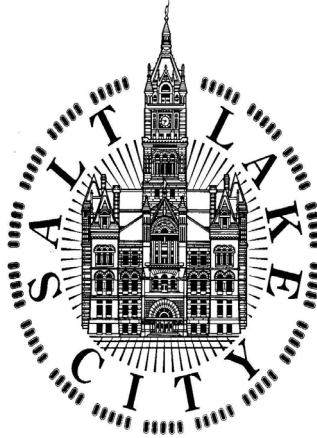




SALT LAKE CITY COUNCIL
and
LOCAL BUILDING AUTHORITY *of* SALT LAKE CITY

FORMAL MEETING AGENDA

December 7, 2021

Tuesday 7:00 PM

Council Chambers
451 South State Street Room 326
Salt Lake City, UT 84111
SLCCouncil.com

CITY COUNCIL MEMBERS:

Amy Fowler, Chair
[District 7](#)

Chris Wharton, Vice Chair
[District 3](#)

Victoria Petro-Eschler
[District 1](#)
Darin Mano
[District 5](#)

Dennis Faris
[District 2](#)

Ana Valdemoros
[District 4](#)
Dan Dugan
[District 6](#)

Generated: 15:17:22

The Council has returned to a hybrid meeting approach. Hybrid Council meetings allow people to join online through Webex or in person at the City & County Building.

Public Comments: The public can give comments to the Council during their 7 p.m. formal meetings online through Webex and in-person in Room 326 of the City and County Building. For more information, including Webex connection information, please visit www.slc.gov/council/virtual-meetings. (A phone line will also be available for people whose only option is to call in.)

What to Expect: The hybrid format allows in-person participation and remains mindful of existing COVID-19 protocols and gathering limits. A maximum of 24 people, including Council members and City staff, will be permitted in a meeting room. If the capacity has been reached in the primary meeting room, overflow space will be provided. Social distancing will be maintained.

Per [an executive order signed by Mayor Mendenhall](#), face coverings are required for vaccinated and unvaccinated individuals inside Salt Lake City facilities.

Please note: Dates not identified in the FYI - Project Timeline are either not applicable or not yet determined.

WELCOME AND PUBLIC MEETING RULES

A. LBA OPENING CEREMONY:

1. Council/Board Member Amy Fowler will conduct the formal meeting.
2. Pledge of Allegiance.
3. Welcome and Public Meeting Rules.

B. LBA POTENTIAL ACTION ITEMS:

1. **Ordinance: Local Building Authority Budget Amendment No.1 for Fiscal Year 2021-22**

The Board will consider adopting an ordinance amending the final budget for the Local Building Authority (LBA) of Salt Lake City for Fiscal Year 2021-22, including the Capital Projects Fund.

The LBA's Capital Projects Fund for Fiscal Year 2021-22 only includes the bond debt services for the Glendale and Marmalade Libraries. (Other Capital projects throughout the City are included in the Mayor's Recommended Budget.) The LBA is a financing tool for cities and government entities, like libraries, to bond for capital projects at better interest rates. Capital projects are big projects like parks, public buildings, and street projects.

FYI – Project Timeline: (subject to change per Chair direction or Council discussion)

Briefing - n/a

Set Public Hearing Date - Tuesday, November 9, 2021

Hold hearing to accept public comment - Tuesday, November 16, 2021 at 7 p.m.

TENTATIVE Council Action - Tuesday, December 7, 2021

Staff Recommendation - Refer to motion sheet(s).

C. LBA ADJOURNMENT:

SALT LAKE CITY COUNCIL MEETING

Please note: Dates not identified in the FYI - Project Timeline are either not applicable or not yet determined.

D. OPENING CEREMONY:

1. The Council will approve the work session and formal meeting minutes of Tuesday, November 9, 2021 and Tuesday, November 16, 2021.

E. PUBLIC HEARINGS:

Items E1 – E7 will be heard as one public hearing

1. Grant Application: Granary District Flood Plain Mitigation and Re-mapping – COVID-19 Local Assistance Matching Grant

The Council will accept public comment for a grant application request from the Department of Public Utilities to the Utah Governor's Office for Policy & Budget. If awarded, this grant would fund the Granary District Flood Plain Mitigation and Re-mapping project. The project proposes infrastructure improvements to the City's stormwater system to mitigate the flood risk for at least 1,182 properties that are partially or completely within the Federal Emergency Management Act (FEMA) designated 750-acre Flood Hazard Area.

FYI – Project Timeline: (subject to change per Chair direction or Council discussion)

Briefing - n/a

Set Public Hearing Date - n/a

Hold hearing to accept public comment - Tuesday, December 7, 2021 at 7 p.m.

TENTATIVE Council Action - n/a

Staff Recommendation - Close and refer to future consent agenda.

2. Grant Application: New Water Reclamation Facility: Influent Pump Station and Force Mains – COVID-19 Local Assistance Matching Grant Program

The Council will accept public comment for a grant application request from the Department of Public Utilities to the Utah Governor's Office for Policy & Budget. If awarded, this grant would fund the New Water Reclamation Facility: Influent Pump Station and Force Mains project. The Influent Pump Station and Force Mains is a sub-project of the new Water Reclamation Facility and replaces the existing pump station and force mains that are at the end of their service life.

FYI – Project Timeline: (subject to change per Chair direction or Council discussion)

Briefing - n/a

Set Public Hearing Date - n/a

Hold hearing to accept public comment - Tuesday, December 7, 2021 at 7 p.m.

TENTATIVE Council Action - n/a

Staff Recommendation - Close and refer to future consent agenda.

3. Grant Application: Point Hotel – COVID-19 Local Assistance Matching Grant Program

The Council will accept public comment for a grant application request from the Office of the Mayor to the Utah Governor's Office for Policy & Budget. If awarded, this grant would fund the Point Hotel project. The project proposes to change the ownership and repurpose the use of the existing Airport Inn from a traditional hotel to approximately 100 units of extended stay housing units for adults over 55 years of age and veterans experiencing or at risk of homelessness.

FYI – Project Timeline: (subject to change per Chair direction or Council discussion)

Briefing - n/a

Set Public Hearing Date - n/a

Hold hearing to accept public comment - Tuesday, December 7, 2021 at 7 p.m.

TENTATIVE Council Action - n/a

Staff Recommendation - Close and refer to future consent agenda.

4. Grant Application: Foothills Natural Area & Bonneville Shoreline Trailhead Infrastructure Improvements Grant

The Council will accept public comment for a grant application request from the Department of Public Lands to the Utah Office of Outdoor Recreation. If awarded, this grant would fund the Foothills Natural Area & Bonneville Shoreline Trailhead Infrastructure Improvements. The project proposes to construct five public access trailheads along the stretch of the Bonneville Shoreline Trail that runs through the Salt Lake City foothills between Emigration Canyon and Davis County.

FYI – Project Timeline: (subject to change per Chair direction or Council discussion)

Briefing - n/a

Set Public Hearing Date - n/a

Hold hearing to accept public comment - Tuesday, December 7, 2021 at 7 p.m.

TENTATIVE Council Action - n/a

Staff Recommendation - Close and refer to future consent agenda.

5. Grant Application: Utah Railroad Safety Grant 2021

The Council will accept public comment for a grant application request from the Department of Public Services to the Utah Department of Transportation. If awarded, this grant would fund safety improvements to the Union Pacific Railroad crossing at 4900 West 700 South. Salt Lake City Division of Engineering and Union Pacific Railroad are collaborating to implement the safety upgrades proposed for this funding.

FYI – Project Timeline: (subject to change per Chair direction or Council discussion)

Briefing - n/a

Set Public Hearing Date - n/a

Hold hearing to accept public comment - Tuesday, December 7, 2021 at 7 p.m.

TENTATIVE Council Action - n/a

Staff Recommendation - Close and refer to future consent agenda.

6. **Grant Application: 800 East Neighborhood Byway (1300 South to 1700 South) – Fiscal Year 2022 Region Two Transportation Alternative Program Grant**

The Council will accept public comment for a grant application request from the Community and Neighborhoods Department to the Utah Department of Transportation. If awarded, this grant would fund the 800 East Neighborhood Byway. The project proposes the construction of pedestrian and bicycle-activated crossings, traffic circles, bulb-out curb extensions, and neighborhood byway signage on 800 East from 1300 South to 1700 South.

FYI – Project Timeline: (subject to change per Chair direction or Council discussion)

Briefing - n/a

Set Public Hearing Date - n/a

Hold hearing to accept public comment - Tuesday, December 7, 2021 at 7 p.m.

TENTATIVE Council Action - n/a

Staff Recommendation - Close and refer to future consent agenda.

7. **Grant Application: Solar Energy Innovation Network Round 3 Multi-Stakeholder Team – Driving Resilient and Economic Commercial Solar and Storage in Underserved Communities Grant**

The Council will accept public comment for a grant application request from the Department of Sustainability to the National Renewable Energy Laboratory. If awarded, this grant would fund *Driving Resilient and Economic Commercial Solar and Storage in Underserved Communities*. The project aims to increase use of commercial solar and/or storage in underserved communities through involvement from trusted stakeholders, community listening sessions, three to five solar and storage benefit case studies, and culturally relevant outreach tools and resources that address solar market barriers.

FYI – Project Timeline: (subject to change per Chair direction or Council discussion)

Briefing - n/a

Set Public Hearing Date - n/a

Hold hearing to accept public comment - Tuesday, December 7, 2021 at 7 p.m.

TENTATIVE Council Action - n/a

Staff Recommendation - Close and refer to future consent agenda.

8. Ordinance: Significant Water Consuming Land Uses Text Amendment

The Council will accept public comment and consider adopting an ordinance that would amend the zoning ordinance related to limit the amount of City culinary water that commercial and industrial land uses can utilize. The zoning amendment would implement a 300,000-gallon a day limit for commercial and industrial land uses. The limit affects multiple zones and multiple land uses citywide. The ordinance also amends and clarifies the definitions of related land use terms currently there is a 6-month temporary ordinance (“pending ordinance” or moratorium) in effect that mirrors the proposed water use restrictions in the ordinance but will expire on January 4, 2022. Petition No.: PLNPCM2021-00635

FYI – Project Timeline: (subject to change per Chair direction or Council discussion)

Briefing - Tuesday, November 16, 2021

Set Public Hearing Date - Tuesday, November 16, 2021

Hold hearing to accept public comment - Tuesday, December 7, 2021 at 7 p.m.

TENTATIVE Council Action - Tuesday, December 14, 2021

Staff Recommendation - Refer to motion sheet(s).

9. Ordinance: Master Plan Amendment and Rezone at 129 South 700 East and 758 East Bueno Avenue

The Council will accept public comment and consider adopting an ordinance that would amend the zoning of properties at 724, 728, 732, 738, 744, 750 and 754 East Bueno Avenue from SR-3 (Special Development Pattern Residential District) to RMF-45 (Moderate/High Density Multi-Family Residential District). The applicant is proposing to amend the Central Community Master Plan Future Land Use Map for the aforementioned properties from Medium Density Residential to Medium High Density Residential. The project proposes to consolidate 10 parcels and replace the existing structures with two buildings: a single-story amenity building fronting 700 East and a 4-story rooming (boarding) house on the interior of the site. The rooming house would consist of 65 units ranging from 1 bedroom to 4-bedroom units. Consideration may be given to rezoning the property to another zoning district with similar characteristics. Petition No.: PLNPCM2021-00048 and PLNPCM2021-00047

FYI – Project Timeline: (subject to change per Chair direction or Council discussion)

Briefing - Tuesday, November 16, 2021

Set Public Hearing Date - Tuesday, November 16, 2021

Hold hearing to accept public comment - Tuesday, December 7, 2021 at 7 p.m.

TENTATIVE Council Action - Tuesday, December 14, 2021

Staff Recommendation - Refer to motion sheet(s).

10. Ordinance: Rezone at Redwood Road and Indiana Avenue

The Council will accept public comment and consider adopting an ordinance that would amend the zoning of the properties at approximately 835 South Redwood Road and 1668 West Indiana Avenue from R-1/5,000 (Single-Family Residential District) to R-MU-45 (Residential/Mixed Use District). The property at 1668 W Indiana currently contains an individual single-family dwelling while the other property is vacant. No specific site development proposal has been submitted at this time. The change is consistent with changes identified in the Westside Master Plan which identified the intersection of Redwood and Indiana as the location of a future Community Node. The Master Plan is not being changed. Consideration may be given to rezoning the property to another zoning district with similar characteristics. Petition No.: PLNPCM2021-00249

FYI – Project Timeline: (subject to change per Chair direction or Council discussion)

Briefing - Tuesday, December 7, 2021

Set Public Hearing Date - Tuesday, November 16, 2021

Hold hearing to accept public comment - Tuesday, December 7, 2021 at 7 p.m.

TENTATIVE Council Action - Tuesday, December 14, 2021

Staff Recommendation - Refer to motion sheet(s).

11. Ordinance: Allowing Commercial Uses on Rooftops which Exceed 2 Stories

The Council will accept public comment and consider adopting an ordinance that would amend the FB-SE (Form Based Special Purpose Corridor Edge Subdistrict) zoning district to allow for rooftop commercial uses above the second story, subject to meeting a height of 30-feet. The proposed amendment affects section 21A.27.040.D FB-SE Building Form Standards. All properties, citywide, in the FB-SE (Form Based Special Purpose Corridor Edge Subdistrict) would be impacted. The FB-SE zone currently limits commercial or nonresidential uses to first two stories and a height of 30 feet. Related provisions of Title 21A Zoning may also be amended as part of this petition. Petition No.: PLNPCM2021-00431

FYI – Project Timeline: (subject to change per Chair direction or Council discussion)

Briefing - Tuesday, November 16, 2021

Set Public Hearing Date - Tuesday, November 16, 2021

Hold hearing to accept public comment - Tuesday, December 7, 2021 at 7 p.m.

TENTATIVE Council Action - Tuesday, December 14, 2021

Staff Recommendation - Refer to motion sheet(s).

12. Ordinance: Alley Vacation at 1200 Block of Kensington and Bryan Avenues

The Council will accept public comment and consider adopting an ordinance that would vacate a portion of City-owned alley situated in the 1200 block of East Kensington and Bryan Avenues that runs east to west from 1300 East to the McClelland Trail. The intent of the request is to incorporate the unused alley into the adjacent properties. Petition No.: PLNPCM2021-00413

FYI – Project Timeline: (subject to change per Chair direction or Council discussion)

Briefing - Tuesday, December 7, 2021

Set Public Hearing Date - Tuesday, November 16, 2021

Hold hearing to accept public comment - Tuesday, December 7, 2021 at 7 p.m.

TENTATIVE Council Action - Tuesday, December 14, 2021

Staff Recommendation - Refer to motion sheet(s).

13. Ordinance: Columbus Street Alley Vacation North of Victory Road

The Council will accept public comment and consider adopting an ordinance that would vacate a portion of City-owned alley situated adjacent to properties at 583, 585, 589 and 595 North Columbus Street; and; 590 North Victory Road. The proposal is to vacate this remaining alley segment and incorporate the vacant land into the neighboring properties. The total area of the proposed vacation is approximately 2750 square feet. Petition No.: PLNPCM2020-00564

FYI – Project Timeline: (subject to change per Chair direction or Council discussion)

Briefing - Tuesday, December 7, 2021

Set Public Hearing Date - Tuesday, November 16, 2021

Hold hearing to accept public comment - Tuesday, December 7, 2021 at 7 p.m.

TENTATIVE Council Action - Tuesday, December 14, 2021

Staff Recommendation - Refer to motion sheet(s).

14. Resolution: City Consent to Subleases at The Leonardo

The Council will accept public comment and consider adopting a resolution that would authorize subleases arrangements at The Leonardo. Consent may be given if the sublease fulfills a public purpose, complies with the purpose of the outstanding bonds, and has a direct relationship to The Leonardo's mission and programming plan.

FYI – Project Timeline: (subject to change per Chair direction or Council discussion)

Briefing - Tuesday, December 7, 2021

Set Public Hearing Date - Tuesday, November 16, 2021

Hold hearing to accept public comment - Tuesday, December 7, 2021 at 7 p.m.

TENTATIVE Council Action - Tuesday, December 14, 2021

Staff Recommendation - Refer to motion sheet(s).

15. Ordinance: Sugar House Business District Design Standards Zoning Text Amendment

The Council will continue to accept public comment and consider adopting an ordinance that would incorporate design guidelines from the Sugar House Master Plan into the Sugar House Business District zone. The Sugar House Business District is generally located between 900 East and 1300 East and from 1900 South to I-80. Design guidelines include regulations on such things as building facade design, spacing of doorways, glass transparency, and public way improvements. Related provisions of the City Code may also be amended as part of this petition.

FYI – Project Timeline: (subject to change per Chair direction or Council discussion)

Briefing - Tuesday, February 4, 2020 and Tuesday, March 17, 2020

Set Public Hearing Date - Tuesday, February 4, 2020

Hold hearing to accept public comment - Tuesday, March 3, 2020 and Tuesday, December 7, 2021

TENTATIVE Council Action - Tuesday, December 7, 2021

Staff Recommendation - Refer to motion sheet(s).

F. POTENTIAL ACTION ITEMS:

1. Ordinance: Rezone at 1945 South 1300 East

The Council will consider adopting an ordinance that would amend the zoning of property at 1945 South 1300 East from RMF-35 (Moderate Density Multi-Family Residential District) to RMF-45 (Moderate/High Density Multi-Family Residential). The proposed amendment to the Zoning Map is intended to accommodate a new multifamily residential development. Consideration may be given to rezoning the property to another zoning district with similar characteristics. Petition No.: PLNPCM2020-01022

FYI – Project Timeline: (subject to change per Chair direction or Council discussion)

Briefing - Tuesday, October 19, 2021

Set Public Hearing Date - Tuesday, October 19, 2021

Hold hearing to accept public comment - Tuesday, November 16, 2021 at 7 p.m.

TENTATIVE Council Action - Tuesday, December 7, 2021

Staff Recommendation - Refer to motion sheet(s).

2. Ordinance: Budget Amendment No.4 for Fiscal Year 2021-22

The Council will consider adopting an ordinance that would amend the final budget of Salt Lake City, including the employment staffing document, for Fiscal Year 2021-22. Budget amendments happen several times each year to reflect adjustments to the City's budgets, including proposed project additions and modifications. This amendment includes creating a new Community Health Access Team or CHAT program, creating a new park ranger pilot program, several items to spend American Rescue Plan Act or ARPA funds including a new Westside perpetual housing fund, one-time community grants for non-profits and businesses, and additional funding for the Community Commitment Program, among other items.

FYI – Project Timeline: (subject to change per Chair direction or Council discussion)

Briefing - Tuesday, November 9, 2021; Tuesday, November 16, 2021; and Tuesday, December 7, 2021

Set Public Hearing Date - Tuesday, November 9, 2021

Hold hearing to accept public comment - Tuesday, November 16, 2021 at 7 p.m.

TENTATIVE Council Action - Tuesday, December 7, 2021

Staff Recommendation - Refer to motion sheet(s).

G. COMMENTS:

1. Questions to the Mayor from the City Council.
2. Comments to the City Council. (Comments are taken on any item not scheduled for a public hearing, as well as on any other City business. Comments are limited to two minutes.)

H. NEW BUSINESS:

1. **TENTATIVE – Motion: Meeting Remotely Without an Anchor Location**

The Council will consider a motion to ratify the Chair's determination to continue meeting remotely and without an anchor location due to the health and safety of the people who may be in attendance.

FYI – Project Timeline: (subject to change per Chair direction or Council discussion)

Briefing - n/a

Set Public Hearing Date - n/a

Hold hearing to accept public comment - n/a

TENTATIVE Council Action - Tuesday, December 7, 2021

Staff Recommendation - Suspend the rules and consider motions.

I. UNFINISHED BUSINESS:

1. Ordinance: EPA Revisions to Sewer Regulations

The Council will consider adopting an ordinance that would amend City Code relating to the City's Sewer Pretreatment Program, known as the Pretreatment Affirmative Defense Provision. The amendments do not change the City's regulatory practice or procedures, but are housekeeping in nature to ensure City Code language is consistent with technical federal requirements. Additional Division of Water Quality (DWQ) public engagement will occur prior to final Council consideration. No impacts are anticipated to users of the system as a result of these changes.

FYI – Project Timeline: (subject to change per Chair direction or Council discussion)

Briefing - Tuesday, November 16, 2021

Set Public Hearing Date - n/a

Hold hearing to accept public comment - n/a

TENTATIVE Council Action - Tuesday, December 7, 2021

Staff Recommendation - Refer to motion sheet(s).

J. CONSENT:

1. Grant Holding Account Items (Batch No.3) Associated with BAM No. 5 for Fiscal Year 2021-22

The Council will consider approving Grant Holding Account Item (Batch No. 3) for Fiscal Year 2021-22 Associated with Budget Amendment No. 5.

FYI – Project Timeline: (subject to change per Chair direction or Council discussion)

Briefing - n/a

Set Public Hearing Date - n/a

Hold hearing to accept public comment - n/a

TENTATIVE Council Action - Tuesday, December 7, 2021

Staff Recommendation - Approve.

K. ADJOURNMENT:

CERTIFICATE OF POSTING

On or before 11:00 a.m. December 3, 2021, the undersigned, duly appointed City Recorder, does hereby certify that the above notice and agenda was (1) posted on the Utah Public Notice Website created under Utah Code Section 63F-1-701, and (2) a copy of the foregoing provided to The Salt Lake Tribune and/or the Deseret News and to a local media correspondent and any others who have indicated interest.

CINDY LOU TRISHMAN
SALT LAKE CITY RECORDER

Final action may be taken in relation to any topic listed on the agenda, including but not limited to adoption, rejection, amendment, addition of conditions and variations of options discussed.

The City & County Building is an accessible facility. People with disabilities may make requests for reasonable accommodation, which may include alternate formats, interpreters, and other auxiliary aids and services. Please make requests at least two business days in advance. To make a request, please contact the City Council Office at council.comments@slcgov.com, 801-535-7600, or relay service 711.