



RIVERTON CITY REGULAR CITY COUNCIL MEETING AGENDA

October 15, 2013

Notice is hereby given that the Riverton City Council will hold a **Regular City Council Meeting** beginning at **6:30 p.m.** on **October 15, 2013** at Riverton City Hall, located at 12830 South 1700 West, Riverton, Utah.

1. GENERAL BUSINESS

1. Call to Order and Roll Call
2. Pledge of Allegiance
3. Presentations/Reports
 1. Recognition of Boy Scout Troops
 2. Utah Local Governments Trust – *Greg Baumgartner*
 3. International Days – *Shawnda Bishop*
 4. Jordan School District Bond Issue for November Ballot – *Supt. Patrice Johnson*
4. Public Comments

2. STAFF REPORTS

1. Lance Blackwood, City Manager
2. Safety Training – *Ryan Carter, City Attorney*

3. PUBLIC HEARINGS – 6:30 P.M. – or as soon after as practicable

1. **Public Hearing** – proposed rezone for property located at 2284 West 12600 South from C-PO (Commercial Professional Office) to C-G (Commercial Gateway); *Barbara Grundmann, Applicant – Jason Lethbridge, Planning Manager*
 1. **Ordinance No. 13-19** – Rezoning 1.11 Acres located at 2284 West 12600 South from C-PO (Commercial Professional Office) to C-G (Commercial Gateway), *Barbara Grundmann of American Under Car Properties, Applicant*
2. **Public Hearing** – proposed rezone for 6.8 acres located at 13265 S Lover's Lane R-1 (Residential 1 acre lots) to RR-22 (Rural Residential 1/2 acre lots); *Brant Tuttle, Northern Engineering, Applicant – Jason Lethbridge, Planning Manager*
 1. **Ordinance No. 13-20** – Rezoning 6 Acres located at 13265 South Lovers Lane from R-1 (Residential 1 Acre Lots) to RR-22 (Rural Residential 1/2 Acre Lots), *Brant Tuttle of Northern Engineering, Applicant*

4. DISCUSSION/ACTION ITEMS

1. **Multi-Family Site Plan**, Saddlebrook, 2080 – 2082 West 12600 South, RM-8-D Zone, *Holmes Homes, Applicant – Jason Lethbridge, Planning Manager*

5. CONSENT AGENDA

1. **Minutes:** RCCM 10-01-13
2. **Bond Releases:**
 1. Country Life Care Center – 100%
3. **Resolution No. 13-51** – Appointing Poll Workers to serve in the 2013 Municipal General Election – *Virginia Loader, Recorder*
4. **Resolution No. 13-52** – Authorizing the adoption of an amended and restated Interlocal Agreement adding new member agencies to the Salt Lake Valley Emergency Communications Center (VECC) – *Ryan Carter, City Attorney*
5. **Resolution No. 13-53** - Expressing support for preservation of the Federal Tax Exemption on Municipal Bond Interest Income – *Jeff Hawker, Asst. City Manager*

6. ELECTED OFFICIAL REPORTS

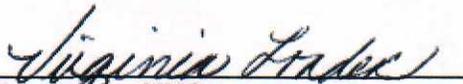
1. Mayor Bill Applegarth
2. Council Member Brent Johnson
3. Council Member Al Leavitt
4. Council Member Sheldon Stewart
5. Council Member Tracy Thaxton
6. Council Member Roy Tingey

7. UPCOMING MEETINGS

1. November 5, 2013 – *Election Day - No Meeting Scheduled*
2. November 19, 2013 – Regular City Council Meeting – 6:30 p.m.
3. December 3, 2013 – Regular City Council Meeting – 6:30 p.m.
4. December 17, 2013 – *No Meeting Scheduled*

8. ADJOURN

Dated this 10th day of October 2013


Virginia Loader, MMC
Riverton City Recorder

Public Comment Procedure

At each Regular City Council Meeting any person wishing to comment on any item not otherwise on the Agenda may address the Governing Body during the Public Comment period. The comment period is limited to 30 minutes. Any person wishing to comment shall limit their comments to no more than three (3) minutes, unless additional time is authorized by the Mayor. Citizen groups will be asked to appoint a spokesperson, who shall limit their comments to no more than five (5) minutes. All comments shall be directed to the Mayor and City Council. No person addressing the Governing Body during the comment period shall be allowed to comment more than once during that comment period. Speakers should not expect any debate or dialogue with the Mayor, City Council or City Staff during the meeting.

In compliance with the Americans with Disabilities Act, individuals needing special accommodations or assistance during this meeting shall notify the City Recorder's Office at 801-208-3126, at least 24 hours prior to the meeting. Accessible parking and entrance are located on the south end of the building with elevator access to the City Council Chambers located on the second floor.

Certificate of Posting

I, Virginia Loader, the duly appointed and acting Recorder for Riverton City certify that, at least 24 hours prior to such meeting, the foregoing City Council Agenda was emailed to the Salt Lake Tribune, Deseret News and the South Valley Journal. A copy of the Agenda was also posted in the City Hall Lobby, on the City's Website at www.rivertoncity.com, and on the Utah Public Meeting Notice Website at <http://pmn.utah.gov>.

Dated this 10th day of October 2013

Virginia Loader, MMC
Recorder

To receive City Council Agendas electronically, please email your request to
vloader@rivertoncity.com



Issue Paper

Item No. 3.1

Presenter/Submitted By:	Jason Lethbridge, Planning Manager	
Subject: REZONE, REZONE 1.11 ACRES LOCATED AT 2284 WEST 12600 SOUTH FROM C-PO (COMMERCIAL PROFESSIONAL OFFICE) TO C-G (COMMERCIAL GATEWAY), BARBARA GRUNDMANN OF AMERICAN UNDER CAR PROPERTIES, APPLICANT.	Meeting Date: October 15, 2013	
	Fiscal Impact: N/A	
	Funding Source: N/A	
Background: Barbara Grundmann of American Under Car Properties has submitted an application requesting that property located at 2284 West 12600 South be rezoned from C-PO (Commercial Professional Office) to C-G (Commercial Gateway). The property is currently vacant. To the north of the subject property is the Country View Condominium development which is zoned RM-8 (Residential multi-family 8 units per acre). To the east property is zoned C-D (Commercial Downtown) and is currently occupied by a mortuary / funeral home. To the west property is zoned RR-22 (Rural Residential ½ acre lots) and is occupied by a residential structure. Property on the south side of 12600 South is zoned C-PO and R-4 (Residential ¼ acre lots). The applicant is requesting that 1.11 acres be rezoned in order to accommodate a proposed automobile repair and maintenance business. The C-PO zone does not allow such uses to occur. The C-G zone has been recently amended to allow automobile repair and related services to occur as a conditional use permit.		
Recommendation: On September 12, 2013, the Planning Commission voted to recommend APPROVAL of this rezone application.		
Proposed Motion "I move the City Council ADOPT <u>Ordinance No. 13-19</u> , rezoning property located at 2284 West 12600 South from C-PO (Commercial Professional Office) to C-G (Commercial Gateway)." 		

RIVERTON CITY, UTAH
ORDINANCE NO. 13-19

AN ORDINANCE REZONING 1.11 ACRES LOCATED AT 2284 WEST 12600 SOUTH FROM C-PO (COMMERCIAL PROFESSIONAL OFFICE) TO C-G (COMMERCIAL GATEWAY), BARBARA GRUNDMANN OF AMERICAN UNDER CAR PROPERTIES, APPLICANT

WHEREAS, the Riverton City Planning Commission has received public input and made a recommendation regarding the above listed rezone; and,

WHEREAS, the City Council has held a public hearing to consider said rezone; and,

WHEREAS, the Riverton City Council has determined that it is in the best interest of the public to amend the Riverton City Zoning Map to make the proposed amendment from the current designation of C-PO to **C-G (COMMERCIAL GATEWAY)**

NOW THEREFORE, BE IT ORDAINED by the City Council of Riverton City, Utah as follows:

Section 1. The Riverton City Zoning Map shall be, and hereby is, amended to reflect the changes as shown in Exhibit "A" attached hereto.

Section 2. This ordinance shall take effect upon passage.

PASSED AND APPROVED by the City Council of Riverton, Utah, on this 15th day of October, 2013 by the following vote:

Council Member Sheldon Stewart	<input type="checkbox"/>	Yes	<input type="checkbox"/>	No
Council Member Brent Johnson	<input type="checkbox"/>	Yes	<input type="checkbox"/>	No
Council Member Al Leavitt	<input type="checkbox"/>	Yes	<input type="checkbox"/>	No
Council Member Tracy Thaxton	<input type="checkbox"/>	Yes	<input type="checkbox"/>	No
Council Member Roy Tingey	<input type="checkbox"/>	Yes	<input type="checkbox"/>	No

RIVERTON CITY

[SEAL]

ATTEST:

Bill Applegarth, Mayor

Virginia Loader, MMC
City Recorder

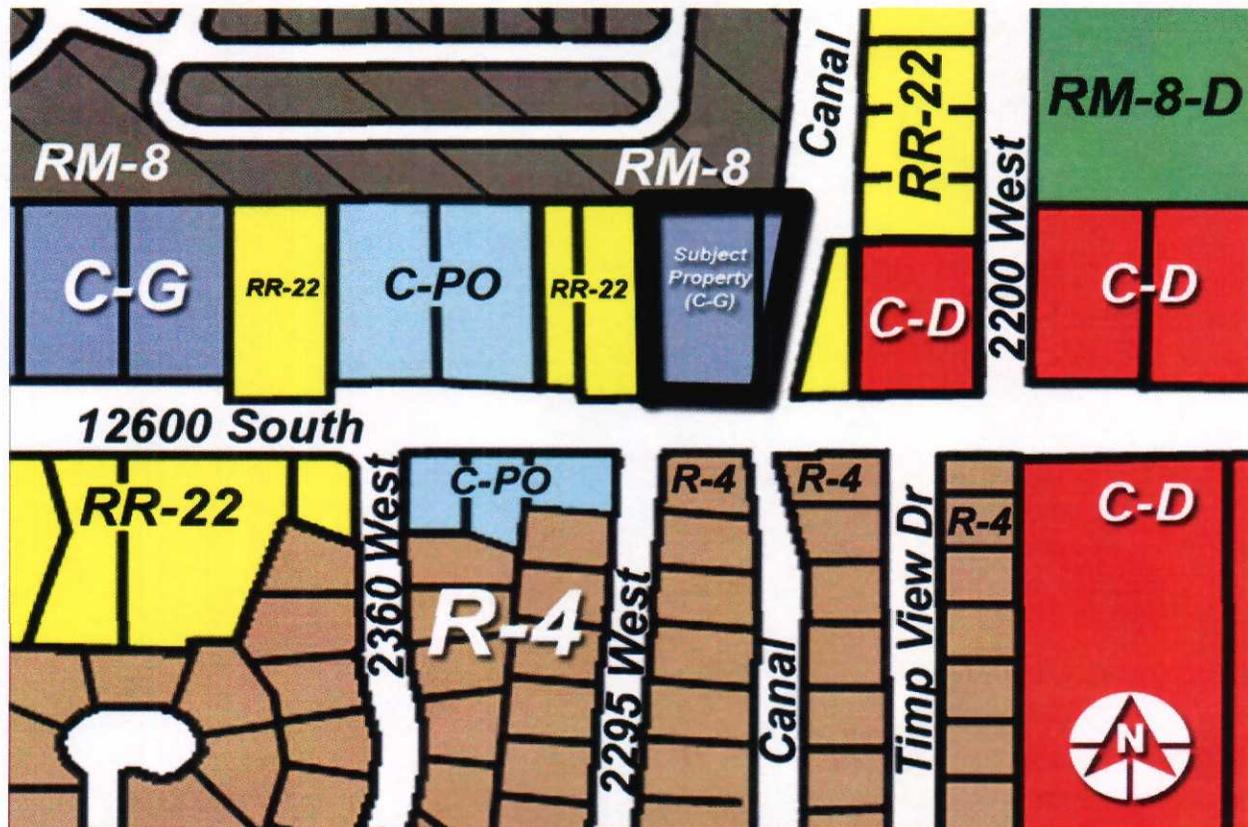


Exhibit A 1

**RIVERTON CITY
MEMORANDUM**

TO: Honorable Mayor and City Council

FROM: Planning Department

DATE: October 15, 2013

SUBJECT: REZONE, REZONE 1.11 ACRES LOCATED AT 2284 WEST 12600 SOUTH FROM C-PO (COMMERCIAL PROFESSIONAL OFFICE) TO C-G (COMMERCIAL GATEWAY), BARBARA GRUNDMANN OF AMERICAN UNDER CAR PROPERTIES, APPLICANT.

PL NO.: 13-4008 – GRUNDMANN REZONE

On September 12, 2013, the Planning Commission voted to recommend APPROVAL of this rezone application. Minutes from that meeting are attached below. The Planning Commission recommended the following motion:

I move the City Council ADOPT Ordinance #13-19, rezoning property located at 2284 West 12600 South from C-PO (Commercial Professional Office) to C-G (Commercial Gateway).

BACKGROUND

Barbara Grundmann of American Under Car Properties has submitted an application requesting that property located at 2284 West 12600 South be rezoned from C-PO (Commercial Professional Office) to C-G (Commercial Gateway). The property is currently vacant. To the north of the subject property is the Country View Condominium development which is zoned RM-8 (Residential multi-family 8 units per acre). To the east property is zoned C-D (Commercial Downtown) and is currently occupied by a mortuary / funeral home. To the west property is zoned RR-22 (Rural Residential ½ acre lots) and is occupied by a residential structure. Property on the south side of 12600 South is zoned C-PO and R-4 (Residential ¼ acre lots).

The applicant is requesting that 1.11 acres be rezoned in order to accommodate a proposed automobile repair and maintenance business. The C-PO zone does not allow such uses to occur. The C-G zone has been recently amended to allow automobile repair and related services to occur as a conditional use permit.

The property is master planned as Business Park in Riverton City's current General Plan. This designation is not being considered for change with the current General Plan amendment and will retain this designation. The Business Park designation includes both the C-PO zone as well as the C-G zone. Therefore a change in zoning to C-G does not go contrary to the General Plan.

The main differences between the C-PO zone and the C-G zone being considered for this property are uses. The C-G zone allows a wider variety of commercial uses, some of them being more intensive commercial activities than would be found in the C-PO zone. The C-PO zone was created exclusively for professional office, business, and professional services types of commercial activities. Retail, automotive, repair and other similar commercial activities are not permitted in the C-PO zone. Therefore, the Planning Commission needs to determine whether the C-G zone and its wider range of commercial activities is appropriate for this parcel and location. Keep in mind there is a Firestone tire store just east in the area zoned C-D and not much farther to the west property is already zoned C-G.

Staff is supporting this rezone request as it does not go contrary to the General Plan and the area already has substantial zoning and activities in harmony with what is being requested by the applicant.

Zoning Ordinance Compliance Checklist	
Meets Criteria	Part 12-200-10 Amendments
Yes	<p>1. The proposed amendment will place all property similarly situated into the same zoning classification or in complementary classifications.</p> <p style="text-align: center;"><i>The area includes a substantial amount of commercial activity, and the property is already zoned for Professional Office use.</i></p>
Yes	<p>2. All uses permitted under the proposed zoning amendment are in the general public interest and not merely in the interest of an individual or small group.</p> <p style="text-align: center;"><i>The development of a diversity of commercial uses in Riverton City is in the general public interest.</i></p>
Yes	<p>3. All uses permitted under the proposed zoning classification amendment will be appropriate in the area to be included in the proposed zoning amendment.</p> <p style="text-align: center;"><i>The area includes a mix of commercial and office uses, with commercial properties zoned both Professional Office and Commercial Gateway.</i></p>
Yes	<p>4. The character of the neighborhood will not be adversely affected by any use permitted in the proposed zoning classification.</p> <p style="text-align: center;"><i>The proposed zone is compatible with the surrounding neighborhoods.</i></p>
Yes	<p>5. The proposed zoning amendment is consistent with the City's Master Plan.</p> <p style="text-align: center;"><i>The General Plan designates this property for commercial development.</i></p>

Levels of Service Compliance

Applicants for development approvals and building permits must demonstrate that all necessary public facilities and services are available and adequate at specified Levels of Service standards within the City.

<i>Levels of Service Compliance Checklist</i>	
<i>Complies</i>	Levels of Service
Yes	<p>1. Culinary Water. Evidence to demonstrate meeting this level of service shall include the best estimate of the proposed gallons per day needs of the entire project and the effect the project on existing psi pressure in the affected public water system.</p> <p><input type="checkbox"/> No issues from the Water Department</p>
Yes	<p>2. Fire Protection. Evidence to demonstrate meeting this level of service shall include a projection of the size of lines within the proposed system and projected pressure within the system shall be included.</p> <p><input type="checkbox"/> No issues from Fire Department.</p>
Yes	<p>3. Sanitary sewer. Evidence to demonstrate meeting this level of service shall include the satisfactory compliance with the sanitary sewer specification of the Salt Lake County Sewage Improvement District #1.</p> <p><input type="checkbox"/> No issues from Staff. Sewer is an issue between developers and the Sewer District.</p>
Yes	<p>4. Storm Drainage. Evidence to demonstrate meeting this level of service shall demonstrate viable connection to a municipal storm drainage system.</p> <p><input type="checkbox"/> No issues from Staff</p>
Yes	<p>5. Transportation. Evidence to demonstrate meeting this level of service may include a transportation study estimating the number of average daily trips and distribution that the proposed development will generate.</p>

<input type="checkbox"/> An access permit will be required through UDOT for access to/from 12600 South.

ATTACHMENTS:

The following items are attached for your review:

1. A copy of the Rezone application.
2. An 8.5" x 11" copy of the Current Zoning Map
3. An 8.5" x 11" copy of the Possible Zoning Map
4. An 8.5" x 11" copy of the General Plan Designation
5. An 8.5" x 11" copy of the aerial view.

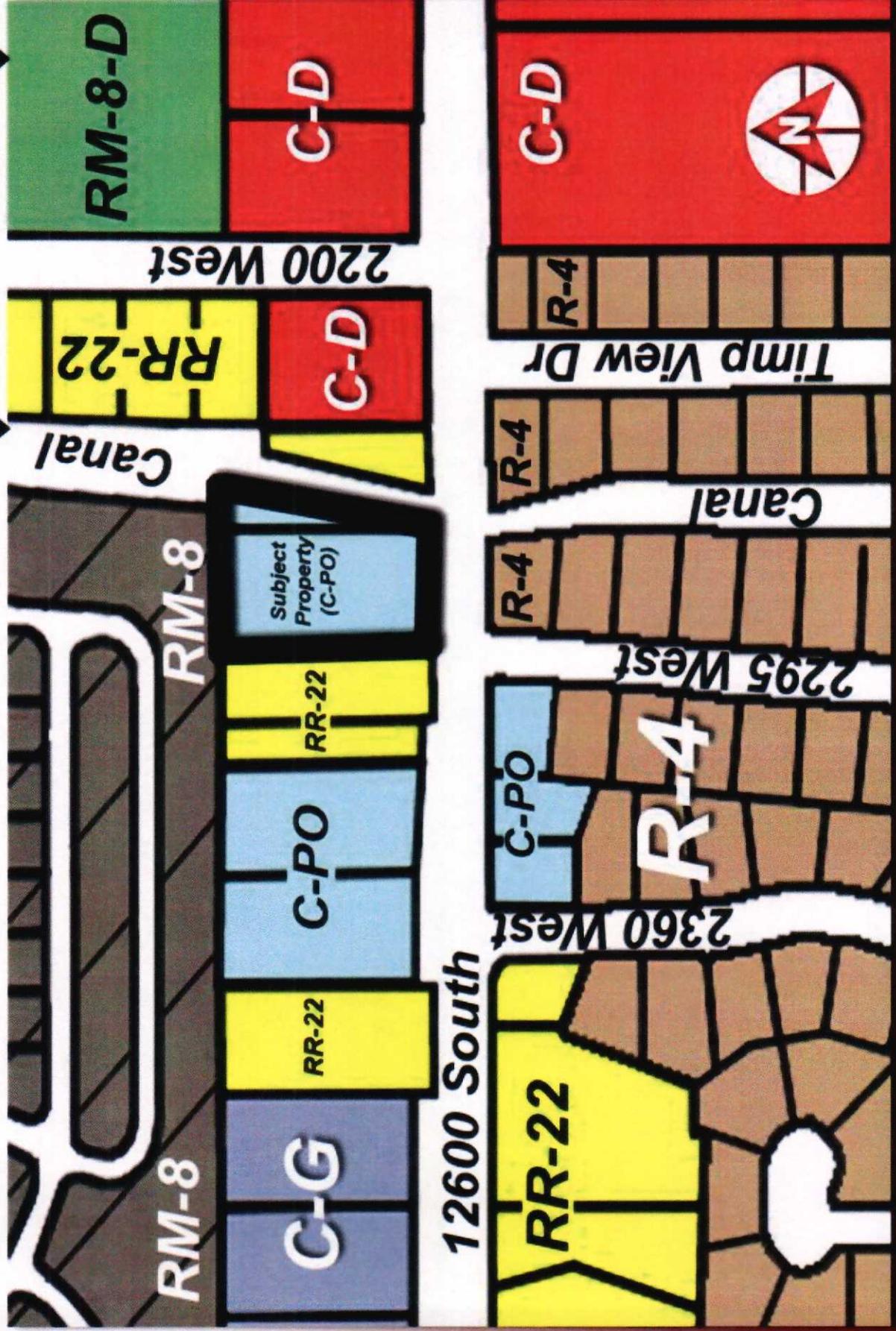
GRUNDMANN REZONE

Aerial View



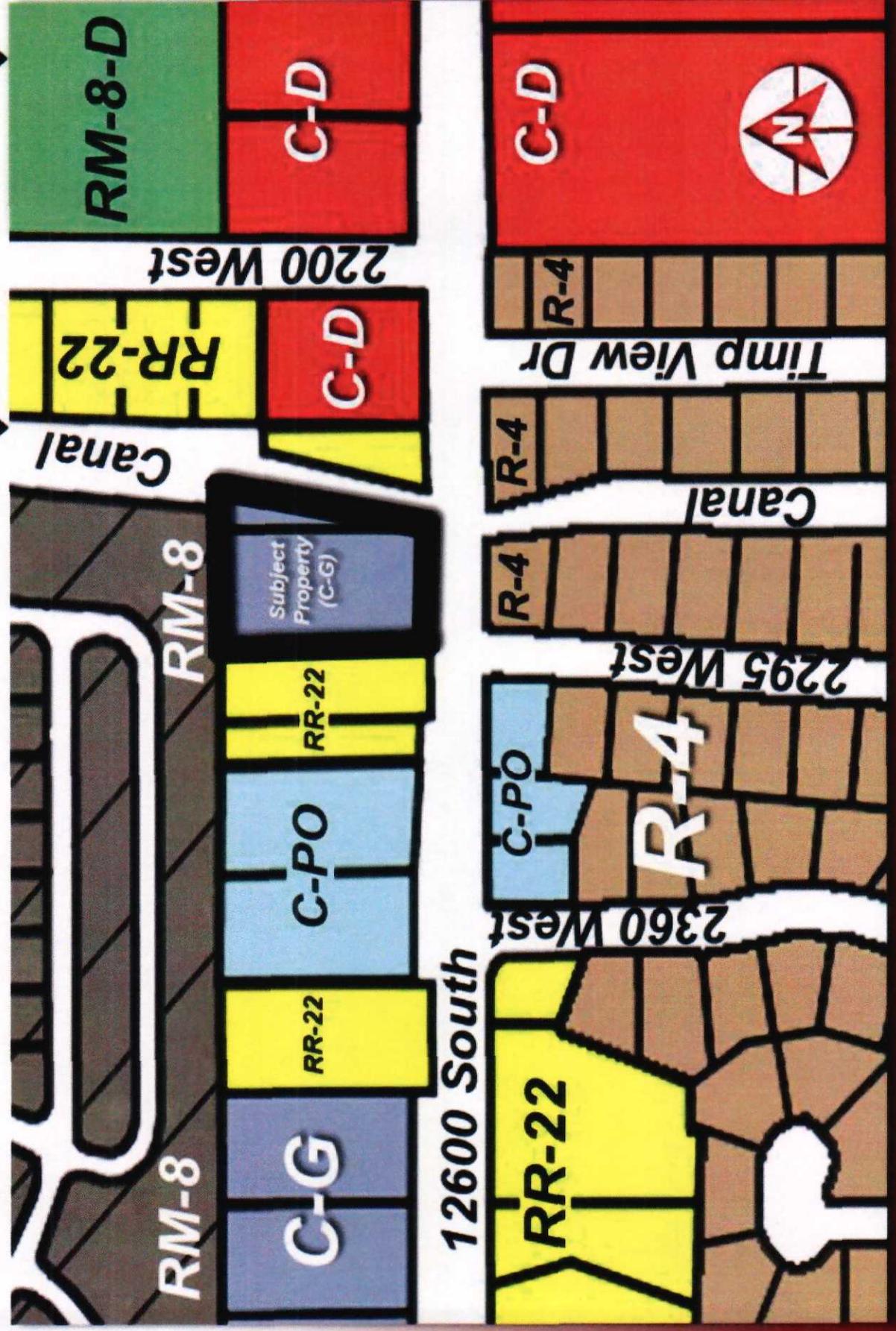
GRUNDMANN REZONE

Current Zoning



GRUNDMANN REZONE

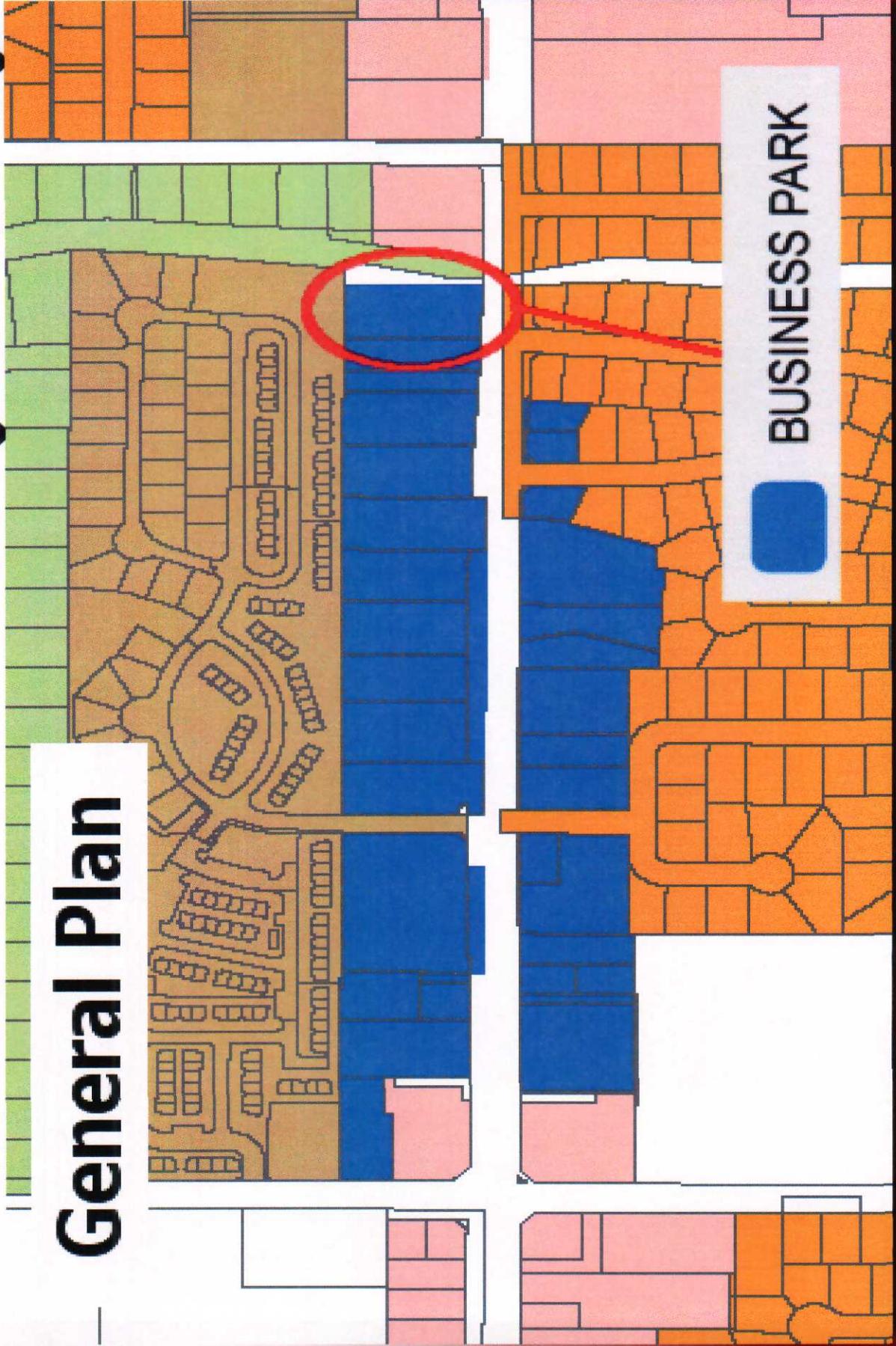
Proposed Zoning



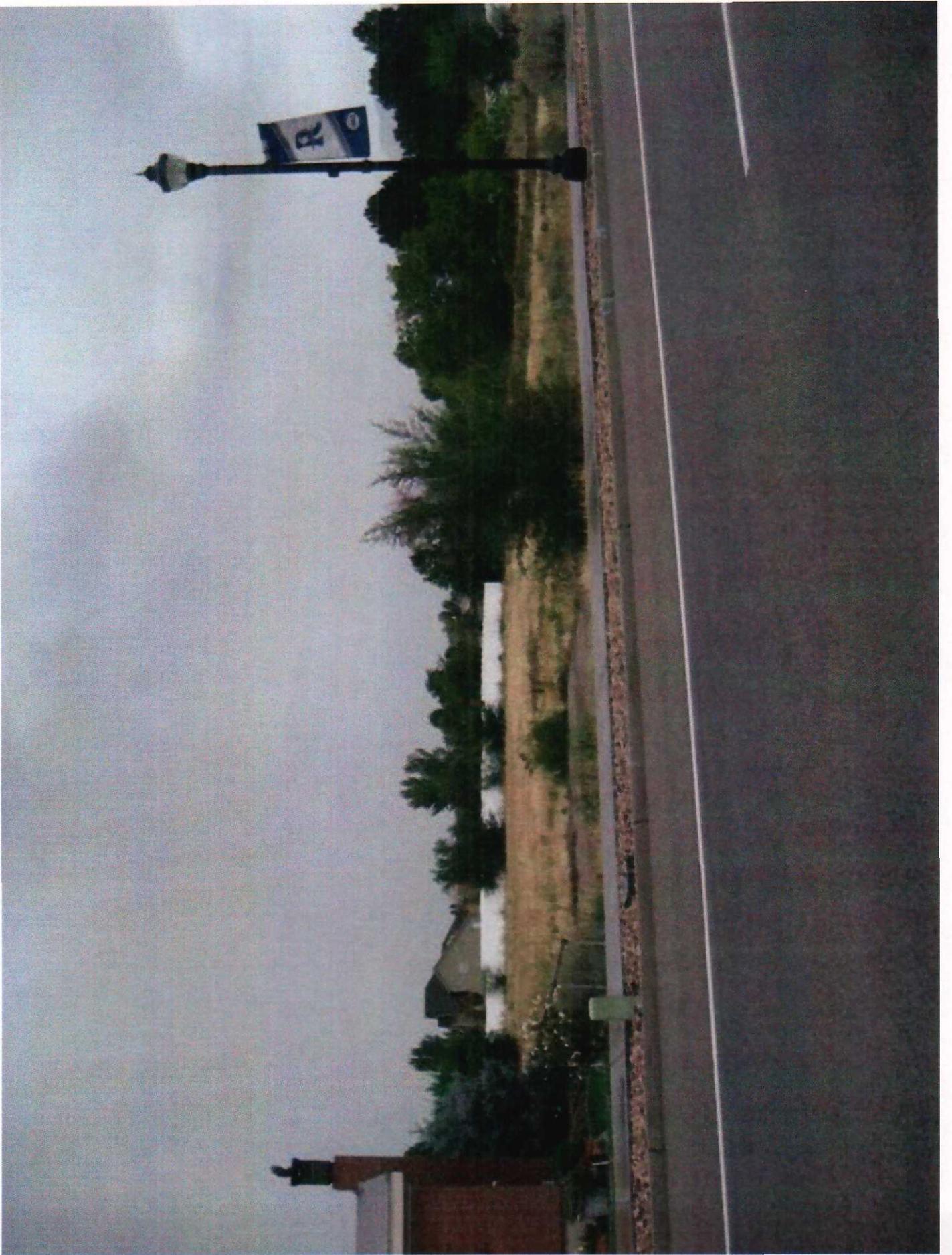
GRUNDMANN REZONE

Proposed Zoning

General Plan







1 RIVERTON CITY PLANNING COMMISSION
2 MEETING MINUTES

3
4 September 12, 2013

5
6 The Riverton City Planning Commission convened at 6:30 p.m. in the Riverton City
7 Municipal Building, 12830 South 1700 West, Riverton, Utah.

8
9 Planning Commission Members:

Staff:

10
11 Brian Russell
12 Dennis Hansen
13 Kent Hartley
14 Scott Kochevar
15 Larry Brown
16 Cade Bryan
17 Taylor Morrill

Andrew Aagard, City Planner
Casey Taylor, Attorney

18
19 Chair Kent Hartley led the Pledge of Allegiance and called the Meeting to order.

20
21 I. PUBLIC HEARINGS

22
23 A. 13-4008, REZONE, REZONE 1.11 ACRES LOCATED AT 2284 WEST 12600 SOUTH
24 FROM C-PO (COMMERCIAL PROFESSIONAL OFFICE) TO C-G (COMMERCIAL
25 GATEWAY,) BARBARA GRUNDMANN OF AMERICAN UNDER CAR PROPERTIES,
26 APPLICANT.

27
28 City Planner, Andrew Aagard, presented the staff report and stated that the property is
29 currently vacant. He explained that the surrounding properties are zoned as follows:

- 30
- 31 • The Country View Condominium Development lies north of the property, and is
32 currently zoned RM-8.
 - 33
 - 34 • The property to the east is zoned as Downtown Commercial, and is currently occupied
35 by a mortuary business.
 - 36
 - 37 • The property to the west is zoned as RR-22. The property to the south is zoned R-4.
 - 38

39 The applicant requested the re-zone to accommodate a proposed automobile repair and
40 maintenance business, which is a conditional use in the Gateway Commercial zone. The C-
41 PO zone does not allow for such use to occur, however, the C-G zoning ordinance was
42 recently amended to accommodate it.

43
44 The property is master planned as a business park in Riverton City's current General Plan.
45 The proposed location is not being considered for a change in Riverton City's General Plan
46 Amendment. The Business Park designation includes both C-PO and C-G zoning; therefore,
47 the applicant's proposed change does not contradict the City's General Plan. The main
48 differences between the two types of zoning are that the C-G Zone offers a wider variety of

1 commercial activities. The C-PO zoning was created exclusively for business offices and
2 professional services.

3
4 Mr. Aagard noted that a tire store is located to the east, in the Downtown Commercial area,
5 adjacent to the mortuary. Staff supported the rezone request, as it is not contrary to the
6 Riverton City General Plan. In addition, the area already has substantial zoning and activities
7 that are in harmony with what the applicant is requesting.

8
9 A question was raised as to whether there is a maximum allowable number of auto shops in a
10 given area. It was noted that there are already several auto repair shops in the immediate
11 area. Mr. Aagard informed the Commission that current City codes do not contain relevant
12 restrictions to this request.

13
14 The public hearing was opened. There were no public comments. The public hearing was
15 closed.

16
17 **Commissioner Russell moved that the Planning Commission recommend APPROVAL**
18 **of Application # PL 13-4008 rezoning property located at 2284 West 12600 South from**
19 **C-PO (Commercial Professional Office) to C-G (Commercial Gateway.) Commissioner**
20 **Brown seconded the motion. Vote on motion: Brian Russell – Aye; Dennis Hansen –**
21 **Nay; Kent Hartley – Aye; Cade Bryant – Aye; Taylor Morrill – Aye; Scott Kochevar –**
22 **Aye; Larry Brown – Aye. The motion passed 6-to-1.**

23
24 **B. 13-2014, CONDITIONAL USE PERMIT, DEVELOPMENT OF 2 LOTS ON A PRIVATE**
25 **LANE, 11634 SOUTH 1350 WEST, R-3 ZONE, CLINT OLSON, APPLICANT.**

26
27 Mr. Aagard presented the staff report and stated that all surrounding properties are also
28 zoned R-3. The subject property lies directly adjacent to the Midas Creek Channel, which
29 separates the property from the existing Creek Haven subdivision. He reported that when the
30 subdivision was approved by the City Council, a stub road was left for a potential crossing to
31 the property on the north side of the Midas Creek Channel, which is owned by the applicant.

32
33 Mr. Aagard read from Riverton City Ordinance 17.05.120 which states that public street
34 systems are encouraged. In other words, whenever possible, Riverton City supports
35 development on public rights-of-way. The subdivision of lots on private lanes is optional
36 when a public street is not feasible or is an effective means of developing property. As long
37 as the proposed private lane meets at least two of the criteria listed in the ordinance, the
38 Planning Commission is able to approve requests for private drives.

39
40 The criteria listed in the ordinance were as follows:

- 41
- 42 • A pre-existing lot of record, which has no frontage or adequate property to construct a
43 public street;
 - 44
 - 45 • It can be demonstrated by the applicant that the property cannot be physically
46 subdivided with public streets either now or in the foreseeable future;



Issue Paper

Item No. 3.2

Presenter/Submitted By:	Jason Lethbridge, Planning Manager	
Subject: REZONE, REZONE 6 ACRES LOCATED AT 13265 SOUTH LOVERS LANE FROM R-1 (RESIDENTIAL 1 ACRE LOTS) TO RR-22 (RURAL RESIDENTIAL ½ ACRE LOTS), BRANT TUTTLE OF NORTHERN ENGINEERING, APPLICANT	Meeting Date: October 15, 2013	
	Fiscal Impact: N/A	
	Funding Source: N/A	
Background: <p>Brant Tuttle of Northern Engineering has submitted an application requesting that 6 acres located at 13265 South Lovers Lane be rezoned from R-1 (Residential 1 acre lots) to RR-22 (Rural Residential ½ acre lots). The property currently has two zoning districts. The northwest corner of the parcel is currently zoned RR-22 while the majority of remainder of the property is zoned R-1. Property to the north is currently zoned both RR-22 and R-1. To the east and south property is zoned R-1 and to the west property is zoned both R-1 and RR-22.</p> <p>The main differences between the R-1 and RR-22 zone being considered for this property are lot size minimum. The R-1 zone requires a minimum lot size of 1 acre or 43,560 square feet. The RR-22 zone requires a minimum lot size of ½ acre or 21,780 square feet. All land uses permitted in the R-1 zone are also permitted in the RR-22 zone, including the ownership of large animals.</p> <p>Riverton City's General Plan designates this entire area as Estate Density Residential. This designation requires ½ acre lots or larger. Both the R-1 and RR-22 zones comply with this designation and the requested rezone does comply with the City's recently approved General Plan.</p>		
Recommendation: <p>On September 26, 2013, the Planning Commission voted to recommend APPROVAL of this rezone application.</p>		
Proposed Motion <p>"I move that the City Council ADOPT <u>Ordinance No. 13-20</u>, rezoning property located at 13265 S Lovers Lane from R-1 (Residential 1 acre lots) to RR-22 (Rural Residential ½ acre lots)."</p>		

RIVERTON CITY, UTAH
ORDINANCE NO. 13-20

**AN ORDINANCE REZONING 6 ACRES LOCATED AT 13265 SOUTH LOVERS LANE
FROM R-1 (RESIDENTIAL 1 ACRE LOTS) TO RR-22 (RURAL RESIDENTIAL ½
ACRE LOTS), BRANT TUTTLE OF NORTHERN ENGINEERING, APPLICANT**

WHEREAS, the Riverton City Planning Commission has received public input and made a recommendation regarding the above listed rezone; and,

WHEREAS, the City Council has held a public hearing to consider said rezone; and,

WHEREAS, the Riverton City Council has determined that it is in the best interest of the public to amend the Riverton City Zoning Map to make the proposed amendment from the current designation of R-1 to **RR-22 (RURAL RESIDENTIAL ½ ACRE LOTS)**

NOW THEREFORE, BE IT ORDAINED by the City Council of Riverton City, Utah as follows:

Section 1. The Riverton City Zoning Map shall be, and hereby is, amended to reflect the changes as shown in Exhibit "A" attached hereto.

Section 2. This ordinance shall take effect upon passage.

PASSED AND APPROVED by the City Council of Riverton, Utah, on this 15th day of October, 2013 by the following vote:

Council Member Sheldon Stewart	_____	Yes	_____	No
Council Member Brent Johnson	_____	Yes	_____	No
Council Member Al Leavitt	_____	Yes	_____	No
Council Member Tracy Thaxton	_____	Yes	_____	No
Council Member Roy Tingey	_____	Yes	_____	No

RIVERTON CITY

[SEAL]

ATTEST:

Bill Applegarth, Mayor

Virginia Loader, MMC
City Recorder

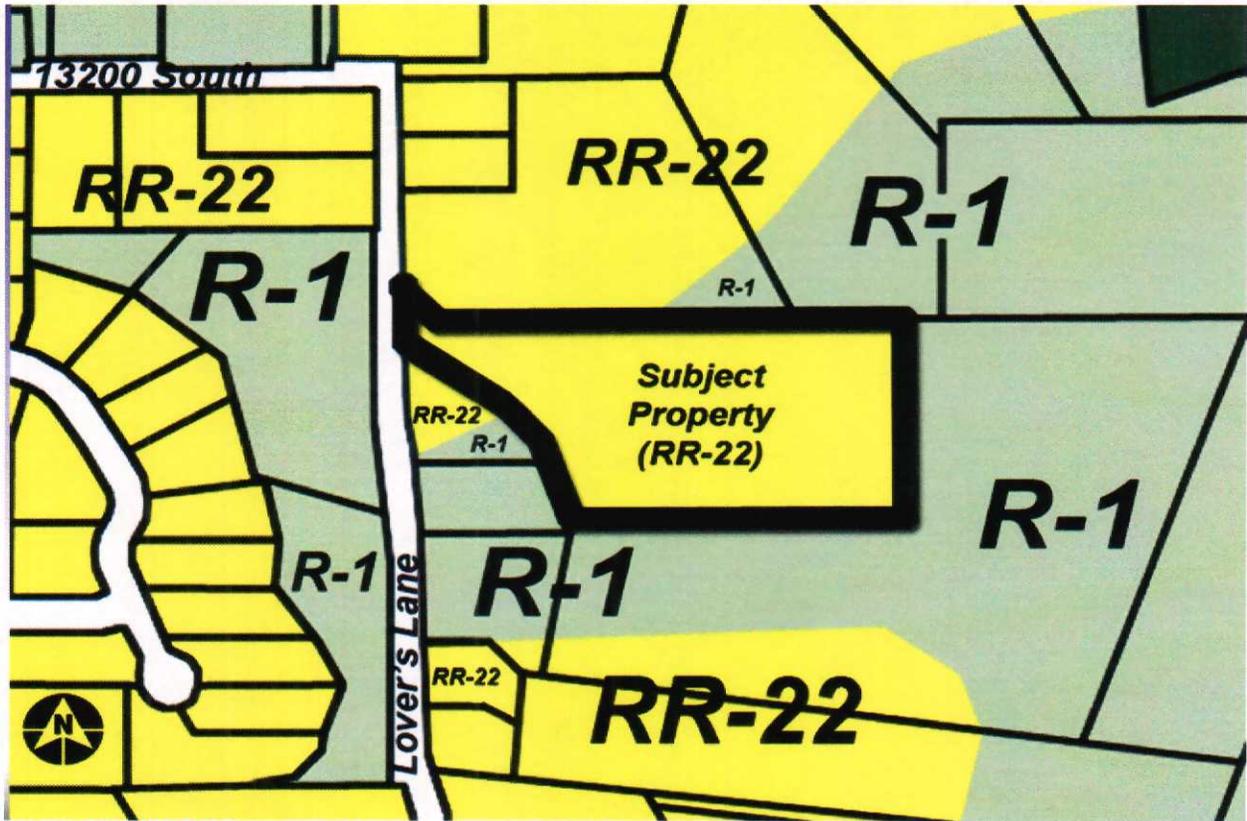


Exhibit A 1

**RIVERTON CITY
MEMORANDUM**

TO: Honorable Mayor and City Council

FROM: Planning Department

DATE: October 15, 2013

SUBJECT: REZONE, REZONE 6 ACRES LOCATED AT 13265 SOUTH LOVERS LANE FROM R-1 (RESIDENTIAL 1 ACRE LOTS) TO RR-22 (RURAL RESIDENTIAL ½ ACRE LOTS), BRANT TUTTLE OF NORTHERN ENGINEERING, APPLICANT

PL NO.: 13-4010 – DILLMAN REZONE

On September 26, 2013, the Planning Commission voted to recommend APPROVAL of this rezone application. Minutes from that meeting are included below. The Planning Commission recommended the following motion:

I move that the City Council ADOPT Ordinance #13-20, rezoning property located at 13265 S Lovers Lane from R-1 (Residential 1 acre lots) to RR-22 (Rural Residential ½ acre lots).

BACKGROUND

Brant Tuttle of Northern Engineering has submitted an application requesting that 6 acres located at 13265 South Lovers Lane be rezoned from R-1 (Residential 1 acre lots) to RR-22 (Rural Residential ½ acre lots). The property currently has two zoning districts. The northwest corner of the parcel is currently zoned RR-22 while the majority of remainder of the property is zoned R-1. Property to the north is currently zoned both RR-22 and R-1. To the east and south property is zoned R-1 and to the west property is zoned both R-1 and RR-22.

The main differences between the R-1 and RR-22 zone being considered for this property are lot size minimum. The R-1 zone requires a minimum lot size of 1 acre or 43,560 square feet. The RR-22 zone requires a minimum lot size of ½ acre or 21,780 square feet. All land uses permitted in the R-1 zone are also permitted in the RR-22 zone, including the ownership of large animals.

Riverton City's General Plan designates this entire area as Estate Density Residential. This designation requires ½ acre lots or larger. Both the R-1 and RR-22 zones comply with this designation and the requested rezone does comply with the City's recently approved General Plan.

It is anticipated that by rezoning the subject property to RR-22 that a subdivision of land may occur on this property and that questions will be asked regarding the number of lots that will be created from the 6 acres. This is not the hearing to discuss subdivision issues as there are many issues that dictate lot configuration such as slope, drainage, existing water on site, roadways, etc. Those issues will be discussed in detail at such time a subdivision application is submitted. This application should focus entirely on the land being zoned RR-22 versus its current R-1 zoning designation.

Staff is supporting this rezone request as it does not go contrary to the General Plan and the area already has substantial zoning and activities that are in harmony with what is being requested by the applicant.

Zoning Ordinance Compliance Checklist	
Meets Criteria	Part 12-200-10 Amendments
Yes	<p>1. The proposed amendment will place all property similarly situated into the same zoning classification or in complementary classifications.</p> <p style="padding-left: 40px;">All property in this area is utilized as residential, the use of the land is not changing, only the minimum lot size is being considered.</p>
Yes	<p>2. All uses permitted under the proposed zoning amendment are in the general public interest and not merely in the interest of an individual or small group.</p> <p style="padding-left: 40px;">The development of a diversity of lot sizes in Riverton City is in the general public interest.</p>
Yes	<p>3. All uses permitted under the proposed zoning classification amendment will be appropriate in the area to be included in the proposed zoning amendment.</p> <p style="padding-left: 40px;">There are no changes to permitted and conditional uses resulting from a change in zoning from R-1 to RR-22.</p>
Yes	<p>4. The character of the neighborhood will not be adversely affected by any use permitted in the proposed zoning classification.</p> <p style="padding-left: 40px;">The RR-22 zone does not permit any use that is not in character with the surrounding residential subdivisions.</p>
Yes	<p>5. The proposed zoning amendment is consistent with the City's Master Plan.</p> <p style="padding-left: 40px;">The General Plan designates this property as Estate Density residential. The RR-22 zone complies with this designation.</p>

Levels of Service Compliance

Applicants for development approvals and building permits must demonstrate that all necessary public facilities and services are available and adequate at specified Levels of Service standards within the City.

<i>Levels of Service Compliance Checklist</i>	
<i>Complies</i>	Levels of Service
Yes	<p>1. Culinary Water. Evidence to demonstrate meeting this level of service shall include the best estimate of the proposed gallons per day needs of the entire project and the effect the project on existing psi pressure in the affected public water system.</p> <p><input type="checkbox"/> No issues from the Water Department</p>
Yes	<p>2. Fire Protection. Evidence to demonstrate meeting this level of service shall include a projection of the size of lines within the proposed system and projected pressure within the system shall be included.</p> <p><input type="checkbox"/> No issues from Fire Department.</p>
Yes	<p>3. Sanitary sewer. Evidence to demonstrate meeting this level of service shall include the satisfactory compliance with the sanitary sewer specification of the Salt Lake County Sewage Improvement District #1.</p> <p><input type="checkbox"/> No issues from Staff. Sewer is an issue between developers and the Sewer District.</p>
Yes	<p>4. Storm Drainage. Evidence to demonstrate meeting this level of service shall demonstrate viable connection to a municipal storm drainage system.</p> <p><input type="checkbox"/> No issues from Staff</p>
Yes	<p>5. Transportation. Evidence to demonstrate meeting this level of service shall include a transportation study estimating the number of average daily trips and distribution that the proposed development will generate.</p>

<input type="checkbox"/> No issues from staff.
--

ATTACHMENTS:

The following items are attached for your review:

1. A copy of the Rezone application.
2. An 8.5" x 11" copy of the Current Zoning Map
3. An 8.5" x 11" copy of the Possible Zoning Map
4. An 8.5" x 11" copy of the General Plan Designation
5. An 8.5" x 11" copy of the aerial view.

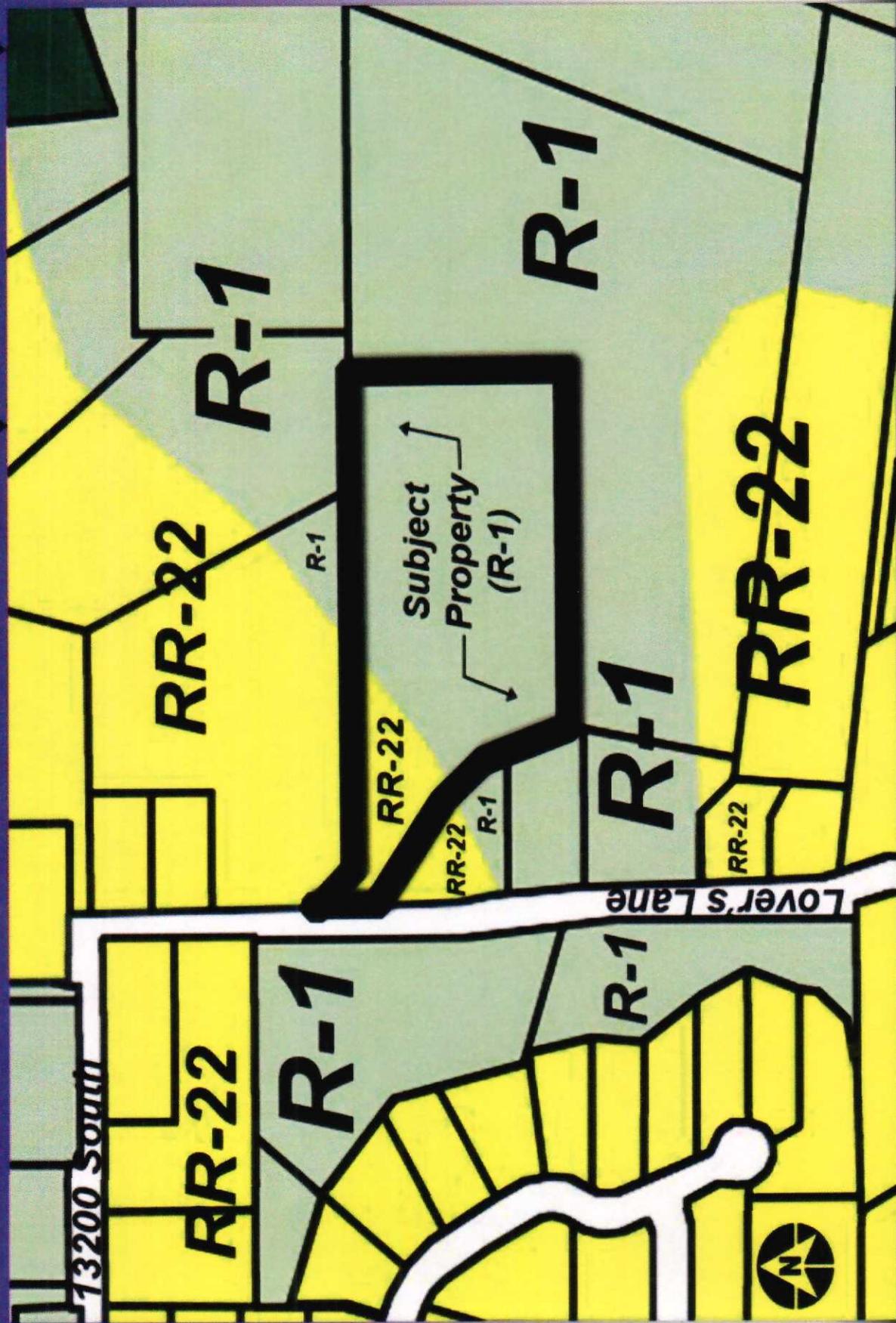
DILLMAN REZONE

Aerial View



DILLMAN REZONE

Current Zoning



DILLMAN REZONE

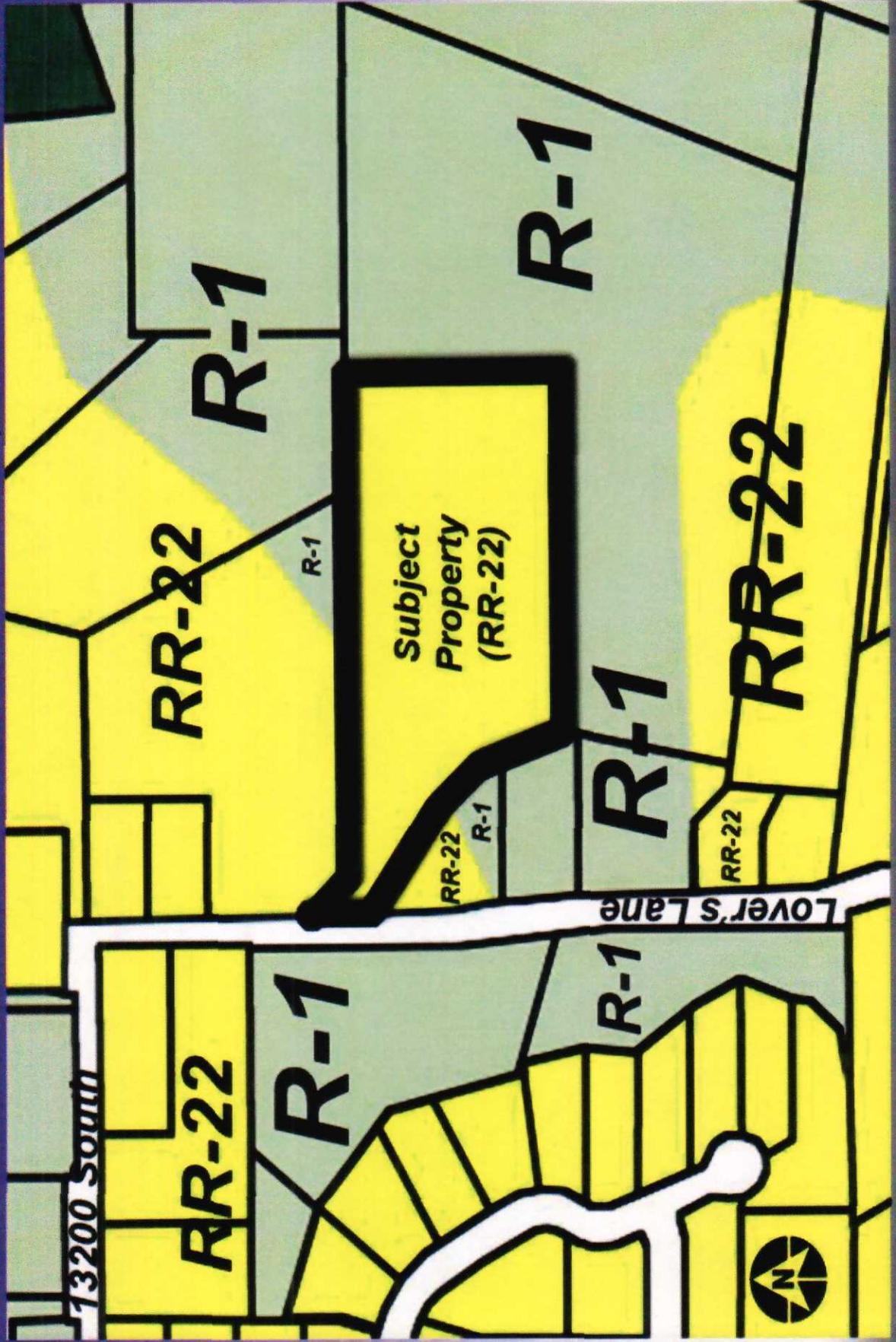
General Plan

ESTATE DENSITY RESIDENTIAL
MIN 21,780 SF



DILLMAN REZONE

Proposed Zoning



1 RIVERTON CITY PLANNING COMMISSION
2 MEETING MINUTES

3
4 September 26, 2013

5
6 The Riverton City Planning Commission convened at 6:30 p.m. in the Riverton City
7 Municipal Building, 12830 South 1700 West, Riverton, Utah.

8
9 Planning Commission Members:

Staff:

10
11 Brian Russell
12 Dennis Hansen
13 Kent Hartley
14 Scott Kochevar

Andrew Aagard, City Planner
Casey Taylor, City Attorney
Gordon Miner, City Engineer

15
16 Larry Brown, Cade Bryant and Taylor Morrill were excused from the meeting.

17
18 Commissioner Hansen led the Pledge of Allegiance. Chair Kent Hartley called the
19 meeting to order.

20
21 I. PUBLIC HEARINGS

22
23 A. 13-4010, REZONE, REZONE 6 ACRES LOCATED AT 13265 SOUTH LOVERS LANE
24 FROM R-1 (RESIDENTIAL 1 ACRE LOTS) TO RR-22 (RURAL RESIDENTIAL ½
25 ACRE LOTS,) BRANT TUTTLE OF NORTHERN ENGINEERING, APPLICANT.

26
27 City Planner, Andrew Aagard, presented the staff report and stated that the property currently
28 contains two zoning districts. The northwest corner is already zoned at RR-22, while the
29 majority of the remaining property is zoned R-1. Lot size was described as the main
30 difference between the two zoning types. Both zones maintain the right to have animals.

31
32 Mr. Aagard explained that a subdivision of land may occur if the property is rezoned. He also
33 stated that questions and issues that may arise as a result of a possible subdivision will be
34 discussed at a later date. He reiterated that the purpose of the application is to rezone the
35 property, and that all issues surrounding the development of the subdivision will be reviewed
36 when the site plan is submitted. He confirmed that both the R-1 and RR-22 zoning comply
37 with the density designation, therefore, the proposed rezone application complies with the
38 City's current General Plan. Staff recommended approval of the rezone request, as it is not
39 contrary to the General Plan, and the area already has substantial zoning and activities that
40 are in harmony with the zoning requested by the applicant.

41
42 The public hearing was opened.

43
44 Doreen Waldrop expressed concern with the water tables on the property being discussed.
45 When she purchased her property on South Lover's Lane she was informed that the water
46 tables are too high for additional construction to take place.

47
48 Tammy Larson inquired as to how her property, which borders South Lover's Lane, will be
49 affected by the rezone. Specifically, she asked if there will be sufficient frontage to access

1 the property. The Planning Commission explained that there should be enough frontage to
2 build a road that will run through the subject area.

3
4 Barbara Dillman identified concerns regarding the influx of traffic that will result from further
5 development in the area.

6
7 There were no further public comments. The public hearing was closed.

8
9 Chair Hartley stated that issues identified about the water tables will be studied and
10 considered when development plans are made and a site plan submitted.

11
12 Regarding traffic on South Lover's Lane, which is a public road, City Engineer, Gordon Miner,
13 stated that no consideration has been given to widening it as development occurs. The City
14 considers it a low-volume street.

15
16 **Commissioner Russell moved that the Planning Commission recommend APPROVAL**
17 **of Application # PL 13-4010 to rezone property located at 13265 South Lover's Lane**
18 **from R-1 (Residential 1 acre lots) to RR-22 (Rural Residential ½ acre lots).**

19 **Commissioner Hansen seconded the motion. Vote on motion: Brian Russell – Aye;**
20 **Dennis Hansen – Aye; Kent Hartley – Aye; Scott Kochevar – Aye. The motion passed**
21 **unanimously.**

22
23 pm.



Issue Paper

Item No. 4.1

Presenter/Submitted By:		Jason Lethbridge, Planning Manager	
Subject: MULTI-FAMILY SITE PLAN, SADDLEBROOK, 2080 – 2082 WEST 12600 SOUTH, RM-8-D ZONE, HOLMES HOMES, APPLICANT		Meeting Date: October 15, 2013	
		Fiscal Impact: N/A	
		Funding Source: N/A	
Background:			
<p>Holmes Homes has submitted an application requesting multi-family site plan and subdivision plat approval for Saddlebrook, detached single-family cluster style residential development to be located at 2080 and 2082 West 12600 South. The property is zoned RM-8-D (Residential multi-family 8 units per acre Downtown) and is currently vacant land. To the north property is zoned R-4 (Residential 10,000 square foot lots) and is utilized as single-family residential. To the south property is zoned C-D (Commercial Downtown) and properties are occupied by various commercial and office uses. To the east property is also zoned C-D. Some properties to the west are zoned RR-22 (Rural Residential ½ acre lots) but are non-conforming as to lot size minimums.</p> <p>Holmes Homes is proposing to subdivide 7.13 acres into 46 detached single-family residential units and common open space. A 56 foot wide public roadway will be constructed through the center of the property connecting 2200 West to 12600 South immediately north of the Park Avenue intersection with 12600 South. Units will be clustered with 4 to 6 units accessing privately shared driveways that access Kimber Lane.</p>			
Recommendation:			
<p>On September 26, 2013, the Planning Commission voted to recommend APPROVAL of this multi-family site plan application.</p>			
Recommended Motion:			
<p>"I move the City Council approve Application Number PL#13-8006, Saddlebrook Subdivision, located at 2080 and 2082 West 12600 South with the conditions outlined in the Staff Report."</p>			

**RIVERTON CITY
MEMORANDUM**

TO: Honorable Mayor and City Council

FROM: Development Review Committee

DATE: October 15, 2013, 2013

SUBJECT: MULTI-FAMILY SITE PLAN, SADDLEBROOK, 2080 – 2082 WEST 12600 SOUTH, RM-8-D ZONE, HOLMES HOMES, APPLICANT

PL NO.: 13-8006 – SADDLEBROOK MULTI-FAMILY SITE PLAN

On September 26, 2013, the Planning Commission voted to recommend **APPROVAL** of this Site Plan application. Minutes from that meeting are included below. The Planning Commission recommended the following motion:

I move the City Council **APPROVE** application number PL#13-8006, Saddlebrook Subdivision, located at 2080 and 2082 West 12600 South with the following conditions:

1. Storm drainage systems and accommodation comply with Riverton City standards and ordinances, and with the recommendations of the Riverton City Engineering Division.
2. An interim storm drainage and erosion control plan and an access management plan be approved by the City prior to any construction or grading on the site.
3. The site and structures comply with any and all applicable Riverton City standards and ordinances, including the International Building and Fire Codes.
4. Language needs to be included on the subdivision that indicates all houses along the northern property line shall be single-story rambler style units.
5. The park strip along 2200 West and Kimber Lane shall be maintained by the HOA.
6. All building elevations shall comply with the ordinance requirement that a minimum of 25% of the exterior shall be brick or stone.
7. Primary building exterior material shall be stone, brick or stucco. Hardi-board fiber cement siding is permitted in the zone but shall be an accent material only.

BACKGROUND:

Holmes Homes has submitted an application requesting multi-family site plan and subdivision plat approval for Saddlebrook, detached single-family cluster style residential development to be located at 2080 and 2082 West 12600 South. The property is zoned RM-8-D (Residential multi-family 8 units per acre Downtown) and is currently vacant land. To the north property is zoned R-4 (Residential 10,000 square foot lots) and is utilized as single-family residential. To the south property is zoned C-D (Commercial Downtown) and properties are occupied by various commercial and office uses. To the east property is also zoned C-D. Some properties to the west are zoned RR-22 (Rural Residential ½ acre lots) but are non-conforming as to lot size minimums.

Holmes homes is proposing to subdivide 7.13 acres into 46 detached single-family residential units and common open space. A 56 foot wide public roadway will be constructed through the

center of the property connecting 2200 West to 12600 South immediately north of the Park Avenue intersection with 12600 South. Units will be clustered with 4 to 6 units accessing privately shared driveways that access Kimber Lane.

The proposed lots in the subdivision are essentially the footprint of the home with some private yard space, or more accurately, privately maintained yard space which is essentially shrub and flower beds around the foundation of the home. The remaining property within the development is the common open space totaling 28% of the overall site. Common open space shall be maintained by the development HOA. Common open space also includes the park strip on 2200 West and also the park strip on each side of Kimber Lane as it approaches 12600 South. Condition number 5 addresses this issue.

The RM-8-D ordinance requires a minimum of two off-street parking stalls per dwelling unit and states that at least one of these must be in an enclosed garage. Each unit will have a two car garage. The ordinance does not set forth a guest parking standard and leaves it to the City Council to approve as part of the site plan approval process. Guest parking cannot be provided on the private driveways due to congestion issues. The applicant is proposing that there is enough on-street parking for 34 guest vehicles.

The zoning for this property was approved with specific conditions to buffer or mitigate impacts to neighboring property owners on the north. Those conditions related to the height of the homes adjacent to the northern boundary and requires all those homes be single-story rambler style units. The applicant has submitted plans including single-story unit designs along the northern property line. The other requirement was for 8' solid masonry fencing to be installed along the northern line and 6' solid masonry fencing along the eastern property line where the development is adjacent to commercially zoned property.

Riverton City Planning, Engineering and Water departments have recommended a conditional approval, the conditions listed above. The Unified Fire Authority has also recommended approval of the application.

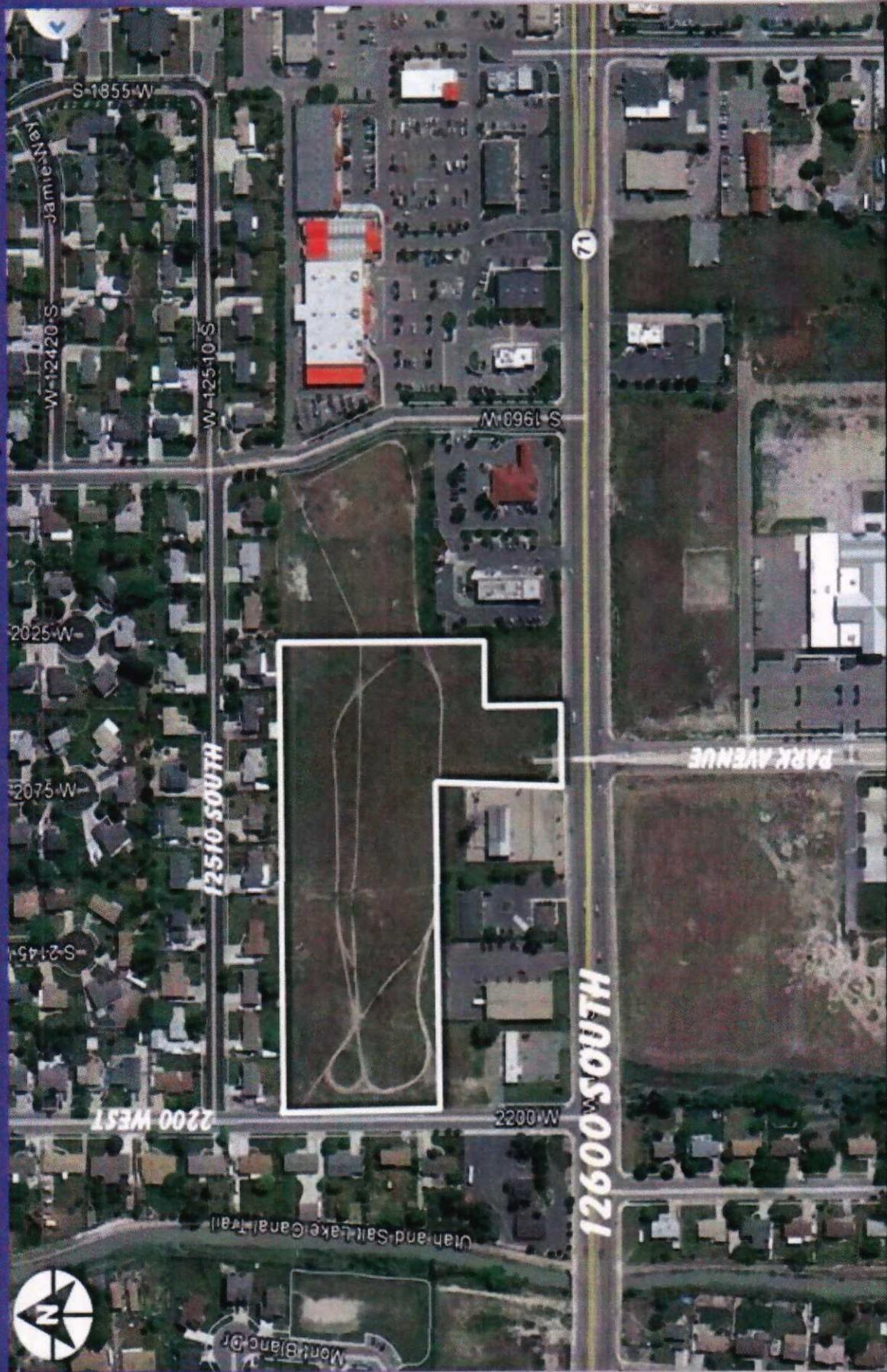
ATTACHMENTS:

The following items are attached for your review:

1. A copy of the Site Plan application
2. An 8½"x11" copy of the Zoning Map
3. An 8 ½ "x11" copy of the Aerial Views
4. An 11"x17" copy of the Master Site Plan.
5. An 11"x17" copy of the Site Plan and Landscape Plans.
6. An 11"x17" copy of the building elevations

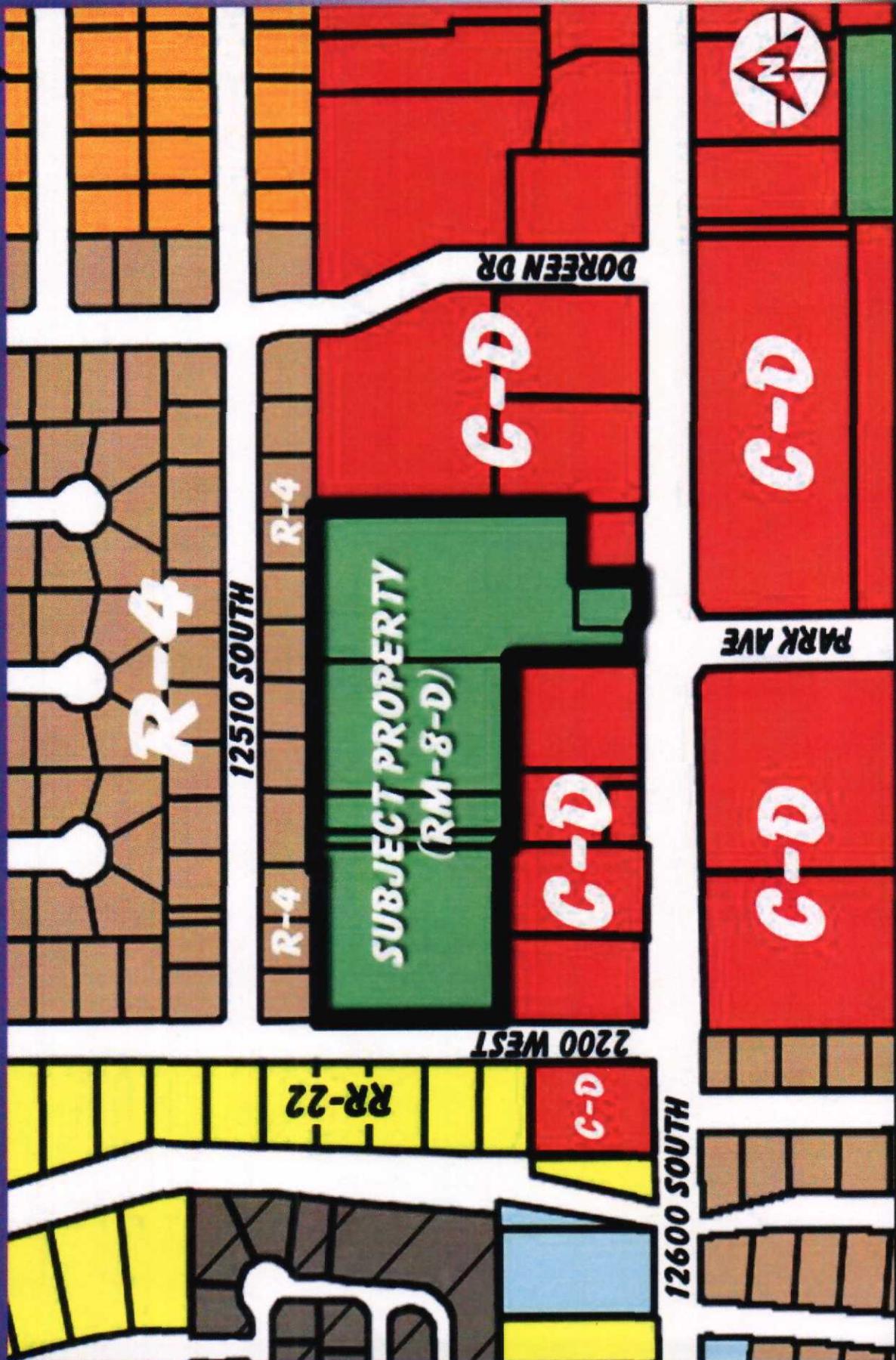
SADDLEBROOK SUBDIVISION

Aerial View



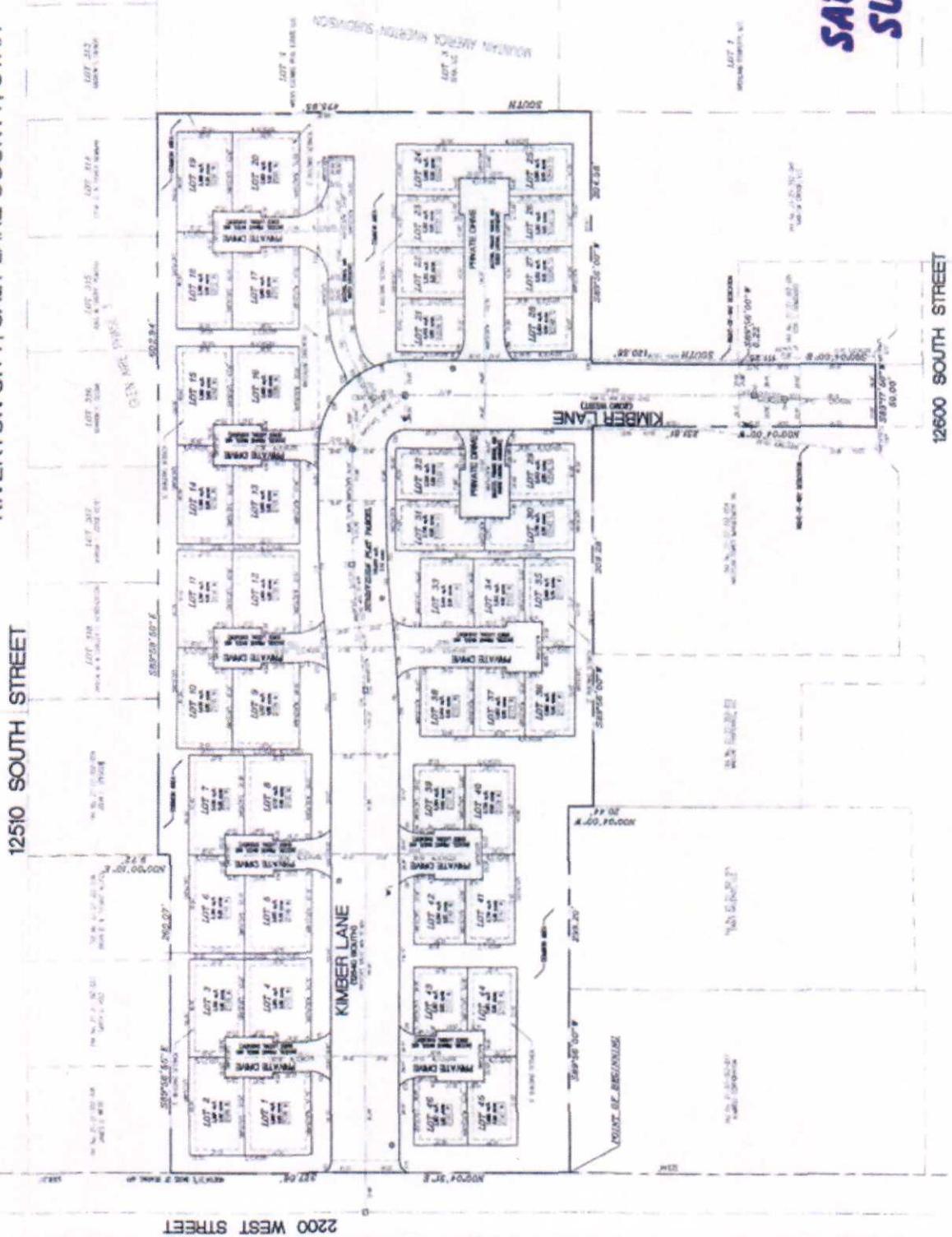
SADDLEBROOK SUBDIVISION

Zoning Map

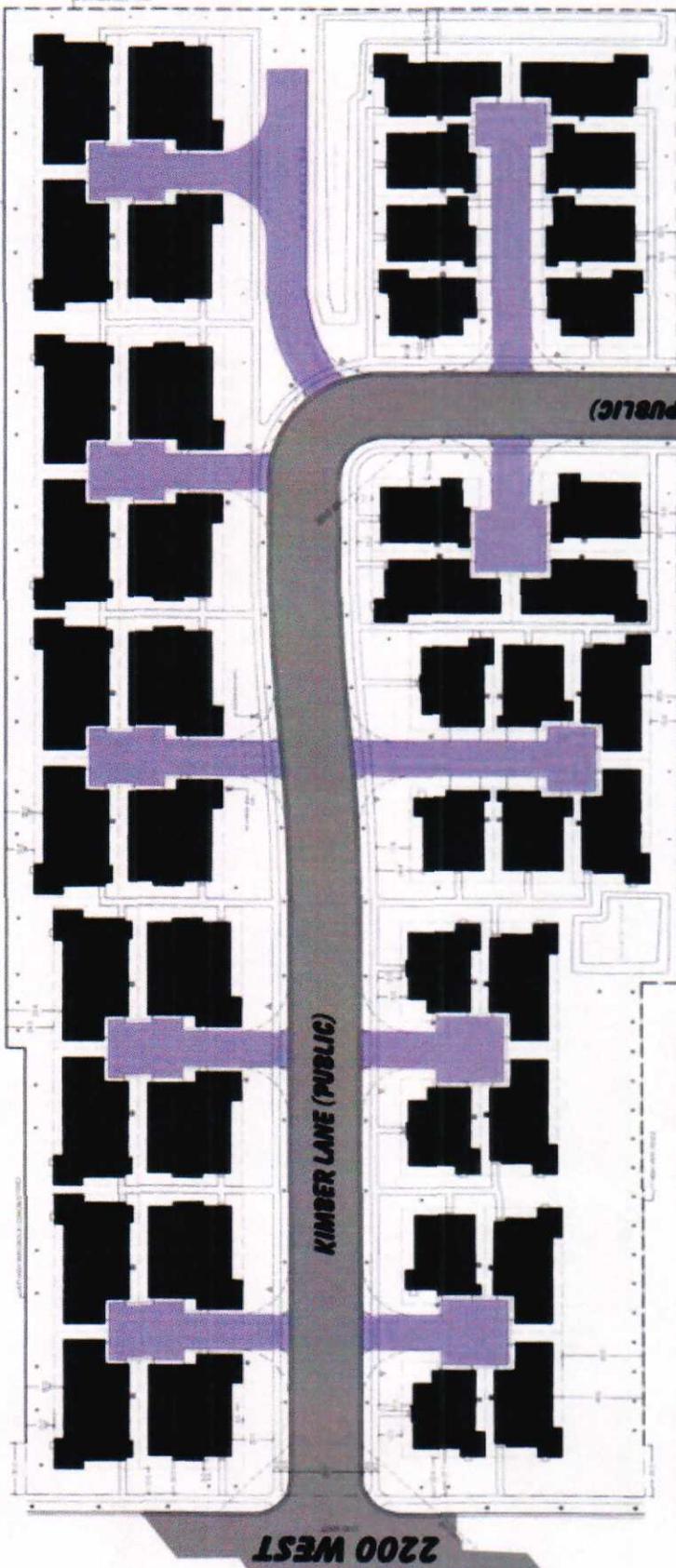


SADDLEBROOK SUBDIVISION

A SUBDIVISION LOCATED IN THE SOUTHWEST 1/4 OF SECTION 27,
TOWNSHIP 3 SOUTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN.
RIVERTON CITY, SALT LAKE COUNTY, UTAH



SADDLEBROOK SUBDIVISION PLAT



2200 WEST

KIMBER LANE (PUBLIC)

12600 SOUTH

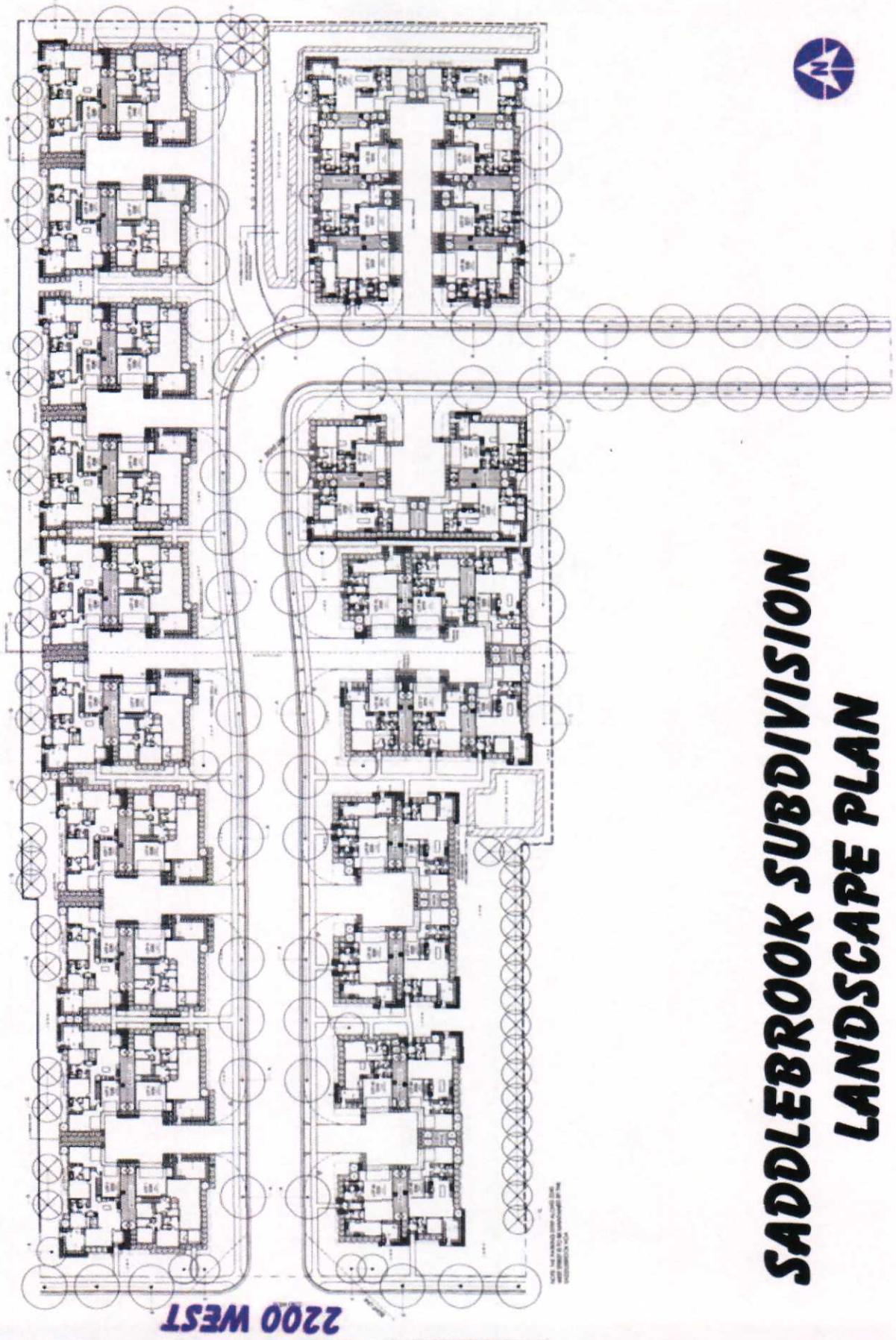
COMMERCIAL ZONING

COMMERCIAL ZONING

— PRIVATE DRIVEWAYS

SADDLEBROOK SUBDIVISION PROPOSED SITE PLAN





2200 WEST

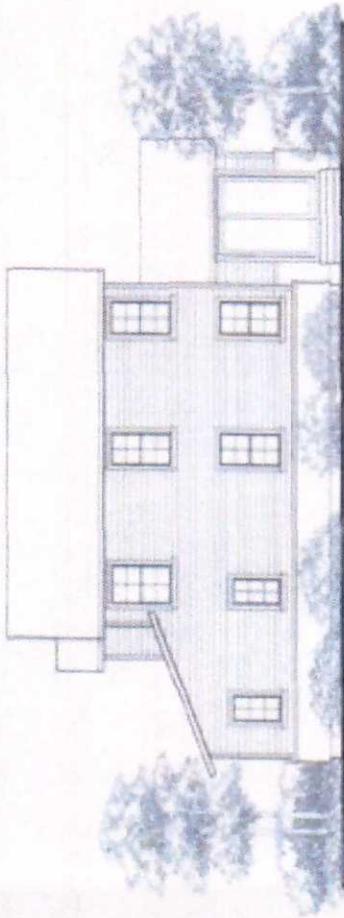
12600 SOUTH

SADDLEBROOK SUBDIVISION LANDSCAPE PLAN

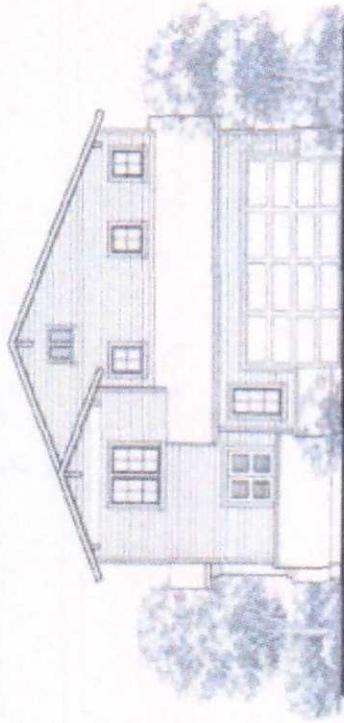


DATE: 10/15/08
SCALE: AS SHOWN
PROJECT NO. 08-001

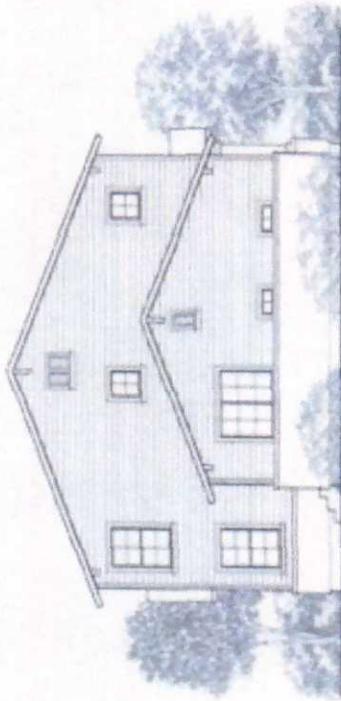
PROPOSED ARCHITECTURE



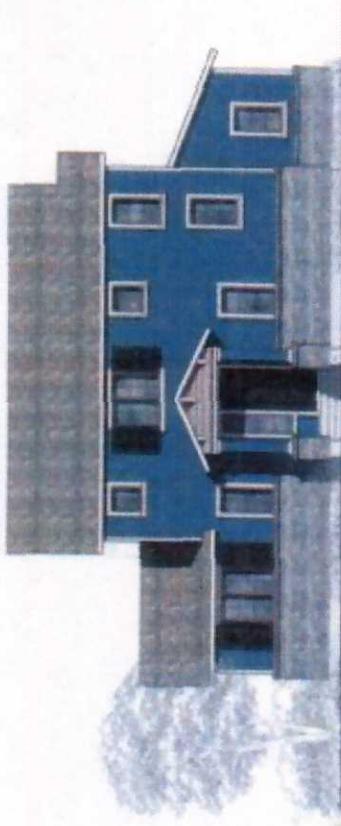
Rear Elevation
SCALE: 1/4" = 1'-0"



Right Side Elevation
SCALE: 1/4" = 1'-0"



Left Side Elevation
SCALE: 1/4" = 1'-0"



Front Elevation
SCALE: 1/4" = 1'-0"

Plan 3220
Traditional

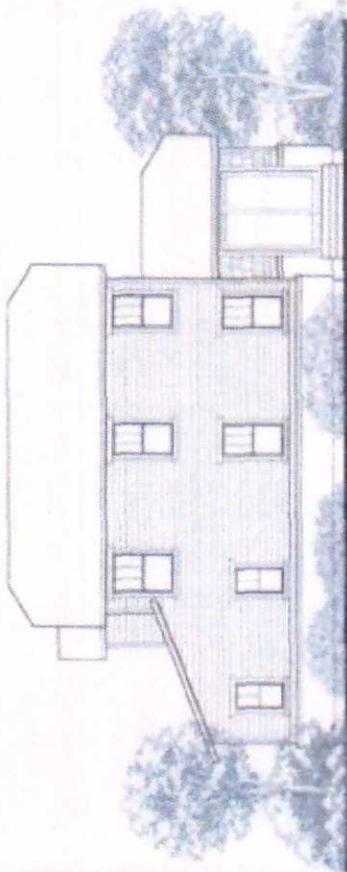


Riverton Parcel
Riverton, Utah
04P13041

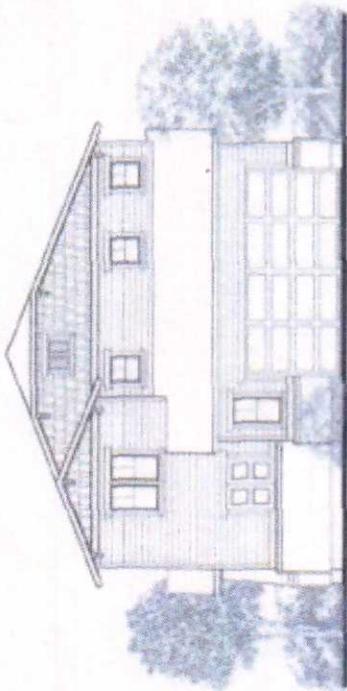


May 31, 2013
130413041.dwg

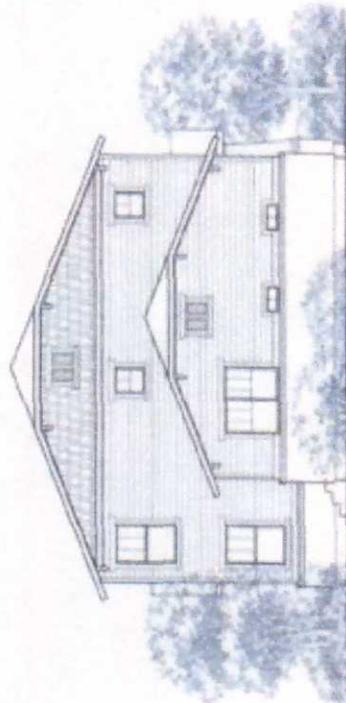
PROPOSED ARCHITECTURE



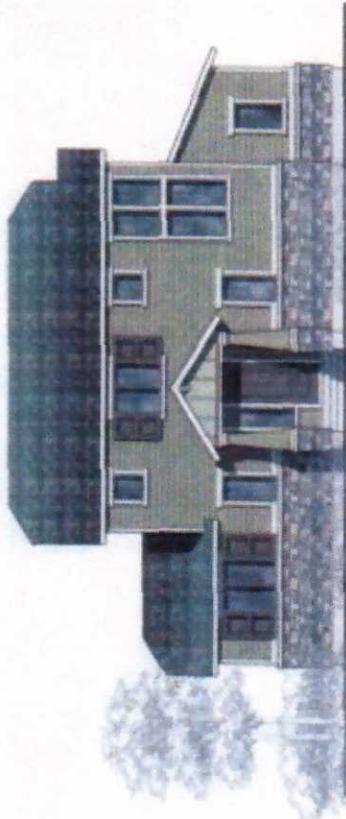
Rear Elevation
Scale: 1/4" = 1'-0"



Right Side Elevation
Scale: 1/4" = 1'-0"



Left Side Elevation
Scale: 1/4" = 1'-0"



Front Elevation
Scale: 1/4" = 1'-0"

Plan 3220
Craftsman

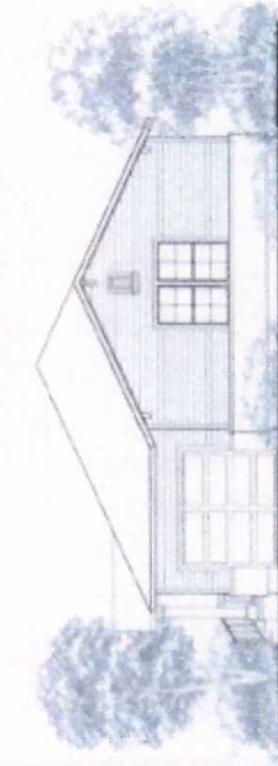
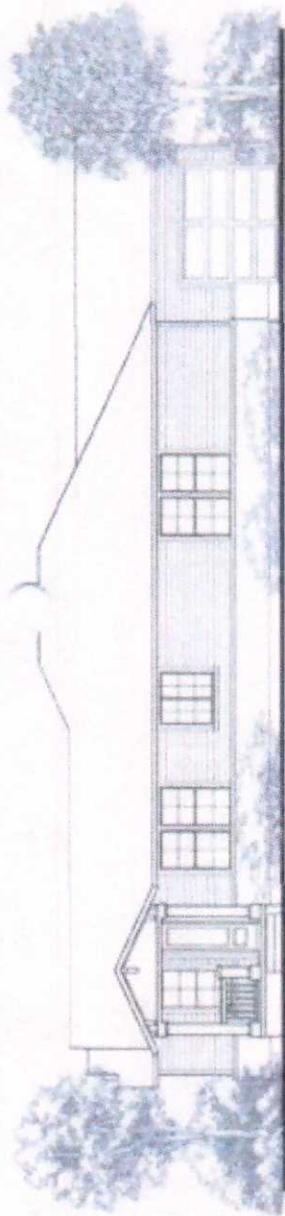


Riverton Parcel
Riverton, Utah
04P13041

May 31, 2013



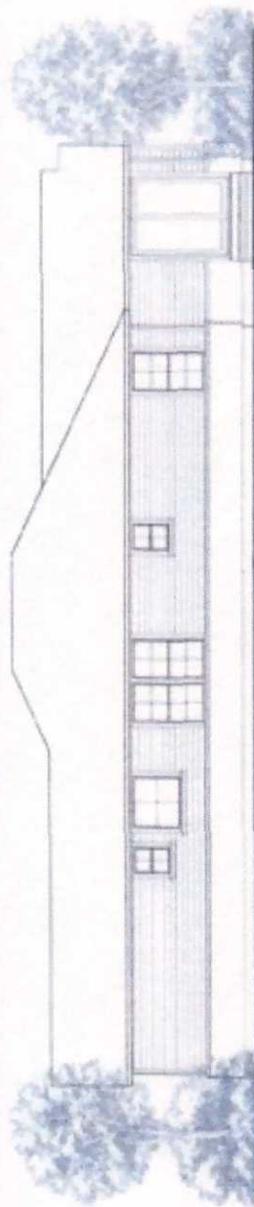
PROPOSED ARCHITECTURE



Rear Elevation
Scale: 1/4" = 1'-0"



Right Side Elevation
Scale: 1/4" = 1'-0"



Front Elevation
Scale: 1/4" = 1'-0"

Plan 3240
Traditional



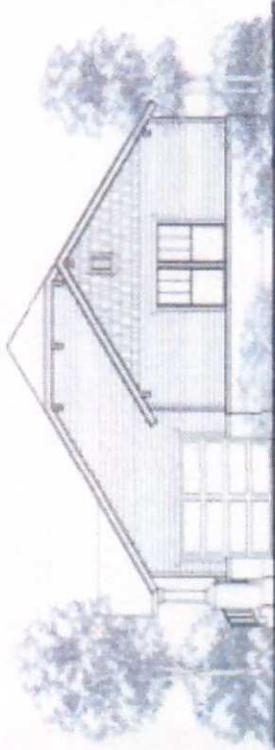
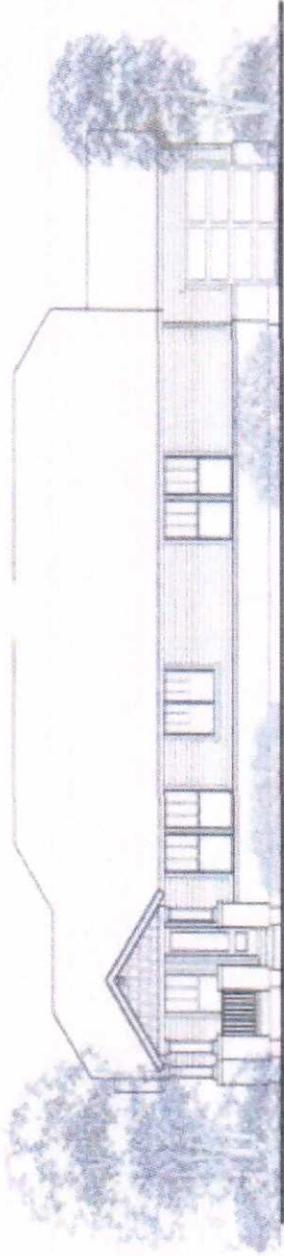
Riverton Parcel
Riverton, Utah
04/13/2011

May 31, 2013

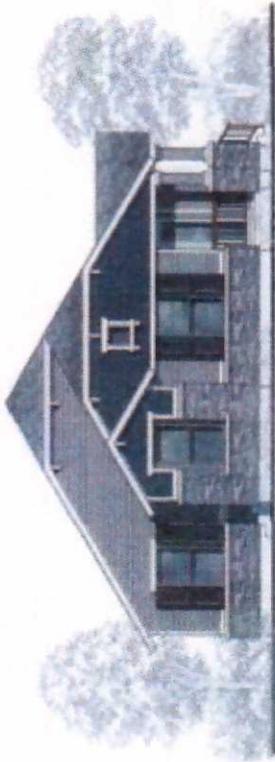
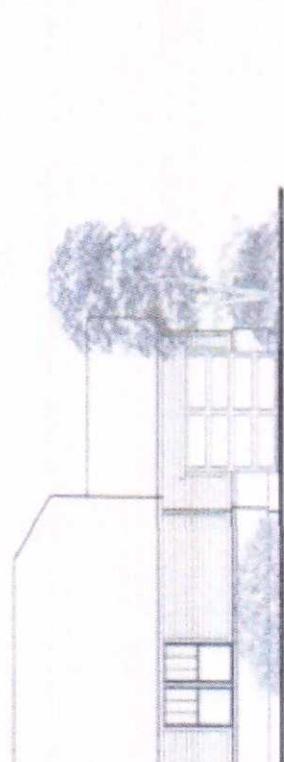


BSB
BUILDER'S SUPPLY

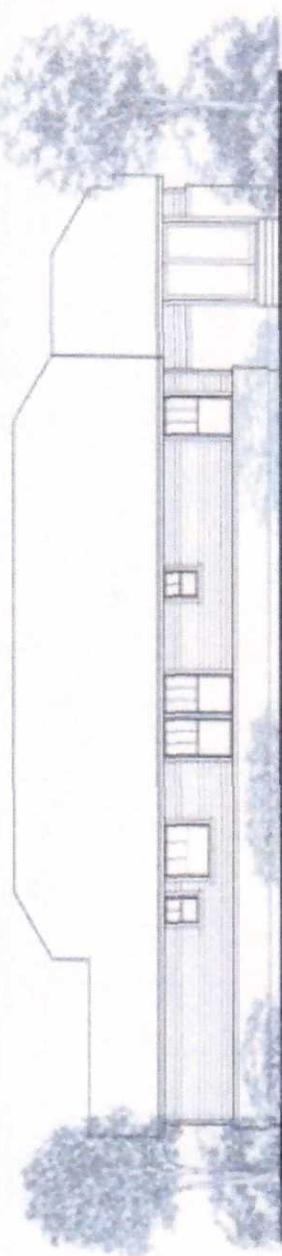
PROPOSED ARCHITECTURE



Rear Elevation
Scale: 1/4" = 1'-0"

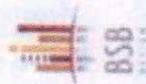


Front Elevation
Scale: 1/4" = 1'-0"



Right Side Elevation
Scale: 1/4" = 1'-0"

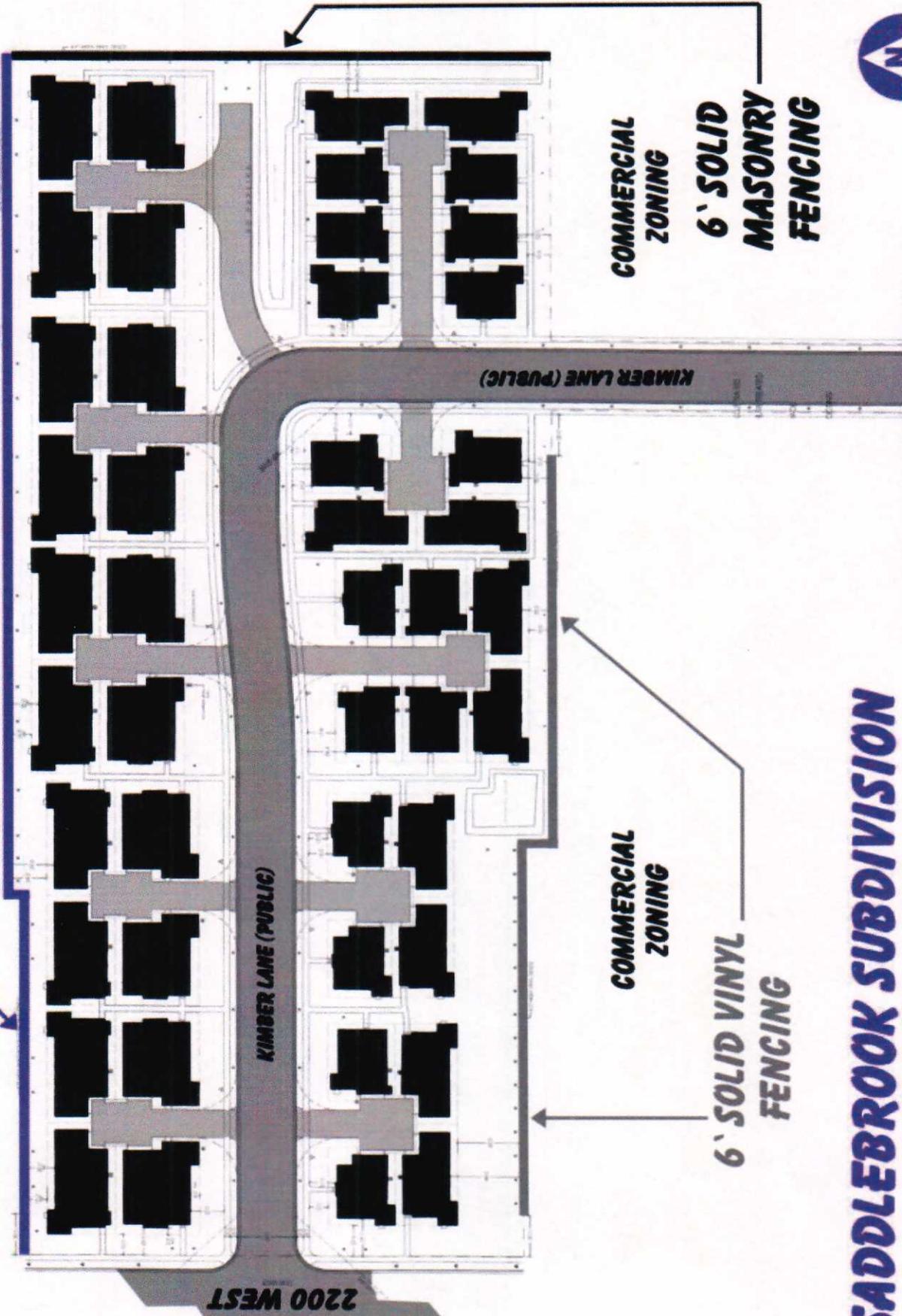
Plan 3240
Craftsman



Riverton Parcel
Riverton, Utah
04P10041

May 31, 2013

8' SOLID MASONRY FENCING



COMMERCIAL ZONING

6' SOLID MASONRY FENCING



12600 SOUTH

SADDELBROOK SUBDIVISION FENCING PLAN

COMMERCIAL ZONING

6' SOLID VINYL FENCING

2200 WEST

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**RIVERTON CITY PLANNING COMMISSION
MEETING MINUTES**

September 26, 2013

The Riverton City Planning Commission convened at 6:30 p.m. in the Riverton City Municipal Building, 12830 South 1700 West, Riverton, Utah.

Planning Commission Members:

Staff:

**Brian Russell
Dennis Hansen
Kent Hartley
Scott Kochevar**

**Andrew Aagard, City Planner
Casey Taylor, City Attorney
Gordon Miner, City Engineer**

Larry Brown, Cade Bryant and Taylor Morrill were excused from the meeting.

Commissioner Hansen led the Pledge of Allegiance. Chair Kent Hartley called the meeting to order.

I. PUBLIC HEARINGS

A. 13-8006, MULTI-FAMILY SITE PLAN/ SUBDIVISION PLAT, SADDLEBROOK SUBDIVISION, 46 LOTS, 2080 – 2082 WEST 12600 SOUTH, RM-8-D ZONE, HOLMES HOMES, APPLICANT.

Mr. Aagard presented the staff report and stated that the property is currently vacant land. The property to the north is zoned R-4 and utilized as single-family residential. The properties to the south and east are zoned Downtown Commercial, and used for commercial activities. The property to the west is zoned RR-22, however, it is considered legally non-conforming with respect to lot size. A 56-foot wide public roadway will be constructed through the center of the property, connecting 2200 West to 12600 South, which is located north of the Park Avenue intersection.

Mr. Aagard explained that the units will be clustered with 4 to 6 units accessing privately shared driveways that access Kimber Lane. The proposed lots in the subdivision are essentially the footprint of the home, with some privately maintained yard space. The remaining property in the development is the common open space, which comprises 28% of the overall site. The common open space will be maintained by the Development HOA and includes the park space on 2200 West, as well as the parks on each side of Kimber Lane, as it approaches 12600 South. The staff report listed conditions relevant to the maintenance of the park strips.

City ordinance requires a minimum of two off-street parking stalls per dwelling unit, and states that at least one must be in an enclosed garage. Each unit will have a two-car garage. The ordinance does not set a guest parking standard, and leaves it to the City Council to approve as part of the site plan approval process. Guest parking cannot be provided on

1 private driveways due to congestion. The applicant proposed that there is enough on-street
2 parking for 34 guest vehicles.

3
4 The zoning of the property was approved with a specific condition to buffer or mitigate
5 impacts to the neighboring property owners to the north. The conditions relate to the height
6 of the adjacent homes on the northern boundary and require them to be single-story rambler
7 style units.

8
9 Fencing requirements were outlined. On the north property line, the installation of an eight-
10 foot solid masonry fence is required. On the east property line, a six-foot solid masonry fence
11 is required. On the south property line, six-foot solid vinyl fencing is required.

12
13 Details regarding conditions pertaining to architecture contained in the staff report were also
14 discussed. The site plan, as proposed, complies with Riverton City ordinances. Staff
15 recommended approval subject to the conditions contained in the staff report.

16
17 Commissioner Russell asked about the elevation requirements. Mr. Aagard stated that the
18 homes on the north property fence line will be rambler-style as required, but he anticipated
19 that other homes on the property will have two stories.

20
21 The public hearing was opened.

22
23 Curtis Leavitt, Director of Development for Holmes Homes, explained that all of the homes on
24 the north side of Kimber Lane will be rambler units. He also noted that he is interested in
25 using a new product for fencing. He invited a company representative to present the product
26 to the Planning Commission.

27
28 Bryan Morrow described the work history of the company he represents. He stated that for
29 safety reasons, his company has developed a lighter weight version of standard pre-cast
30 concrete fencing. The column system is identical to other pre-cast concrete fences; however,
31 the panel is lightweight. This was achieved by developing a concrete shell that is heavily
32 fiber reinforced, with an interior foam core. The concrete shell is about 3/8 inch thick.
33 Mr. Morrow stated that there is no visible difference between the two types of fencing. He is
34 also able to provide certification from the manufacturer that confirms that it meets the
35 definition of a masonry product.

36
37 Mr. Leavitt described additional fencing options, and asked the Planning Commission to
38 consider approval of the construction of a six-foot vinyl fence on the east boundary line.
39 Mr. Aagard confirmed that there are options in the ordinance that allow the construction of the
40 type of fence described by Mr. Leavitt.

41
42 John Spence voiced his support for Holmes Homes and stated that they have researched the
43 project thoroughly and that they build quality homes.

44
45 Bryan Ellison asked about the distance between the house and the fence line on the north
46 boundary. The answer was confirmed to be 20 feet.

1
2 Ryan Kimble, identified himself as the owner of a car wash business on 12600 South and
3 2200 West and asked if his setback for future development will be impacted. If there is to be
4 a future need for a masonry wall, he requested that it be constructed on his property line as
5 well. Chair Hartley noted that no changes will be implemented in terms of Mr. Kimble's
6 setback.

7
8 There were no further public comments. The public hearing was closed.

9
10 Commissioner Hansen moved that the Planning Commission recommend **APPROVAL**
11 of Application # PL 13-8006, Saddlebrook Subdivision, located at 2080 and 2082 West
12 12600 South, subject to the following conditions:

- 13
- 14 1. Storm drainage systems and accommodation comply with Riverton City
15 standards and ordinances, and with the recommendations of the Riverton City
16 Engineering Division.
 - 17
 - 18 2. An interim storm drainage system and erosion control plan and an access
19 management plan be approved by the City prior to any construction or grading
20 on the site.
 - 21
 - 22 3. The site and structures comply with any and all applicable Riverton City
23 standards and ordinances, including the International Building and Fire Codes.
 - 24
 - 25 4. Language needs to be included on the subdivision that indicates all houses
26 along the northern property line shall be single-story rambler style units.
 - 27
 - 28 5. The park strip along 2200 West and Kimber Lane shall be maintained by the
29 HOA.
 - 30
 - 31 6. All building elevations shall comply with the ordinance requirement that a
32 minimum of 25% of the exterior shall be brick or stone.
 - 33
 - 34 7. Primary building exterior material shall be stone, brick or stucco. Hardi-board
35 fiber cement siding is permitted in the zone but shall be a minor accent material
36 only.
 - 37
 - 38 8. The application shall not be placed on the City Council agenda until all
39 engineering redlines are satisfied.
 - 40
 - 41 9. Rhino Rock Concrete Fencing may be placed along the north side of the
42 property as deemed acceptable as well as construction of a six-foot vinyl fence
43 along the east side of the property line.
 - 44

- 1 **Commissioner Russell seconded the motion. Vote on motion: Brian Russell – Aye;**
- 2 **Dennis Hansen – Aye; Kent Hartley – Aye; Scott Kochevar – Aye. The motion passed**
- 3 **unanimously.**
- 4



Issue Paper

Item No. 5

Presenter/Submitted By: Mayor Applegarth	
Subject: Consent Agenda	Meeting Date: October 15, 2013
	Fiscal Impact:
	Funding Source:
Background:	
<p>5. CONSENT AGENDA</p> <ol style="list-style-type: none"> 1. Minutes: RCCM 10-01-13 2. Bond Releases: <ol style="list-style-type: none"> 1. Country Life Care Center – 100% 3. <u>Resolution No. 13-51</u> – Appointing Poll Workers to serve in the 2013 Municipal General Election – <i>Virginia Loader, Recorder</i> 4. <u>Resolution No. 13-52</u> – Authorizing the adoption of an amended and restated Interlocal Agreement adding new member agencies to the Salt Lake Valley Emergency Communications Center (VECC) – <i>Ryan Carter, City Attorney</i> 5. <u>Resolution No. 13-53</u> - Expressing support for preservation of the Federal Tax Exemption on Municipal Bond Interest Income – <i>Jeff Hawker, Asst. City Manager</i> 	
Recommendation:	
Approve the Consent Agenda.	
Recommended Motion:	
"I move to approve the Consent Agenda as presented."	

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**Riverton City
FIELD TRIP,
REGULAR CITY COUNCIL MEETING AND
WORK SESSION**

**Minutes
October 1, 2013**

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

12
13
14

FIELD TRIP

15 At 5:00 p.m. Council Members went on a Field Trip to the Riverton Main Park evaluate existing trees
16 and historical artifacts. Those in attendance were Council Members, Leavitt, Stewart, Thaxton and
17 Tingey, Mayor Applegarth, Sheril Garn, Parks & Recreation Director; Virginia Loader, City Recorder;
18 Lance Blackwood, City Manager; Ryan Carter, City Attorney.

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REGULAR CITY COUNCIL MEETING

23
24

Attendance:

25 Mayor William R. Applegarth

26
27

Council Members:

28 Council Member Brent Johnson
29 Council Member Al Leavitt
30 Council Member Sheldon Stewart
31 Council Member Tracy Thaxton
32 Council Member Roy Tingey

City Staff:

Lance Blackwood, City Manager
Ryan Carter, City Attorney
Virginia Loader, Recorder
Jeff Hawker, Asst. City Manager
Jason Lethbridge, Planning Manager
Sheril Garn, Parks & Recreation Director
Rod Norton, UPD Chief
Erik Sandstrom, UFA Asst. Chief

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Citizens: Michael Johnson, Wyoma Darlington, Trent Staggs, Paul Wayman, Boy Scout Troop

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40
41

1. GENERAL BUSINESS

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45

Call to Order and Roll Call - Mayor Applegarth called the meeting to order at 6:30 p.m. and welcomed those in attendance. He then conducted a Roll Call and Council Members Johnson, Leavitt, Stewart, Thaxton and Tingey were present.

46
47

Pledge of Allegiance – A Boy Scout directed the Pledge of Allegiance.

1 **Presentations/Reports**

2
3 **Recognition of Boy Scout Troops** – A Boy Scout introduced members and leaders of his Boy
4 Scout Troop. Council Member Johnson addressed his question and explained the Main Park Project.

5
6 **Riverton Choice Awards for Excellence in Education – Foothills Elementary School**

7
8 6:34:11 PM Council Member Tracy Thaxton presented the Riverton City Choice Awards for
9 Excellence in Education to the following individuals selected from Foothills Elementary School:

10
11 **Sidney Stover** is one of the best kids you could ever hope to have at your school. She works
12 hard academically and tries hard to do her best. She finishes quickly and will redo papers if they
13 are not to her satisfaction. We love the way she helps all kids to fit in. We had a brand new
14 student come to Foothills this year and the first day Sidney was making sure that this new girl
15 was well taken care of. She is one that wants to make sure people have a friend to be with and
16 someone to talk to. She has a caring attitude and a fantastic smile. We want her to know what a
17 great citizen and an amazing young lady she is. She is one that stands for what she believes and
18 will work hard to better herself.

19
20 **Ethan Strang** is a strong academic student; he wisely sets goals for himself and plans a strategy
21 to meet those goals in the academic setting. Ethan displays a helpful and positive attitude toward
22 his peers in co-operative learning settings in the classroom. He is respected by his peers outside
23 of the classroom for his happy countenance and his team spirit. Ethan is a great student here at
24 Foothills Elementary.

25
26 **Ms. Jennifer Hebertson 5th Grade Teacher** is a master teacher. She has mastered the elusive
27 art of being firm but fair, having rules yet maintaining relationships, and keenly remembering
28 that though she teaches numerous subject areas, she is really teaching “children”. We were
29 impressed to see her end of year test results where every single student in her class scored
30 proficient on the Math test and all but 2 scored proficient on the Language Arts test. She lives up
31 to the District mission of "Every child, every day." She strives to help each child achieve
32 success and it shows.

33
34 Council Member Stewart addressed the recipients and congratulated them on their
35 accomplishments.

36
37 **Public Comments**

38
39 6:41:11 PM Mayor Applegarth explained the public comment procedure and welcomed public
40 comments.

41
42 6:41:38 PM **Brad** spoke of the bike friendly community that Riverton has become and
43 recommended a bike lane be painted on 13400 South between Redwood Road and Bangarter
44 Highway.

45
46 There were no further comments and Mayor Applegarth closed the Public Comment period.

1 **2. STAFF REPORTS**
2

3 **6:42:55 PM Lance Blackwood, City Manager**, presented information in conjunction with the
4 **Safety Training** message and mentioned a previous incident that resulted in the tragic death of a
5 City employee. He said that since that incident, with the help of Risk Manager Ryan Carter, the
6 culture of Riverton City changed to a culture of safety. He said the City has shown tremendous
7 improvement in regards to safety and the Utah Local Governments Trust (ULGT) has recognized
8 those efforts. The ULGT has invited Lance Blackwood and Ryan Carter to speak at an upcoming
9 conference to share the City's background and the shift in culture that has occurred as a result of
10 the aforementioned tragedy.

11
12 **3. PUBLIC HEARINGS**
13

14 There were no Public Hearings scheduled.
15

16 **4. DISCUSSION/ACTION ITEMS**
17

18 **Resolution No. 13-50 – Issuing a temporary moratorium on the sale of burial plots in the**
19 **new section of the Riverton City Cemetery in Zone 1**
20

21 **6:47:22 PM** City Attorney Ryan Carter, explained that, due to the necessary sod
22 repair/replacement in the new section of the Riverton City Cemetery, Staff has recommended the
23 City Council pass a resolution issuing a temporary moratorium on the sale of burial plots
24 outlined on a map. He said that, if the need arises to occupy a presold plot in Zone 1, Staff will
25 take the necessary precautions to protect the newly planted area while preparing the grave site.
26 Also, if damage occurs during preparation, or as headstones are placed, repairs will be made as
27 soon as weather permits.
28

29 **6:53:07 PM** Council Member Brent Johnson **MOVED** the Riverton City Council approve
30 **Resolution No. 13-50 - issuing a temporary moratorium on the sale of burial plots in the**
31 **new section of the Riverton Cemetery in Zone 1, as indicated in Exhibit A, to include the**
32 **map that was provided by Staff.** Council Member Al Leavitt **SECONDED** the motion. Mayor
33 Applegarth called for discussion on the motion; there being none, he called for a Roll Call Vote.
34 The vote was as follows: Johnson-Yes, Leavitt-Yes, Stewart-Yes, Thaxton-Yes and Tingey-Yes.
35 **The motion passed unanimously.**
36

37 **Final Site Plan, Delton Sports Center, 3693 West 12600 South, C-R Zone, Mark Orr,**
38 **Applicant**
39

40 **6:55:38 PM** Jason Lethbridge, Planning Director, explained that Mark Orr of Delton Sports
41 Center submitted an application for final commercial site plan approval for property located in
42 the Spring Creek Commercial Development at 3693 West 12500 South. The property is
43 currently vacant ground and is zoned C-R (Commercial Regional). To the north property is also
44 zoned C-R as is property to the east. To the south property is zoned C-R and currently has a
45 funeral home being constructed. Property to the east is zoned RR-22 (Rural Residential ½ acre
46 lots) and is utilized as residential. He said that the properties are all master planned for regional
47 commercial zoning.
48

1 Mr. Lethbridge said that Delton Sports Center is proposing to construct a family entertainment
2 center that includes a bowling alley, arcade center, laser tag and associated food and beverage
3 services in a single 30,500 square foot building. The site would be constructed with the building
4 adjacent to the northern property line with parking areas along the west and southern portions of
5 the parcel.

6
7 Mr. Lethbridge said that on September 26, 2013, the Planning Commission voted to recommend
8 approval of the Final Site Plan Application with the following conditions:

- 9
10 1. Storm drainage systems and accommodation comply with Riverton City standards and
11 ordinances, and with the recommendations of the Riverton City Engineering Division.
12 2. An interim storm drainage and erosion control plan and an access management plan be
13 approved by the City prior to any construction or grading on the site.
14 3. The site and structures comply with any and all applicable Riverton City standards and
15 ordinances, including the International Building and Fire Codes.

16
17 Parking standards were then discussed and brief comments were made by Council Members.

18
19 **7:04:20 PM** Council Member Al Leavitt **MOVED the Riverton City Council approve the**
20 **Delton Sports Center final commercial site plan, application number PL-13-8004, located**
21 **at 3693 West 12600 South with the three conditions listed in the packet.** Council Member
22 Roy Tingey **SECONDED** the motion. Mayor Applegarth called for discussion on the motion;
23 there being none, he called for a Roll Call Vote. The vote was as follows: Johnson-Yes, Leavitt-
24 Yes, Stewart-Yes, Thaxton-Yes and Tingey-Yes. **The motion passed unanimously.**

25
26 **Final Site Plan, Riverton Meadows Lot #7 Retail Building, 12575 South Rhetski Lane, C-R**
27 **Zone, Marty Biljanic, Applicant**

28
29 **7:05:59 PM** Jason Lethbridge, Planning Director, explained that Marty Biljanic submitted an
30 application requesting final commercial site plan approval for a retail building to be constructed
31 on lot 7 of the Riverton Meadows Commercial Development located at 12575 South Rhetski
32 Lane. The property is zoned C-R (Commercial Regional) as are all other surrounding properties.

33
34 Mr. Lethbridge said the applicant proposed construction of a 5000 square foot building near the
35 intersection of 12600 South and Rhetski Lane. Access into the site would be from Rhetski Lane,
36 a private roadway that has limited right-in right-out access to 12600 South. He said there are
37 other accesses through the development to Creek Meadow Road that provide a full access
38 signalized intersection at 12600 South.

39
40 Mr. Lethbridge said that on September 12, 2013 the Planning Commission voted to recommend
41 approval of the Final Site Plan Application with the following conditions:

- 42
43 1. Storm drainage systems and accommodation comply with Riverton City standards
44 and ordinances, and with the recommendations of the Riverton City Engineering
45 Division.
46 2. An interim storm drainage and erosion control plan and an access management plan
47 be approved by the City prior to any construction or grading on the site.
48

- 1 3. The site and structures comply with any and all applicable Riverton City standards
2 and ordinances, including the International Building and Fire Codes.
3

4 7:09:15 PM Council Member Tracy Thaxton **MOVED the Riverton City Council approve the**
5 **Riverton Meadows Lot #7 Final Commercial Site Plan, application number PL-13-8007,**
6 **located at 12575 South Rhetski Lane with the conditions outlined in the Staff Report.**
7 Council Member Sheldon Stewart **SECONDED** the motion. Mayor Applegarth called for
8 discussion on the motion; there being none, he called for a Roll Call Vote. The vote was as
9 follows: Johnson-Yes, Leavitt-Yes, Stewart-Yes, Thaxton-Yes and Tingey-Yes. **The motion**
10 **passed unanimously.**
11

12 **5. CONSENT AGENDA**

13
14 7:10:07 PM Mayor Applegarth presented the following Consent Agenda:
15

1. **Minutes:** RCCM 09-17-13
2. **Bond Releases:** N/A
3. **Resolution No. 13-47** – approving a Settlement Agreement for a civil claim filed against the State of Utah, Department of Transportation, Herriman City, and Riverton City by Tower Acquisitions, LLC in office of the Private Property Ombudsman – *Ryan Carter, City Attorney*
4. **Resolution No. 13-48** – approving the execution of an Interlocal Cooperation Agreement between Riverton City and Herriman City for the overlay of 13400 South Street from 5500 West and Mountain View Highway – *Trace Robinson, Public Works Director*
5. **Resolution No. 13-49** - authorizing the Mayor to enter into a Lease Agreement with The Salt Lake Valley Law Enforcement Service Area (SLVLESA) – *Ryan Carter, City Attorney*

16
17 7:10:29 PM Ryan Carter, City Attorney, said that substitute exhibits for Item 5.5 of the Consent
18 Agenda were given to the Council Members and should be specified in the motion.
19

20 7:11:06 PM Council Member Roy Tingey **MOVED to approve the Consent Agenda with the**
21 **addition of the exhibits that Staff has provided for Item 5.5.** Council Member Sheldon
22 Stewart **SECONDED** the motion. Mayor Applegarth called for discussion on the motion; there
23 being none, he called for a Roll Call Vote. The vote was as follows: Johnson-Yes, Leavitt-Yes,
24 Stewart-Yes, Thaxton-Yes and Tingey-Yes. **The motion passed unanimously.**
25

26 **6. ELECTED OFFICIAL REPORTS**

27
28 **Mayor Bill Applegarth** – 7:11:52 PM reported on the gateway Riverton Rocks that have been
29 placed at the entrances to the City.
30

31 **Council Member Brent Johnson** – 7:12:45 PM spoke of a vehicle/bicycle accident that
32 occurred earlier in the day.
33

1 **Council Member Al Leavitt** – spoke of a water leak issue in his neighborhood and commended
2 a City employee for the way he handled the situation and nominated him for the Employee of the
3 3rd Quarter.

4
5 **Council Member Sheldon Stewart** – 7:15:54 PM thanked everyone that helped with the
6 Mountain Park Grand Opening.

7
8 7:18:12 PM Sheril Garn, Parks & Recreation Director, reported that entrance signs had been
9 placed at different locations throughout the City and explained plans for the sidewalk and
10 fencing on 13400 South at Autumn Hills Park and spoke of improvements that have occurred in
11 that area over the past few years.

12
13 **Council Member Tracy Thaxton** – No report

14
15 **Council Member Roy Tingey** – 7:20:48 PM reported that a resident had a concern about
16 drainage on 1300 West going south. The resident said there is a vacant lot in a development there
17 where there is a drainage ditch and the lot is full of and asked about a plan for that area and who
18 was responsible. Ms. Garn agreed to meet with Tom Beesley, Stormwater Manager, and report to
19 Mr. Tingey.

20
21 **7. UPCOMING MEETINGS**

22
23 Mayor Applegarth reviewed the following upcoming meetings:

- 24
1. October 15, 2013 – Regular City Council Meeting – 6:30 p.m.
 2. November 5, 2013 – No Meeting Scheduled
 3. November 19, 2013 – Regular City Council Meeting – 6:30 p.m.
 4. December 3, 2013 – Regular City Council Meeting – 6:30 p.m.
 5. December 17, 2013 – No Meeting Scheduled

25
26 **8. WORK SESSION**

27
28 The City Council Members convened in a Work Session at 7:23 p.m.

29
30 **Installation of “Rules and Regulation” signage at the Riverton Cemetery**

31
32 7:23:25 PM Sheril Garn, Parks & Recreation Director, presented proposed Cemetery Rules and
33 Regulations for a sign at the Riverton City Cemetery and explained that, in a continuing effort to
34 improve the aesthetic look of the Riverton Cemetery, especially during the mowing season, Staff
35 finds it necessary to install informational signage at the cemetery. She said that all of the
36 information on the sign was adopted by ordinance with the exception of the recommended
37 removal dates during the mowing season.

38
39 Council Member Johnson asked about the distribution of the Rules and Regulations; Ms. Garn
40 said the sign would be posted at the cemetery.

41
42
43

1 **Riverton City Historical Artifacts located in the Main Park**

2
3 7:37:05 PM Ryan Carter, City Attorney, explained that Langford Lloyd, Riverton Historical
4 Society, has requested the following list of artifacts that are located in the Main Park rather than
5 being demolished as part of the Main Park Renovation Project:

- 6
7 • A monument with a beehive on top that was donated in 1980 by the Daughters of Utah
8 Pioneers (DUP). The Council concurred that the plaque should be given back to the DUP
9 for their discretion and possible placement in the Tithing Hill Park.
10 • The baseball flagpole. Council concurred that it be cut at the base and removed.
11 • Telephone truss in the pavilion. Council concurred that a section be salvaged and
12 removed.
13 • Concrete bench built in 1969 located by the pavilion. Council concurred on the removal
14 of the bench; however there is a crack in the center of the bench and there is a risk that it
15 will be broken when removed.
16 • Main Park flagpole. Council concurred that the City keep the main base of the pole with
17 the plaque on it and the rest could be removed.
18 • Cement block in sidewalk with Sandra Lloyd's handprint of 1999. Council concurred
19 with it removal.
20

21 Mayor Applegarth asked Mr. Lloyd is there was any other item he desired and Mr. Lloyd said
22 there was not.

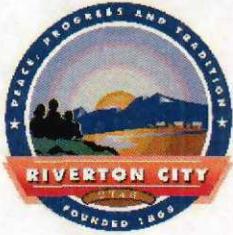
23
24 Mr. Carter said he would work with Langford Lloyd regarding the historical items and proposed
25 a License Agreement between Riverton City and the Riverton Historical Society. The Council
26 concurred with a proposed License Agreement with the Riverton Historical Society.
27

28 **9. ADJOURN**

29
30 Council Member Tracy Thaxton **MOVED to adjourn**. Council Member Brent Johnson
31 **SECONDED** the motion. Mayor Applegarth called for discussion on the motion; there being
32 none, he called for a vote. The vote was as follows: Council Member Johnson-Yes, Leavitt-Yes,
33 Stewart-Yes, Thaxton-Yes and Tingey-Yes. **The motion passed unanimously.** The City
34 Council Meeting adjourned at 8:02 p.m.
35
36
37
38

39 _____
Virginia Loader, MMC
40 Recorder

41
42 Approved:



Issue Paper

Presenter/Submitted By:	G Trace Robinson	
Subject: <u>100 % Bond release for COUNTRY LIFE CARE CENTER</u>	Meeting Date: 10/15/2013	
	Fiscal Impact: \$N/A	
	Funding Source: N/A	
Background: Engineering, Public Works and Water Departments have performed the necessary infrastructure inspections for the COUNTRY LIFE CARE CENTER and have found the site complete and constructed to Riverton City's standards. All improvements have been constructed and we recommend that approval be given for a <u>100 %</u> release of the bond and that the City accept the improvements.		
Recommendation: It is recommended that approval be give to release <u>100 %</u> of the bond and that the City accept the improvements.		
Recommended Motion: Motion for approval of bond release.		

**DESCRIPTION OF SUBDIVISION IMPROVEMENTS COMPLETED
AND THE DOLLAR AMOUNT REQUESTED FOR EACH.**

COUNTRY LIFE CARE CENTER Improvement	ORIGINAL BOND AMOUNT 8/4/2011	80% RELEASE DATE	80% RELEASE AMOUNT	90% RELEASE DATE	90% RELEASE AMOUNT	100% RELEASE DATE	100% RELEASE AMOUNT	AMOUNT REMAINING
SEWER	Separate Agreement							
Culinary Water	\$ 72,891.25			10/23/2012	\$ 65,602.13	10/15/2013	\$ 7,289.13	\$ -
Secondary Water	5,010.00			10/23/2012	4,509.00	10/15/2013	501.00	-
Demolition	-			10/23/2012	-	10/15/2013	-	-
Storm Drain	25,120.60			10/23/2012	22,608.54	10/15/2013	2,512.06	-
Streets	-			10/23/2012	-	10/15/2013	-	-
Sidewalk & Signs	2,400.00			10/23/2012	2,160.00	10/15/2013	240.00	-
Street Lights	7,440.00			10/23/2012	6,696.00	10/15/2013	744.00	-
Fencing & Landscaping	-			10/23/2012	-	10/15/2013	-	-
Record Drawings & GIS	250.00			10/23/2012	225.00	10/15/2013	25.00	-
Other	2,000.00			10/23/2012	1,800.00	10/15/2013	200.00	-
								-
								-
								-
								-
								-
Total	\$ 115,111.85		\$ -		\$103,600.67		\$11,511.19	\$ -

Total amount of bond release requested: \$ 11,511.19

**APPROVAL AND ACCEPTANCE STATUS
OF THE SUBJECT SUBDIVISION IMPROVEMENTS:**

Engineer's Certification: All work described above has been inspected and the above quantities verified. All work appears to have been completed in accordance with Riverton City Subdivision Standards and Specifications.


Public Works Director/ City Engineer

10-9-13
Date

City Inspection Certification: All work described above has been inspected and the appropriate testing requirements have been successfully completed or exceeded.


Water Director's Signature

10-9-13
Date

RIVERTON CITY
SUBDIVISION BOND REDUCTION REQUEST

DEVELOPER'S INFORMATION

1. Subdivision Name: **COUNTRY LIFE CARE CENTER**
2. Address: **13747 S. REDWOOD ROAD**
3. Subdivision Developer: **BUCKLEY ROSE HEALTH PROPERTIES**
4. Bond Company: **RIVERTON CITY**
5. **100%** Bond Release Request date: **September 24, 2013**
6. Date of bond release approval by City Council: **October 15, 2013**
7. Description of completed subdivision improvements (attached.)

CITY APPROVAL

Amount of bond release approved by Staff: **\$ 11,511.19**

Date of bond release approval by Staff: **October 8, 2013**

The bond amount for the subdivision shall be reduced by an amount equal to as shown above.

Mayor, Riverton City

Date

Attest:

Date



Issue Paper

Item No. 5.3

Presenter/Submitted By:	Virginia Loader, City Recorder	
Subject: A resolution approving the appointment of Poll Workers for the 2013 General Municipal Elections	Meeting Date: October 15, 2013	
	Fiscal Impact:	
	Funding Source:	
Background: UCA 20A-5-601) requires that, at least 15 days before the date scheduled for any local election, the municipal legislative body or local district board shall appoint or provide for the appointment of poll workers for each voting precinct. The municipal legislative body may not appoint any candidate's parent, sibling, spouse, child, or in-law to serve as a poll worker in the voting precinct where the candidate resides.		
Recommendation: Adopt a resolution appointing poll workers to serve in the 2013 Municipal General Election.		
Recommended Motion: "I move the City Council adopt <u>Resolution No. 13-51</u> – appointing poll workers to serve in the 2013 Municipal General Election."		

RIVERTON CITY, UTAH
RESOLUTION NO. 13-51

**A RESOLUTION APPOINTING POLL WORKERS TO SERVE IN THE 2013
MUNICIPAL GENERAL ELECTIONS**

WHEREAS, Section 20A-5-602 of the Utah Code sets forth the procedure for appointing Poll Workers; and,

WHEREAS, the municipal legislative body desires to make the appointments as required;

NOW THEREFORE, BE IT RESOLVED by the Governing Body of Riverton City as follows:

1. **Appointment of Poll Workers.** The individuals selected as Poll Workers by the Salt Lake County Clerk's Office are hereby appointed to serve as Poll Workers in the Municipal General Election on November 5, 2013.
2. **Availability of Poll Worker List.** The list of Poll Workers, which is attached hereto, shall be available in the City Recorder's Office for inspection, examination and copying during business hours.
3. This resolution shall take effect immediately.

PASSED AND ADOPTED by the City Council of Riverton, Utah, on this 15th day of October by the following vote:

Council Member Brent Johnson	<input type="checkbox"/>	Yes	<input type="checkbox"/>	No
Council Member Al Leavitt	<input type="checkbox"/>	Yes	<input type="checkbox"/>	No
Council Member Sheldon Stewart	<input type="checkbox"/>	Yes	<input type="checkbox"/>	No
Council Member Tracy Thaxton	<input type="checkbox"/>	Yes	<input type="checkbox"/>	No
Council Member Roy Tingey	<input type="checkbox"/>	Yes	<input type="checkbox"/>	No

RIVERTON CITY

[SEAL]

ATTEST:

Bill Applegarth, Mayor

Virginia Loader, MMC
City Recorder

Riverton City

Date: October 4, 2013

***Subject to Change**

Foothills Elementary 13717 S 4900 W						
Poll Manager	Janet	Lott	14059 S Mill Canyon Peak	Riverton	(801)762-7546	jlott@g.com
Provisional Judge	Sharon	Miller	5106 W Crimson Patch Way	Riverton	(801)440-8248	millersmerchandise@hotmail.com
Technician	William	Evans	1067 W Tithing View Ct	Riverton	(801)440-9869	billbonevans@xmission.com
Midas Creek Elementary 11901 S 4510 W						
Poll Manager	Cindy	Medford	5013 W Diamondback Dr	Riverton	(801)913-4074	cmedford@rideuta.com
Provisional Judge	Jodee	Burke	4359 W Silver Summit Ct	Riverton	(801)809-5057	burke.jodee@gmail.com
Technician	Bret	Mendenhall	12104 S 4250 W	Riverton	(801)9081143	bimendenhall@g.com
Riverton Library 12877 S 1830 W						
Poll Manager	Ralph	Hathaway	2232 W 13070 S	Riverton	(801)302-7953	rohathaway@hotmail.com
Provisional Judge	Janet	Hathaway	2232 W 13070 S	Riverton	(801)302-7953	sishugs@ctrfamily.com
Technician	Cynthia	Horne	12776 S Natalie Dr	Riverton	(801)879-2583	cvdhome@hotmail.com
Riverton North LDS 12345 S 2700 W						
Poll Manager	Sharla	Moody	2570 W 12340 S	Riverton	(801)253-3675	sbmoodv6@gmail.com
Provisional Judge	Becky	Spencer	2474 W 12420 S	Riverton	(801)254-1054	sculleyboy@aol.com
Technician	Pamela	Bird	11825 S McDougal Dr	Riverton	(801)254-2229	pamelabird@yahoo.com
Riverton Senior Ctr 12914 S Redwood Rd						
Poll Manager	Jeanette	Clark	1407 W 13400 S	Riverton	(801)712-7642	jeanette@clarkwork.com
Provisional Judge	Keith	Knowlden	13766 S 2200 W	Riverton	(801)254-8986	keithknowlden@msn.com
Technician	Michael	Berrett	12937 S Cayman Cir	Riverton	(801)254-0783	lberrett@slco.org
Riverton Summerhills LDS 12110 S 1300 W						
Poll Manager	Burton	Clark	1407 W 13400 S	Riverton	(801)556-0554	bdclark@clarkwork.com
Provisional Judge	Nancy	Hendrickson	11980 S 1380 W	Riverton	(801)254-3635	nancydfh@yahoo.com
Technician	David	Hendrickson	11980 S 1380 W	Riverton	(801)254-3635	hendro54@yahoo.com
South Hills Middle 13508 S 4000 W						
Poll Manager	Cherri	White	12140 S 1975 W	Riverton	(801)244-1937	clw2clw@gmail.com
Provisional Judge	Jeannine	Davis	14292 S Copper Oaks Dr	Herriman	(801)558-3920	jan.r.davis@slcgov.com
Technician	Rebecca	Lopez	12838 S Timp View Dr	Riverton	(801)541-0243	rskni@msn.com

Riverton City

Southland Elementary 12675 S 2700 S

Poll Manager	Stuart	Timm	2345 W 13145 S	Riverton	(801)253-7119	stuart_timm@msn.com
Provisional Judge	Dean	Sheffer	3522 W 13400 S	Riverton	(801)631-2902	deanshefferfamily@gmail.com
Technician	Sharelle	Skoubye	12487 S Redwood Rd	Riverton	(801)897-3238	kermvette@yahoo.com

Trinity Baptist Church 11869 S 2700 W

Poll Manager	Marilee	Withers	2595 W 13095 S	Riverton	(801)254-3453	marileewithers@hotmail.com
Provisional Judge	Shauna	Gustafsson	3338 W Gentle Creek Cir	Riverton	(801)493-9726	sevenoflyn@yahoo.com
Technician	Sarah	Nielsen	3420 W Jameson Ave	Riverton	(801)253-0318	sicnielsen@msn.com



Issue Paper

Item No. 5.4

Presenter/Submitted By:	Ryan Carter, City Attorney	
Subject: Approval of an Amended and Restated Interlocal Cooperation Agreement adding new member agencies to the Salt Lake Valley Emergency Communications Center (VECC)	Meeting Date: October 15, 2013	
	Fiscal Impact: N/A	
	Funding Source: N/A	
Background: <p>Years ago, Riverton and several cities in Salt Lake County entered into an interlocal agreement to create an emergency telephone call receiving and dispatch center known as the Salt Lake Valley Emergency Communications Center which is known as VECC. The interlocal agreement allows additional governmental agencies to join as a participating agency upon a two-thirds vote of the Board of Trustees of VECC and has recently voted by a two-thirds vote to allow the Unified Fire Authority and the Unified Police Department of Greater Salt Lake to become a member agencies of VECC. It is necessary and convenient to amend the interlocal cooperative agreement which created VECC to include the new agencies as member agencies and to make other technical and substantive changes to the agreement to facilitate the operation of VECC with the new members. The Board of Trustees of VECC has approved and recommended for adoption by the member entities of VECC a proposed Amended and Restated Interlocal Cooperation Agreement. Having the Unified Fire Authority and the Unified Police Department of Greater Salt Lake as member agencies within VECC will promote efficiency of VECC.</p>		
Recommendation: <p>Approve an Amended and Restated Interlocal Cooperation Agreement adding new member agencies to the Salt Lake Valley Emergency Communications Center (VECC).</p>		
Recommended Motion: <p>"I move the City Council adopt <u>Resolution No. 13-52</u> - authorizing the Mayor to execute the Amended and Restated Interlocal Cooperation Agreement adding new member agencies to the Salt Lake Valley Emergency Communications Center (VECC)."</p>		

RIVERTON CITY, UTAH
RESOLUTION NO. 13-52

**RESOLUTION OF THE LEGISLATIVE BODY OF RIVERTON CITY AUTHORIZING THE
ADOPTION OF AN AMENDED AND RESTATED INTERLOCAL AGREEMENT ADDING NEW
MEMBER AGENCIES TO THE SALT LAKE VALLEY EMERGENCY COMMUNICATIONS
CENTER (VECC)**

WHEREAS, an Interlocal Agreement between Riverton City and several cities within Salt Lake County created the Salt Lake Valley Emergency Communications Center which is known as VECC; and

WHEREAS, the agreement allows additional governmental agencies to join as a participating agency upon a two-thirds vote of the Board of Trustees of VECC; and

WHEREAS, the Board of Trustees has voted by a two-thirds vote to allow the Unified Fire Authority and the Unified Police Department of Greater Salt Lake to become a member agencies of VECC; and

WHEREAS, it is necessary and convenient to amend the interlocal cooperative agreement which created VECC to include the new agencies as member agencies and to make other technical and substantive changes to the agreement to facilitate the operation of VECC with these new members; and

WHEREAS, the Board of Trustees of VECC has approved and recommended for adoption by the member entities of VECC a proposed Amended and Restated Interlocal Cooperation a copy of which is attached to this resolution; and

WHEREAS, having the Unified Fire Authority and the Unified Police Department of Greater Salt Lake as member agencies within VECC will promote efficiency of VECC; and

WHEREAS, the Unified Fire Authority and the Unified Police Department of Greater Salt Lake have agreed to become a member agencies of VECC upon terms and conditions contained in the proposed Amended and Restated Interlocal Cooperation Agreement.

NOW THEREFORE BE IT RESOLVED by the Governing Body of Riverton City as follows:

1. The Mayor is hereby authorized to sign the attached Amended and Restated Interlocal Agreement which adds the Unified Fire Authority and the Unified Police Department of Greater Salt Lake as participating members of VECC, upon verification that the same has been approved as to legal form by the City Attorney.
2. This resolution shall take effect upon passing.

PASSED AND ADOPTED by the City Council of Riverton, Utah, on this 15th day of October 2013 by the following vote:

Council Member Brent Johnson	_____ Yes	_____ No
Council Member Al Leavitt	_____ Yes	_____ No
Council Member Sheldon Stewart	_____ Yes	_____ No
Council Member Tracy Thaxton	_____ Yes	_____ No
Council Member Roy Tingey	_____ Yes	_____ No

RIVERTON CITY

[SEAL]

Bill Applegarth, Mayor

ATTEST:

**Virginia Loader, MMC
Recorder**

**AMENDED AND RESTATED
INTERLOCAL COOPERATION AGREEMENT**

THIS AGREEMENT is made between the following political subdivisions of the State of Utah, hereinafter referred to collectively as "Members" and individually as "Member":

DRAPER CITY
MIDVALE CITY
MURRAY CITY
SALT LAKE COUNTY
CITY OF SOUTH JORDAN
CITY OF SOUTH SALT LAKE
CITY OF WEST JORDAN
WEST VALLEY CITY
TOWN OF ALTA
HERRIMAN CITY
RIVERTON CITY
CITY OF TAYLORSVILLE
BLUFFDALE CITY
CITY OF HOLLADAY
CITY OF COTTONWOOD HEIGHTS
UNIFIED FIRE AUTHORITY
UNIFIED POLICE DEPARTMENT OF GREATER SALT LAKE

PURPOSE. The Members and others, in June 13, 1988, entered into an interlocal cooperation agreement ("Former Agreement") to create, fund and operate an interlocal cooperation entity which shall have served as a communications center, (herein called the "Center") in order to protect, preserve and enhance the health, safety and welfare of persons within the Municipalities and the unincorporated portions of Salt Lake County by creating a communications center located within Salt Lake County which shall handle communications and other services for the Members, including Police, fire, PSAP/E-911 service, dispatch, and records services. The Members wish to amend and restate the Former Agreement and intend that the police and fire departments of each member municipality and each member agency shall participate in the Center by the terms of this Agreement. The Members intend that the police, fire and medical dispatch functions of all parties hereto, where applicable, be combined in an efficient, effective and flexible centralized system.

AUTHORITY. The Members make this Agreement pursuant to Section 11-13-203, Section 10-1-202, 17B-1-103 and Section 17-50-302, Utah Code Annotated, as amended.

CONSIDERATION. The consideration for this Agreement consists of the mutual benefits and exchange of promises provided herein.

SPECIFIC PROVISIONS

1. **NAME.** By this Agreement the Members hereby amend and restate the Former Agreement that created interlocal cooperation entity known as the Salt Lake Valley Emergency Communications Center, herein called the "Center".
2. **TERM.** This Agreement shall take effect upon its execution by all Members whose names appear first above and shall continue for a period of 50 years or until terminated by unanimous consent of the then parties to it or until dissolution of the Center. Upon dissolution, the assets remaining, including any surplus money, shall be disposed of among the Members thereto at the time.
3. **MEMBERSHIP.** Each Member which is a signatory to this Agreement, and each additional political subdivision or public agency accepted for membership by a two-thirds vote of the Board of Trustees pursuant to the provisions hereof which shall hereafter sign this Agreement is a Member of the Center and is entitled to all the rights and privileges and subject to the obligations of membership as set out herein.
4. **TERMINATION OF MEMBERSHIP.** This Agreement shall remain in full force and effect as to each member agency for a minimum of five years from and after the date the member is first signs accepts and signs this interlocal agreement, subject to the appropriation of funds by the legislative body thereof. Thereafter, any party to this Agreement may cease to be a party hereto and may withdraw from membership in the Center by the adoption by its legislative body of a resolution of intention to withdraw and the giving of written notice to the Director and to each of the other Members not less than six months before the Center's new fiscal year. Due to the potential impact to public safety emergency response, the written notice of the intention to withdraw must include evidence of an alternative means to provide emergency response services. Said termination shall be effective on the last day of the said current fiscal year of the Center. A Member terminating its membership herein shall have no interest in the assets of the Center unless it is a Member at the time of dissolution of the Center.

After receipt by the Center of a resolution of intent to withdraw by a member, and before termination of membership takes effect, the Director shall calculate the departing member's proportionate share of the existing bonded indebtedness and other indebtedness incurred in by VECC to provide any service to the departing member, up to the date of the Member's termination of membership (hereinafter referred to as "the indebtedness"). The departing member's proportionate share of the indebtedness shall be calculated by determining the proportion of the departing member's contribution to the total Center budget for the fiscal year prior to the member's withdrawal, as expressed in a percentage of the overall budget. In determining the total Center budget for the purpose of calculating the departing members' proportionate contribution to the same, the Director shall not take into consideration the receipt of grant moneys which could not be used toward payment of the indebtedness. The director shall continue to assess the departing member, and the departing member shall continue to pay after termination of membership takes effect, its proportionate share of the indebtedness as said indebtedness becomes due and payable, until the indebtedness is paid in full.

5. **POWERS OF THE CENTER.** The Center shall have the power in its own name, to provide dispatch services, records, E-911, and other communications and related services to governmental subdivisions and to other entities; to make and enter into contracts; to employ agents, consultants and employees; to acquire, hold and dispose of property, real and personal; to sue and be sued in its own name; and to incur debts, issue bonds, liabilities or obligations necessary for the accomplishment of the purposes of this Agreement; to accept gifts; and to make bylaws, rules, and regulations regarding the Center. The Center shall have the power of eminent domain which power shall not be exercised except with the unanimous consent of the Board of Trustees.

6. **LIMITED OBLIGATION OF MEMBERS.** The debts, liabilities and obligations of the Center shall not constitute any debt, liability or obligation of any of the individual Members. The obligation entered into by each of the Members by this Agreement are limited obligations and nothing herein shall constitute or give rise to a general obligation or liability of the Members or a charge against their general credit or taxing powers.

7. **OPERATIONS.** The Center shall operate on the following principles:

(a) **Services.** The Center shall provide combined fire, police, medical dispatch and some public works services for all Members, and other communications-related services which the Board of Trustees wishes to provide to Members and others subscribing to those services, including, Salt Lake County-wide or State-wide emergency functions.

(b) **System.** Dispatch operation shall be based upon a team dispatch profile that provides for actual dispatching to occur while emergency information is still being received.

(c) **CAD and Records.** It is the intent of the Members to operate with a computer-aided dispatch system. The system adopted by the Center shall be able to communicate with the records systems of the Members. The cost of the system as well as the records communication link shall be borne by the Center subject to the assessment and budget policies set by this Agreement and the Board of Trustees. The system adopted shall have adequate hardware maintenance and repair support and software support available.

(d) **Dispatch Manning and Training.** Whenever desired by individual Members and subject to manning efficiencies during low-volume hours, the dispatch, manning, training and emphasis shall be structured to insure a high level of familiarity with the street system, personnel, equipment and procedures of the Members. Whenever possible, persons familiar with the Member's street system, including former dispatchers for that Member, shall be assigned to that Member's dispatching where applicable.

(e) **Flexibility.** The operation and policies of the Center shall be marked by flexibility consistent with the principles set out above to meet the varied needs of the participating Members.

(f) Mutual Aid Agreements. Nothing contained herein shall supersede mutual aid agreements of individual Members.

8. AMENDMENT. This Agreement may not be amended, other than the admitting of new members which is governed by paragraph 3 above, except by written agreement of all the then Members to it.

9. BOARD OF TRUSTEES. The Center shall be governed by a Board of Trustees consisting of one representative from each Member, appointed by the governing body of the Member. A Member representative shall be the Mayor, a City Council member, a board member, the chief executive officer or the city manager, where applicable. The Member may also designate in writing an alternate representative, who also must be the Mayor, City Council member, board member, chief executive officer or senior level manager of the Member. The Member representative or alternate representative will attend, participate and vote on matters coming before the Board of Trustees on behalf of the Member. Neither the Member representative nor alternate representative may also be a member of the Operations Board. Each Member shall have one vote on the Board of Trustees. Each member's vote shall be weighted. The weight given to each vote shall be determined by the proportion of the Member's contribution to the total Center budget for the previous fiscal year expressed as a percentage. The weight of any new member representative's vote shall be determined by estimating what the new member's contribution to the Center budget would have been had the new member been a member during the previous fiscal year. The weight of each Member's vote shall be adjusted at the beginning of each Center fiscal year.

(a) Tenure. Each trustee shall serve at the pleasure of the Member, which may replace the trustee as it wishes in accordance with applicable law. In the event of removal, resignation, or death of a trustee, the appointing member shall promptly appoint a successor to fill the position.

(b) Powers, Duties. The Board of Trustees shall be the legislative body of the Center. It shall determine the policies, and budget of the Center, the assessments for each Member, and shall have final determination of all matters having budgetary impact on the Center. No trustee, acting in an individual capacity, shall direct or request the appointment of any person to, or his discharge from the Center, nor interfere in any way with the performance of Center staff in the performance of their duties. Trustees shall not give orders or directives to any subordinate of the director of the Center, publicly or privately. Nothing herein, however, shall prevent a trustee who otherwise could do so except for his position on the board, from giving directions to or making requests of dispatchers or other staff.

Officers, Bylaws, New Members, Staff. The Board of Trustees shall elect a chair and such other officers as it sees fit. It shall adopt bylaws for the Center consistent with this Agreement, allocate funds, and select a director ("Director"). The Board of Trustees may establish procedures for its business and operations, create committees composed of the trustees or other persons, allow other governmental entities to join the Center, make policies for the employment of Center employees, and perform such other acts which do

not violate the terms of this Agreement, the bylaws or applicable law.

Nothing herein shall prevent the Board of Trustees from appointing committees to conduct investigations into the conduct of any officer or any matter relating to the welfare of the Center.

Special Services. Where services provided by the Center are not used by all the Members, the trustees of those Members using the respective services shall have primary responsibility for setting policies with respect to those services which shall not conflict with Center policies as a whole. The costs of those special services shall be determined by the entire Board of Trustees.

(c) **Meetings.** The Board of Trustees shall meet at least once every three months, shall give reasonable notice to all trustees of the time and place of each meeting, and shall otherwise follow the terms of the Utah Open and Public Meetings Act, Section 52-4-1 et. Seq. Utah Code Annotated, as amended, where applicable.

(d) **Decisions, Quorum.** A Quorum shall be required for the transaction of all business of the Board of Trustees, and shall consist of a majority of the total number of Member representatives, and that majority must represent a majority of the weighted voting rights represented on the Board of Trustees. Most decisions shall require a vote of a majority of the total weighted votes present. Any vote to approve a budget increased over the last approved budget by more than 2% shall require a supermajority vote of 2/3 of all the Member representatives and 2/3 of all the weighted votes. Supermajority voting may also be required if expressly elsewhere so provided by this Agreement, applicable law, the Bylaws, or the rules or policies of the Board of Trustees; provided that a bylaw, policy or rule providing for supermajority voting on a matter must be approved by the same supermajority vote.

(e) **Director.** The Board of Trustees shall select a director. The director shall serve at the pleasure of the Board of Trustees. The director shall report to the Chair of the Board of Trustees.

10. **OPERATIONS BOARD.** The Board of Trustees shall establish an Operations Board, which shall include the Director. The Board of Trustees shall adopt bylaws which shall set forth the membership, powers, duties, policies and procedures for the Operations Board.

11. **FINANCIAL AFFAIRS.** The financial affairs of the Center shall be conducted in compliance with the Utah Municipal Fiscal Procedures Act and generally accepted accounting principles. The Board of Trustees shall provide for an audit of the financial records of the Center by an independent certified public accounting firm annually. The Board of Trustees shall promulgate appropriate policies for the accounting, methods of maintaining accounts, the payment of obligations of the Center, the preparation of the annual budget, adoption of a fiscal year and other financial affairs of the Center.

(a) **Assessments, Workload, Payments.** Each member receiving services from the

Center shall be assessed annually, fairly based upon a workload share with respect to each service the Member receives from the Center. Members shall make payments to the Center quarterly or at such other time as the bylaws or policies shall provide. The Board of Trustees shall annually evaluate the method for assessing workloads.

(b) **Overhead.** The overhead of the Center shall be divided into four categories: PSAP/E-911, Dispatch Services, Records Services, and Miscellaneous Services. All overhead of the Center shall be attributed to one of the above four categories and allocated to them based upon workload and impact to the Center most directly attributed thereto. Overhead shall include, but not be limited to lease or building purchase, maintenance of building, utilities, insurance, administrative costs, financial services, director's salary, and costs of the Board of Trustees and Operations Board.

(c) **Dispatch Assessment.** The annual assessment to each Member for dispatch services and overhead associated therewith shall be determined annually as part of the annual budget preparation. The annual assessment for each Member shall be adjusted annually for workload, changes in overhead costs, changes in dispatch-specific system costs, and inflation and deflation as measured by appropriate indices of the U.S. Department of Labor.

(d) **Records.** A Member may at its sole discretion elect to have the Center provide its records services. The cost of said services shall be combined with the overhead most directly allocated thereto, and shall be fairly divided among Members receiving records services on a workload share basis.

(e) **Miscellaneous Services.** Members may at their discretion elect to receive other communications-related services which the Center may from time to time choose to provide. The overhead most directly allocated to each service shall be included in the cost of such service to the Member or Members receiving it, and the total cost including overhead for the service shall be fairly divided among the Member receiving the service on a workload share basis.

(f) **Additional Services.** A Member may, if it elects, receive increased dispatch services assigned solely to its dispatch needs, provided it pay the additional cost thereof.

(g) **Nonmember Agencies.** The Board of Trustees shall set reasonable costs for services for nonmember agencies receiving services from the Center.

12. **PSAP/E-911.** The Members agree to provide 911 services and allow the collection of 9-1-1 fees for their jurisdictions in accordance with applicable State statute. The Members shall pay to the Center those 911 monies received from The Utah Tax Commission, which the Members shall hold in trust for the Center. The Board of Trustees shall apply said payments to the PSAP/E-911 services of the Center and the overhead allocated thereto as prescribed by State statute. The Board of Trustees may allow exceptions to the full payment of 911 fees to those members for whom dispatching services are provided by another primary PSAP. The division of those 911 fees will be negotiated between two involved PSAPs, with final approval of the Board

of Trustees.

13. **COMMENCEMENT and EFFECTIVE DATE.** The Center began operations on January 1, 1989, and this amended Agreement shall be effective when adopted by all members, or such later date determined by the Board of Trustees.

14. **OFFICERS, STAFF.** The Center shall have a Director and other employees which shall be selected and serve by a process determined by the Board of Trustees. Staff personnel shall be trained and qualified to perform their duties in a manner consistent with the purposes and terms of this Agreement.

15. **CONFIDENTIALITY.** The Board of Trustees and Operations Board shall take such steps as they deem necessary to protect and keep confidential appropriate information received or kept by the Center in accordance with law. The Members shall protect and keep confidential information kept or received by the Center during the term of this Agreement and after the termination of their membership in the Center pursuant to the Bylaws or other policies adopted by the Board of Trustees and consistent with law.

16. **COOPERATION, STANDARDIZATION.** While all Members recognize the individual differences of each Member, all Members participating herewith commit themselves to mutual cooperation, and each agrees to move towards standardization and unification of those functions relating to emergency response, dispatch, record keeping and equipment purchasing.

17. **LIABILITY AND INDEMNIFICATION.** The Center shall defend, indemnify, save harmless and exempt the Members, their officers, agents and employees from and against all claims, suits, legal proceedings, demands, damages, costs, expenses, and attorney's fees incident to any willful or negligent acts or omissions by the Center, its officers, agents or employees. The Board of Trustees shall, prior to the commencement of operations, provide for risk and liability coverage in such amounts as it deems necessary to insure against risks which the operation of the Center may involve.

SIGNED AND DATED THIS _____ DAY OF _____, 2013.

MEMBER

ATTEST:

APPROVED AS TO FORM:



Issue Paper

Item No. 5.5

Presenter/Submitted By:	Jeff Hawker, Asst. City Manager	
Subject: Adopting a resolution supporting preservation of the federal tax exemption on municipal bond interest income and authorizing the Mayor to sign a letter to Senators Hatch and Baucus confirming this position.	Meeting Date: October 15, 2013	
	Fiscal Impact: N/A	
	Funding Source: N/A	
Background: As a part of its ongoing efforts to identify new sources of revenue for the funding of federal government operations, one option being considered by the United States Senate Committee on Finance is the elimination or reduction of the federal tax exemption on municipal bond interest income. Although Riverton City has no present plans for bonding not already in place, such an action by Congress would substantially increase bonding costs and decrease financial flexibility for the City in the future. Furthermore, the elimination of this exemption would decrease the feasibility and scope of many public improvement projects across the country, and would have a negative impact on the general economy.		
Recommendation: Staff recommends that the City Council adopt a resolution supporting preservation of the federal tax exemption on municipal bond interest income, and authorizing the Mayor to sign a letter to Senators Hatch and Baucus confirming this position.		
Recommended Motion: "I move that the City Council approve <u>Resolution No.13-53</u> - expressing support for preservation of the Federal Tax Exemption on Municipal Bond Interest Income, and authorize the Mayor to sign a letter to Senators Hatch and Baucus confirming this position."		

RIVERTON CITY, UTAH
RESOLUTION NO. 13-53

**A RESOLUTION EXPRESSING SUPPORT FOR PRESERVATION OF THE FEDERAL
TAX EXEMPTION ON MUNICIPAL BOND INTEREST INCOME AND
AUTHORIZING THE MAYOR TO SIGN A LETTER TO SENATORS HATCH AND
BAUCUS CONFIRMING THIS POSITION**

WHEREAS, Under the current Internal Revenue Code, an investor's return on investing in a municipal bond is designated as exempt from income tax; and

WHEREAS, the Riverton City Council is advised that the Finance Committee of the United States Senate is considering a proposal to eliminate the exempt status of municipal bond interest under the Internal Revenue Code; and

WHEREAS, the Riverton City Council finds and determines that eliminating the exempt status assigned to municipal bond interest under the Internal Revenue Code will increase Riverton City's cost to issue municipal bonds; and

WHEREAS, the Riverton City Council finds and determines that any increase in the cost to issue municipal bonds will reduce the amount of funds available to undertake public improvement projects;

NOW THEREFORE, BE IT RESOLVED by the Governing Body of Riverton City as follows:

1. The Riverton City Council hereby expresses its support for preservation of the federal tax exemption on municipal bond interest income.
2. The Riverton City Council hereby authorizes the Mayor to sign a letter addressed to Senators Hatch and Baucus confirming Riverton City's support for preservation of the exempt status held by municipal bond interest under the Internal Revenue Code.
3. This resolution shall take effect immediately.

PASSED AND ADOPTED by the City Council of Riverton, Utah, on this 15th day of October, 2013 by the following vote:

Council Member Brent Johnson	<input type="checkbox"/>	Yes	<input type="checkbox"/>	No
Council Member Al Leavitt	<input type="checkbox"/>	Yes	<input type="checkbox"/>	No
Council Member Sheldon Stewart	<input type="checkbox"/>	Yes	<input type="checkbox"/>	No
Council Member Tracy Thaxton	<input type="checkbox"/>	Yes	<input type="checkbox"/>	No
Council Member Roy Tingey	<input type="checkbox"/>	Yes	<input type="checkbox"/>	No

[SEAL]

RIVERTON CITY

Bill Applegarth, Mayor

ATTEST:

Virginia Loader, MMC
City Recorder



October 15, 2013

The Honorable Max Baucus
Chairman
Committee on Finance
United States Senate
Washington, D.C. 20510

The Honorable Orrin Hatch
Ranking Member
Committee on Finance
United States Senate
Washington, D.C. 20510

Dear Chairman Baucus and Senator Hatch:

Along with many other organizations that have written to you regarding this matter, Riverton City, Utah also wants to urge the Senate Finance Committee to preserve the federal tax exemption on municipal bond interest. Riverton City has relied on this method of financing for many basic road and water infrastructure projects as well as other projects with broad civic value.

City officials have worked hard through the years to manage Riverton's financial resources in a responsible and conservative manner. We have done this in order to, among other reasons; minimize the cost to our taxpayers of bonding for public improvement projects. The elimination or reduction of the federal tax exemption on municipal bond interest would materially increase our bonding costs and would, therefore, reduce the feasibility of many projects. It follows that fewer and smaller projects will have a negative impact on our economy, especially when this dynamic is multiplied across our country.

We are certainly aware of the serious budget challenges that confront our nation, and of the need to make tough financial decisions. We are facing many of the same problems in our community in Utah. However, we urge you to consider other revenue options that are not as crippling to issuers of municipal bonds and to our general economy. I've attached a copy of a resolution from the Riverton City Council confirming its position on this matter. Thank you for your consideration.

Sincerely,

Bill Applegarth
Mayor
Riverton City



JORDAN VALLEY WATER
CONSERVANCY DISTRICT

Delivering Quality Every Day

8215 South 1300 West • West Jordan, UT 84088 • Ph: 801.565.4300 • Fax: 801.565.4399

Richard P. Bay, General Manager (CEO)

Barton A. Forsyth, Assistant General Manager, Water Supply/Water Quality

Alan E. Packard, Assistant General Manager, Chief Engineer

Board of Trustees

Gary C. Swensen, Chair

Ronald E. Sperry, Vice Chair

J. Lynn Crane

Royce A. Gibson

W. Richard McDonald

Scott L. Osborne

Corey L. Rushton

Lyle C. Summers

Kent L. Winder

October 1, 2013

The Honorable Max Baucus
Chairman
Committee on Finance
United States Senate
Washington, D.C. 20510

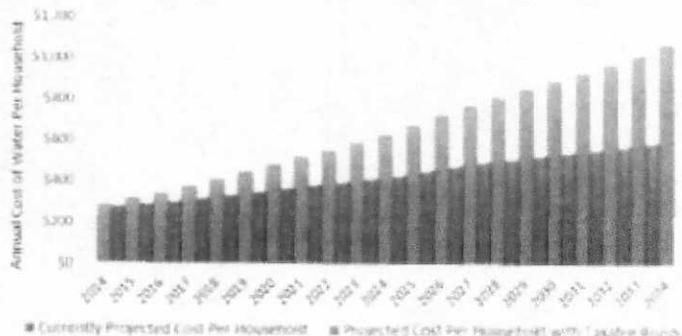
The Honorable Orrin Hatch
Ranking Member
Committee on Finance
United States Senate
Washington, D.C. 20510

Dear Chairman Baucus and Senator Hatch:

Along with the many other organizations that have written you regarding this matter, Jordan Valley Water Conservancy District (Jordan Valley) in Salt Lake County, Utah, also wants to urge the Senate Finance Committee to preserve the federal tax exemption on municipal bond interest. Jordan Valley has relied on this method of financing its infrastructure for its entire existence, issuing over \$550 million of bonds since 1951 with \$224 million still outstanding as of June 30, 2013. With another \$230 million of new bond issues forecasted in our 10-Year Financial Plan and \$500 million more estimated in the following 10 years, the decision to eliminate the tax exemption would have a serious impact on Jordan Valley. This impact would be passed through to its member agencies and customers in Salt Lake County in the form of higher water rates.

The elimination of the federal tax exemption on municipal bond interest would increase interest expense to Jordan Valley, triggering a corresponding increase of water rates by 80% over the next 20 years. That would be in addition to normal rate increases which occur each year. Jordan Valley would pay \$78.5 million more in interest expense during that timeframe, which translates into an additional \$5,000 per household within Jordan Valley's service area. The cost of water quickly becomes less affordable, placing the greatest burden on low income and/or fixed income households. This proposed change to the federal tax exemption would directly impact all customers, reducing their disposable income, quality of life, and negatively affecting communities through reduced investment in infrastructure replacement, maintenance, and growth. The impact would be perpetual, permanently shifting the mounting costs to future water users.

Annual Cost of Water Per Household Comparison
(Tax Exempt Bonds vs. Taxable Bonds)



JORDAN VALLEY WATER CONSERVANCY DISTRICT

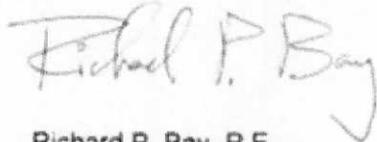
Letter to the Honorable Max Baucus and the Honorable Orrin Hatch
Federal Tax Exemption on Municipal Bond Interest

October 1, 2013

Page 2

Jordan Valley strongly opposes any reduction to the federal tax exemption on municipal bond interest.

Sincerely,

A handwritten signature in cursive script that reads "Richard P. Bay". The signature is written in dark ink and is positioned above the typed name and title.

Richard P. Bay, P.E.
General Manager, CEO
Jordan Valley Water Conservancy District