



MINUTES OF A REGULAR CITY COUNCIL MEETING

City Council Chambers
125 South Main Street, Vineyard, Utah
October 12, 2022, at 6:00 PM

Present

Mayor Julie Fullmer
Councilmember Tyce Flake
Councilmember Amber Rasmussen
Councilmember Cristy Welsh

Absent

Councilmember Mardi Sifuentes

Staff present: City Manager Ezra Nair, Finance Director David Mortensen, City Attorney Jayme Blakesley, Public Works Director Naseem Ghandour, Staff Engineer Emily Dicaldo, Interim Chief Building Official Cris Johnson, Lieutenant Holden Rockwell with the Utah County Sheriff's Office, Community Development Director Morgan Brim, City Planners Briam Amya Perez, and Cache Hancey, Water Manager Sullivan Love, City Recorder Pamela Spencer, Planning Commission Chair Bryce Brady

Others speaking: Mike Olsen with Home Center Construction; Eileen Miller with Utah Valley Homebuilders Association; Karoline Pershell with SRT Labs; Residents Kriste Peterson, Matthew Pederson, and Christian Haroldsen

1. CALL TO ORDER/INVOCATION/INSPIRATIONAL THOUGHT/PLEDGE OF ALLEGIANCE

Mayor Fullmer opened the meeting at 6:00 PM. Councilmember Welsh led the Pledge of Allegiance and gave the invocation.

2. WORK SESSION

2.1 Homestead Development Agreement Amendment

Community Development Director Morgan Brim will lead a discussion about amending the Homestead Development Agreement.

Mayor Fullmer turned the time over to Community Development Director Morgan Brim. Mr. Brim gave a brief overview of the recommended amendments to the development agreement. He then turned the time over Mike Olsen with Home Center Construction.

Mr. Olsen reviewed Home Center Construction's plans for live/work units. There was a discussion about subleasing the units and the overall development. Eileen Miller with Utah Valley Homebuilders Association asked if these units would be in a Homeowner's Association (HOA). Mr. Olsen replied that it would. The discussion continued.

2.2 Smart City Software Presentation

Karoline Pershell from SRT Labs will present on smart cities software and a proposal for a system review for Vineyard City.

Mayor Fullmer turned the time over to Karoline Pershell. Mr. Nair explained that staff had been working with SRT Labs for a smart cities proposal to take Vineyard to the next level.

Ms. Pershell explained that SRT Labs was a software and engineering company that worked with smart building, smart campus, and smart city spaces. They worked with cities to help determine the infrastructure needs for data and automations. She reviewed the infrastructure in cities and the technical layer of infrastructure. She reviewed the proposal for Vineyard.

Councilmember Flake asked what role security played in this program. Ms. Pershell replied that they worked closely with security protocols. There was a discussion about who controlled the data.

Mayor Fullmer asked about the next steps in the proposal. Ms. Pershell replied that they would support the city's research and determine the best options.

Mayor Fullmer asked for further questions from the council.

Councilmember Flake said that he was looking at computer infrastructure like they looked at the in-the-ground infrastructure. If it would decomplexify the process then it would be worth the money.

Councilmember Welsh stated that she was excited about how they could implement this with city services. She asked how they would address concerns with people not wanting things tracked. Mayor Fullmer suggested that they would be installed in utilities they felt were appropriate. Councilmember Welsh asked if they would be putting hardware onto individual's homes. Ms. Pershell replied that HB 242 was for secondary water. She thought that Vineyards meters were already at the level to for data collection. Councilmember Flake expressed concern with the state legislature wanting more control over using finite resources.

Mayor Fullmer said that she liked this concept to help build the technological infrastructure for the downtown and have the systems connect.

3. PUBLIC COMMENTS

Mayor Fullmer called for public comments.

Resident Kriste Peterson living in the Parkside subdivision expressed concerns about the Central Corridor Master Plan including the wetlands, the pavilions that would be installed without any access to them, and general safety in that area. She also expressed concerns with ponds being installed in or near parks. There was a brief discussion about Ms. Peterson's concerns with the wetland portion of the project.

Resident Matthew Pederson, living in the Lakefront subdivision, expressed concern that there were no sidewalks on the north side of the Vineyard Connector between the overpass and

Mill Road. There was a brief discussion about who owned the property and the overall master plan.

Mayor Fullmer called for additional comments

Resident Christian Haroldsen, living in the Cottonwoods subdivision, expressed concern with the online survey for the Central Corridor Master Plan. There was a discussion about the survey. Councilmember Welsh recommended that residents email her if they had additional comments on the plan. The discussion continued.

Mayor Fullmer called for further comments. Hearing none, she closed the public comments session.

4. MAYOR AND COUNCILMEMBERS' REPORTS/DISCLOSURES/RECUSALS

Councilmember Rasmussen reported that she had attended the 1st International Academic Conference on the Sustainable Development Goals “Why it Matters” at Utah Valley University, sponsored by the United Nations. She also reported that had met with the Utah Division of State History. They were taking five (5) years to develop the state’s history and create a history museum.

Councilmember Welsh reminded everyone to take the Central Corridor Master Plan survey. She reported that the Youth Council needed more youth volunteers ages 12 to 18 and that their next meeting would be held on Monday October 17 from 6:00 – 7:00 pm in the City Council chambers.

5. STAFF, COMMISSION, AND COMMITTEE REPORTS

5.1 City Manager Ezra Nair reported that the Boo-A-Palooza would be held on October 18 at 5:30 pm, weather permitting. He reported that they had hired a Planning Technician. He reported that in concurrence with SB 110, staff would be working to add water conservation recommendations to the General Plan. He added that staff had submitted a grant application for the rail spur removal.

5.2 Planning Commission Chair Bryce Brady had no new items to report.

6. CONSENT ITEMS

6.1 Approval of the September 28, 2022, City Council Meeting Minutes

6.2 Approval of Geneva Retail Frontage Subdivision Final Plat “C”

6.3 Approval of Roads and Lift Station 2 Dedication from Anderson Geneva, LLC.
(Resolution 2022-46)

Mayor Fullmer called for a motion.

Motion: COUNCILMEMBER FLAKE MOVED APPROVE THE CONSENT ITEMS AS LISTED, 6.1 - 6.3. COUNCILMEMBER WELSH SECONDED THE MOTION. ROLL CALL WENT AS FOLLOWS: MAYOR FULLMER, COUNCILMEMBERS FLAKE, RASMUSSEN, AND WELSH VOTED YES. COUNCILMEMBER SIFUENTES WAS ABSENT. THE MOTION CARRIED WITH ONE ABSENT.

7. APPOINTMENTS

No names were submitted.

8. PRESENTATIONS/RECOGNITIONS/AWARDS

No items were submitted.

9. BUSINESS ITEMS

9.1 DISCUSSION AND ACTION – SRT Labs Letter of Intent

City Manager Ezra Nair is requesting approval and authorization to sign a letter of intent for a systems audit by Service Robotics and Technologies (SRT) Labs.

Mayor Fullmer turned the time over to City Manager Ezra Nair.

Mr. Nair explained that approval would give him authorization to sign a letter of intent for the systems audit discussed during the work session. He noted that the initial cost would be \$40,000.

Mayor Fullmer called for questions.

Councilmember Rasmussen asked for clarification on what the city would get for the \$40,000. Mr. Nair replied that this would review the current infrastructure and determine which software and hardware they could buy to install on some of the infrastructure. He felt that this would be a good time to do the project because there were grants that they could apply for such as a grant for the hardware. He mentioned that the \$40,000 would come from the Capital Projects budget.

Mayor Fullmer called for questions from the council. She asked Mr. Nair what the timeline was for the project. Mr. Nair replied that it would take approximately three (3) months. There was a discussion about the process.

Motion: COUNCILMEMBER FLAKE MOVED TO APPROVE AND AUTHORIZE THE CITY MANAGER TO SIGN THE LETTER OF INTENT FOR A SYSTEMS AUDIT PERFORMED BY SRT LABS. COUNCILMEMBER RASMUSSEN SECONDED THE MOTION. MAYOR FULLMER, COUNCILMEMBERS FLAKE, RASMUSSEN, AND WELSH VOTED YES. COUNCILMEMBER SIFUENTES WAS ABSENT. THE MOTION CARRIED WITH ONE ABSENT.

10. CLOSED SESSION

Mayor Fullmer called for a motion to go into a closed session.

Motion: COUNCILMEMBER FLAKE MOVED TO GO INTO A CLOSED SESSION IN THE CITY COUNCIL CHAMBERS IMMEDIATELY FOLLOWING THE CITY COUNCIL MEETING TO DISCUSS PENDING OR REASONABLE IMMINENT LITIGATION. COUNCILMEMBER WELSH SECONDED THE MOTION. ROLL CALL WENT AS FOLLOWS: MAYOR FULLMER, COUNCILMEMBERS FLAKE, RASMUSSEN, AND WELSH VOTED YES. COUNCILMEMBER SIFUENTES WAS ABSENT. THE MOTION CARRIED WITH ONE ABSENT.

11. ADJOURNMENT

Mayor Fullmer called for a motion to adjourn the meeting.

Motion: COUNCILMEMBER WELSH MOVED TO ADJOURN THE MEETING AT 7:07 PM. COUNCILMEMBER RASMUSSEN SECONDED THE MOTION. MAYOR FULLMER, COUNCILMEMBERS FLAKE, RASMUSSEN, WELSH VOTED YES. COUNCILMEMBER SIFUENTES WAS ABSENT. THE MOTION CARRIED WITH ONE ABSENT.

Motion to adjourn the closed session: COUNCILMEMBER WELSH MOVED TO ADJOURN THE CLOSED SESSION AT 8:01 PM. COUNCILMEMBER RASMUSSEN SECONDED THE MOTION. MAYOR FULLMER, COUNCILMEMBERS FLAKE, RASMUSSEN, AND WELSH VOTED YES. COUNCILMEMBER SIFUENTES WAS ABSENT. THE MOTION CARRIED WITH ONE ABSENT.

MINUTES APPROVED ON: October 26, 2022

CERTIFIED CORRECT BY: /s/ Pamela Spencer
PAMELA SPENCER, CITY RECORDER