.00
Total		$ 1,001,095.75	$ 1,518,484.40
Net Fund Increase (Decrease)			$ 517,388.65

EXPENDITURES

Account Number	Description	Previous Budget	Current Budget
Project Area 85-01			
53-9701-731-462	Fiber Optics Conduit Project	$ 62.10	$ 141,310.62
Project Area 85-02			
53-9702-731-462	Fiber Optics Conduit Project	-	111,359.32
Project Area 85-03A			
53-9703-731-100	Temp Proj 85-03A	164,016.60	247,212.79
Project Area 90-08			
53-9708-731-100	Temp Proj 90-08	836,170.85	916,387.05
Project Area 87-10			
53-9710-731-100	Temp Proj 87-10	195,574.12	296,942.54
Total		$ 1,195,823.67	$ 1,713,212.32
Net Fund Increase (Decrease)			$ 517,388.65

RESOLUTION NO.

A RESOLUTION BY THE REDEVELOPMENT AGENCY OF THE CITY OF OREM, UTAH, TO ADOPT THE TENTATIVE BUDGET FOR FISCAL YEAR 2020-2021 AND SET A PUBLIC HEARING FOR JUNE 16, 2020, AT 6:10 P.M.

WHEREAS on May 12, 2020, the Executive Director submitted the tentative budget for review of the Redevelopment Agency of the City of Orem; and

WHEREAS the Board of Directors of the Redevelopment Agency of the City of Orem considered the tentative budget on May 12, 2020; and

WHEREAS the Board of Directors of the Redevelopment Agency of the City of Orem, Utah, desires to adopt the tentative budget as required by State law; and

WHEREAS the Board of Directors of the Redevelopment Agency of the City of Orem, Utah desires to make the tentative budget available for public review and comment at least ten days prior to the final budget adoption public hearing; and

WHEREAS the Board of Directors of the Redevelopment Agency of the City of Orem, Utah, desires to set a public hearing for June 16, 2020, at 6:10 p.m. to receive additional public input on the budget.

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

1. The Board of Directors of the Redevelopment Agency of the City of Orem, Utah, hereby adopt the tentative budget, which is attached as Exhibit "A."

2. The Board of Directors of the Redevelopment Agency of the City of Orem, Utah, will conduct a public hearing and adopt a final budget on June 16, 2020, at 6:10 p.m.

3. All ordinances, resolutions, or policies in conflict herewith are repealed.

4. This resolution shall take effect immediately upon passage.

PASSED AND APPROVED this **12th** day of **May** 2020.

_____

REDEVELOPMENT AGENCY OF
THE CITY OF OREM, by
Richard Brunst, Chair

ATTEST:

_____
JoD'Ann Bates, Secretary

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

DRAFT

SPECIAL SERVICE LIGHTING DISTRICT
of the
CITY OF OREM
May 28, 2019

CONDUCTING	Chair Richard F. Brunst, Jr.
BOARD OF DIRECTORS	Richard F. Brunst, Debby Lauret, Sam Lentz, Tom Macdonald, Mark Seastrand, David Spencer, and Brent Sumner
APPOINTED STAFF	Jamie Davidson, Brenn Bybee, Greg Stephens, Richard Manning, Brandon Nelson, and JoD'Ann Bates.

The Special Service Lighting District (SSLD) Meeting convened at 6:47 p.m.

CONSENT ITEMS

- Approval of the May 14, 2019 Special Service Lighting District Meeting Minutes
- Annual Review of the Special Service Lighting District of the City of Orem Bylaws

Chair Brunst moved to approve the Consent Agenda as listed. **Mrs. Lauret seconded** the motion. Those voting aye: Richard F. Brunst, Debby Lauret, Sam Lentz, Tom Macdonald, Mark Seastrand, David Spencer, and Brent Sumner. The motion **passed.**

SCHEDULED ITEMS

RESOLUTION – Adopt the Street Lighting Special Service District of the City of Orem (SSLD) FY 02019-2020 Budget

Mr. Nelson reviewed the budget for 2019-2020 and stated there is a declining revenue stream which may in part be due to the lighting fee structure. They will continue to monitor the revenue and will make some adjustments as needed. He continued to review the proposed expenses and capital funding.

Chair Brunst opened the public hearing at 6:51 p.m. Hearing no comments Chair Brunst closed the public hearing and brought the discussion back to the Board of Directors.

Chair Brunst moved, by resolution, to adopt the SSLD Fiscal Year 2019-2020 Budget **Mr. Macdonald seconded** the motion. Those voting aye: Richard F. Brunst, Debby Lauret, Sam Lentz, Tom Macdonald, Mark Seastrand, David Spencer, and Brent Sumner. The motion **passed**.

ADJOURNMENT

DRAFT

Chair Brunst moved to adjourn the meeting. **Mr. Lentz seconded** the motion. Those voting aye: Richard F. Brunst, Debby Lauret, Tom Macdonald, Sam Lentz, Mark Seastrand, David Spencer, and Brent Sumner. The motion **passed**.

The meeting adjourned at 6:54 p.m.

Agenda Item No: 17.1

City Council Agenda Item Report

Meeting Date: May 12, 2020
Submitted by: Brandon Nelson
Submitting Department: City Manager' s Office
Item Type: Resolution
Agenda Section:

Subject:
PUBLIC HEARING
RESOLUTION - FY 2020-2021 Special Service Lighting District of the City of Orem Tentative Budget Adoption

Suggested Action:
The Chief Executive Officer of the Special Service Lighting District of the City of Orem (SSLD) recommends the Board of Directors, by resolution, adopt the Fiscal year 2020-2021 Tentative Budget and set a public hearing to adopt the final budget on June 16, 2020, at 6:20 pm.

Presenter:
Brandon C Nelson

Background:
The purpose of this item is to adopt the Tentative Budget and set the public hearing on June 16, 2020, at 6:20 pm to consider public input and to adopt the final budget for Fiscal Year 2020-2021.

Potentially Affected Area:
City-wide

Attachments:
Budget - FY 2021 - SSLD - Tentative.pdf

RES--Tentative Budget--SSLD--2021.docx

SPECIAL SERVICE LIGHTING DISTRICT

OF THE

CITY OF OREM

TENTATIVE BUDGET

FISCAL YEAR 2020-2021

City of Orem
56 North State Street
Orem, Utah 84057
www.orem.org

SPECIAL SERVICE LIGHTING DISTRICT
OF THE
CITY OF OREM
TENTATIVE BUDGET

FISCAL YEAR 2020-2021

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Fund Transfers	
Fund Transfers	8

SPECIAL SERVICE LIGHTING DISTRICT
OF THE
CITY OF OREM
TENTATIVE BUDGET

FISCAL YEAR 2020-2021

STREET

LIGHTING

FUND

SPECIAL SERVICE LIGHTING DISTRICT
OF THE
CITY OF OREM
TENTATIVE BUDGET

FISCAL YEAR 2020-2021

STREET LIGHTING FUND

The Special Service Lighting District (or Street Lighting Fund) is a separate legal entity from the City of Orem that has the statutory ability to provide street lighting services within the City. The City Council acts as the governing authority for the Special Service Lighting District.

REVENUES

Revenues for the Street Lighting Fund are primarily derived from a street lighting fee collected on city utility bills and a contribution from the City's General Fund.

REVENUE DESCRIPTION	ACTUAL FY '17-'18	ACTUAL FY '18-'19	ESTIMATED ACTUAL FY '19-'20	TENTATIVE BUDGET FY '20-'21
Street Lighting Fees	$ 918,804	$ 911,551	$ 870,000	$ 866,000
Interest Earnings	20,993	35,764	40,000	20,000
Miscellaneous Revenues	91,085	289,610	50,000	50,000
Contributions from Other Funds	790,000	790,000	790,000	15,000
FUND TOTALS	**$ 1,820,882**	**$ 2,026,925**	**$ 1,750,000**	**$ 951,000**

SPECIAL SERVICE LIGHTING DISTRICT
OF THE
CITY OF OREM
TENTATIVE BUDGET

FISCAL YEAR 2020-2021

STREET LIGHTING FUND

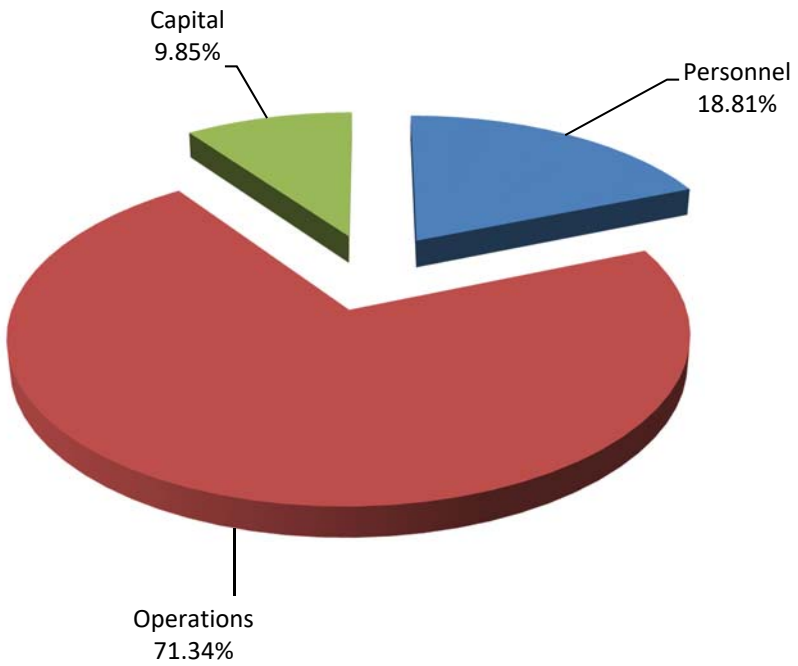
BUDGET SUMMARY

STREET LIGHTING FUND	# OF EMP. *	PERSONNEL	OPERATIONS	CAPITAL	TOTAL
					FY 2020 - 2021
Street Lighting Administration	1	$ 178,886	$ 251,300	$ 93,626	$ 523,812
Street Lighting Electric Power	0	-	140,000	-	140,000
Street Lighting Energy Savings Lease	0	-	287,188	-	287,188
TOTALS	**1**	**$ 178,886**	**$ 678,488**	**$ 93,626**	**$ 951,000**

* Number of benefitted employees

STREET LIGHTING FUND

Expenditures by Category



SPECIAL SERVICE LIGHTING DISTRICT
OF THE
CITY OF OREM
TENTATIVE BUDGET

FISCAL YEAR 2020-2021

STREET LIGHTING FUND

EXPENSES

Provides administration and maintenance services for the City Street Lighting program and provided funding for the street lighting bonds that paid for the construction of the City-wide street lighting system. In March of 2019, the street lighting fee was continued but modified in order to provide continued funding for maintenance of the street lighting system.

EXPENSE DESCRIPTION	ACTUAL FY '17-'18	ACTUAL FY '18-'19	ESTIMATED ACTUAL FY '19-'20	TENTATIVE BUDGET FY '20-'21
Salaries & Wages - Permanent	$ 56,394	$ 60,102	$ 59,322	$ 62,607
Salaries & Wages - Temporary	26,637	49,937	64,300	64,300
Salaries & Wages - Overtime	8,991	11,417	11,000	11,000
Fringe Benefits	33,746	41,980	39,439	40,979
Subscriptions, Memberships, & Publications	170	90	250	250
Employee Development	931	816	2,350	2,350
Supplies	14,014	11,578	12,500	6,000
Uniforms	18	738	700	700
Equipment	3,574	8,135	15,050	13,500
Fuel	2,170	2,082	3,300	2,800
Electric Power	143,709	132,028	140,000	140,000
Telephone & Communications	1,368	1,206	1,500	2,000
Maintenance & Repair	29,334	18,789	48,290	56,840
Fleet Maintenance Charge	1,536	2,592	3,454	5,017
Facilities Maintenance Charge	-	-	-	791
Professional & Technical Services	-	100	3,250	3,250
Special Departmental Supplies	-	-	700	-
Insurance & Surety	2,500	2,500	3,000	568
Miscellaneous Expenses	5,435	1,908	600	800
Administration Charge	52,657	55,823	56,037	56,302
Purchasing & Warehousing Charge	2,522	8,174	9,458	3,155
Information Technology Charge	3,286	3,602	6,790	8,785
Equipment Lease/Rent	371	780	2,500	2,500
Light System Lease	548,300	-	-	-
Bad Debt Expense	1,523	1,451	2,000	2,000
Depreciation Expense	44,116	60,065	-	-
Street Lighting Construction	-	-	623,000	93,626
Vehicle Replacement & Other Capital Items	-	-	100,326	-
Contributions to Other Funds	422,481	370,393	368,343	370,880
FUND TOTALS	**$ 1,405,783**	**$ 846,286**	**$ 1,577,459**	**$ 951,000**

SPECIAL SERVICE LIGHTING DISTRICT
OF THE
CITY OF OREM
TENTATIVE BUDGET

FISCAL YEAR 2020-2021

FEES &

CHARGES

SPECIAL SERVICE LIGHTING DISTRICT
OF THE
CITY OF OREM
TENTATIVE BUDGET

FISCAL YEAR 2020-2021

STREET LIGHTING FUND

FEES & CHARGES

The City is moving into maintaining a mature street lighting system. The fees listed in the table below will cover ongoing system operations and maintenance with a small capital budget. The City has adopted the new ELU structure to reduce the current fee of $3.25 per month and move toward billing each residence, business, and institution one ELU of $2.39 per month. This new ELU rate will be phased in by neighborhood.

STREET LIGHTING FEE

Fee Description	Proposed Fee
Street Lighting Fee (cost per month):	
Cherry Hill and Lakeview neighborhoods – Effective April 1, 2019	$2.39
All businesses, apartments, institutional accounts (schools, churches, nonprofits, etc.) – Effective July 1, 2019 *	$2.39
Geneva Heights, Windsor, Orem, Orem North, Suncrest, Lakeridge, Stonewood, Sunset Heights East, Orem Park neighborhoods – Effective July 1, 2019	$2.39
Aspen, Heatheridge, Northridge, Sharon, and Sunset Heights West neighborhoods – Effective July 1, 2020	$2.39
All other neighborhoods	$3.25

Effective Date of Fee Change for "All Other Neighborhoods"

Effective July 1, 2021 – Cascade, Hillcrest, Orchard, Sharon Park, and Timpview.

Effective July 1, 2022 – Canyon View

*Businesses will pay their annual street lighting fee upon issuance or renewal of their business license.
(12 Months x $2.39 = $28.68)

SPECIAL SERVICE LIGHTING DISTRICT
OF THE
CITY OF OREM
TENTATIVE BUDGET

FISCAL YEAR 2020-2021

FUND

TRANSFERS

SPECIAL SERVICE LIGHTING DISTRICT
OF THE
CITY OF OREM
TENTATIVE BUDGET

FISCAL YEAR 2020-2021

STREET LIGHTING FUND

OVERVIEW

This section of the FY 2020-2021 Tentative Budget outlines and summarizes the intended transfers of money from the City's Street Lighting Fund to other funds as required under Utah Municipal Code 10-6-135.5(3)(b).

TRANSFERS

The Street Lighting Fund transfers that are not classified as an allocation of costs between funds, are not associated with costs pertaining to the purpose for which this fund was created, and will not be repaid are listed in the table below.

TRANSFER FROM	TRANSFER TO	TRANSFER AMOUNT	% OF TOTAL ENTERPRISE FUND EXPENDITURES
Street Lighting Fund	General Fund	$ 15,000	1.6%

City of Orem
56 North State Street
Orem, Utah 84057
www.orem.org

RESOLUTION NO.

A RESOLUTION BY THE SPECIAL SERVICE LIGHTING DISTRICT OF THE CITY OF OREM, UTAH, TO ADOPT THE TENTATIVE BUDGET FOR FISCAL YEAR 2020-2021 AND SET A PUBLIC HEARING FOR ADOPTION OF THE FINAL BUDGET ON JUNE 16, 2020, AT 6:20 P.M.

WHEREAS on May 12, 2020, the Executive Director provided the Board of Directors with copies of the Tentative Budget; and

WHEREAS the Executive Director has discussed with the Board of Directors in a public work session the budget needs and challenges of the SSLD; and;

WHEREAS on May 12, 2020, the Executive Director formally submitted the tentative budget to the Board of Directors for consideration; and

WHEREAS the Board of Directors desires to make the tentative budget available for public review; and

WHEREAS the Board of Directors desires to set a public hearing for June 16, 2020, at 6:20 p.m. to receive additional public input on the budget.

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

1. The Board of Directors hereby adopts the tentative budget, attached as Exhibit "A."

2. The Board of Directors will conduct a public hearing to accept public input and adopt the final budget on June 16, 2020, at 6:20 p.m.

PASSED AND APPROVED this **12th** day of **May** 2020

_____

SPECIAL SERVICE LIGHTING DISTRICT OF THE CITY OF OREM, by
Richard Brunst, Chair

ATTEST:

_____

JoD'Ann Bates, Secretary

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