

The Lindon City Council regularly scheduled meeting on **Monday, November 7, 2022, at 6:30 pm** in the Lindon City Center, City Council Chambers, 100 North State Street, Lindon, Utah.

REGULAR SESSION – 5:15 P.M.

Conducting: Carolyn Lundberg, Mayor
Invocation: Randi Powell, Councilmember
Pledge of Allegiance: Connor, Youth Council

PRESENT

Carolyn Lundberg, Mayor
Van Broderick, Councilmember
Randi Powell, Councilmember
Mike Vanchiere, Councilmember
Daril Magleby, Councilmember
Adam Cowie, City Administrator
Mike Florence, Community Development Director
Mike Brower, Chief of Police
Kathy Moosman, City Recorder

EXCUSED

Jake Hoyt, Councilmember

1. **Call to Order/Roll Call** – The meeting was called to order at 6:30 p.m.

2. **Presentations and Announcements:**

- a) Presentation: Neil Schwendiman, District Manager at the North Pointe Solid Waste Special Service District was in attendance to give a presentation to the council. He gave a brief history of the NPSWD, services and operations, the future of the landfill, and the master plan findings.
- b) Presentation: The UDOT project team was in attendance and provided an update on the 1600 North Environmental Study (200 South, Lindon).

3. **Open Session for Public Comment** – Mayor Lundberg called for any public comment not listed as an agenda item. There were no public comments.

4. **COUNCIL REPORTS:**

Councilmember Hoyt – Councilmember Hoyt was absent.

Councilmember Vanchiere – Councilmember Vanchiere reported he attended the Growth Summit at the convention center he noted there were great tables that represented various cities. He noted unfunded mandates and unintended consequences were discussed and evaluated. Transportation and funding were also discussed. He also expressed his appreciation for the presentation from Neil Schwendiman and is excited about the

2 NPSWD and the future there. At this time Chief Brower spoke on a new program
4 through their database for individuals with special needs and the elderly as to interact
6 better with these folks. He noted this program creates avenues for more information to
8 assist these individuals.

10 **Councilmember Magleby** – Councilmember Magleby reported he is grateful to be here
12 in Lindon with the stability and appreciation that is on the council when discussing
14 difficult situations. He also attended the Tree Board meeting along with Heath Bateman
16 where they discussed the recent storm and tree damage. Mr. Bateman indicated 20 big
limbs were down and some were significant. He will be attending a meeting Thursday at
noon for the city centennial celebration. He also expressed his appreciation to and the
Historical Preservation Commission and thanked Lyle Lamoreaux for leading the group
for all these years. He also reported the annual Tree Lighting Ceremony will be held on
December 5th at 6pm at the community center.

18 **Councilmember Powell** – Councilmember Powell reported she received an email from
20 Kelly Johnson stating the Mayor and Councilmember Vanchiere have been certified with
22 CERT. She noted Ms. Johnson is passionate and is on point in the event of an
24 emergency. She noted the education grants are coming in with 23 submitted so far. She
reported the Youth Council will be held next Monday where they will be holding their
elections. She also reported the Senior Center is doing fabulous and Senior Coordinator,
Jamie Jensen does a fabulous job. She also asked Alan Walker to speak on the upcoming
“Light the Night” event.

26 **Councilmember Broderick** – Councilmember Broderick reported he attended the Utah
28 Water Summit with Juan Garrido where the topic of drought was discussed and
30 responsibilities to plan and prepare. They also had a high-level discussion on the
Colorado River with a lot going on there. He will be attending the engineering
coordination meeting tomorrow at noon.

32 **Mayor Lundberg** – Mayor Lundberg gave reminder of the food drive where they are
34 accepting donations at the community center through November 19th. She also reported
36 the trunk or treat event was a big success. She also noted the leaf pickup program is
underway through the month of November. She attended the historical UVU Symposium
Conference on the 26th where it was a pleasure to get with other mayors and touring each
other’s towns and talked about different challenges. She also attended the Growth and
Prosperity Conference which was a great event hosted by the Utah Valley Chamber and
moderated by Mayor Acerson who did a great job. She attended the MAG meeting
where there is a lot going on there with transportation and grant opportunities noting she
will be sharing more later.

42 **5. Administrator’s Report:** Mr. Cowie reported on the following items.

44 **Misc. Updates:**

- Next regular council meetings: November 21st & December 5th (7:30pm)
- December 2022 newsletter assignment (due last week of November): Brian Haws
- Thanksgiving Food Donations – Donate at the Lindon Community Center any time before November 19th. All donations will be delivered to Tabitha's Way.
- Light the Night event at the City Park on Monday, Nov. 28 at 6:30 PM
- Historic Christmas Tree Lighting Ceremony – December 5th @ 6:00 pm
- Santa Parade - Wednesday, December 7th at approx. 5:45 pm
- Santa Extravaganza - Saturday, December 10th, from 10:00-11:30 AM
- Misc. Items.

6. Approval of Minutes – The minutes of the regular City Council meeting of October 17, 2022 will be reviewed.

COUNCILMEMBER POWELL TO APPROVE THE MINUTES OF THE REGULAR CITY COUNCIL MEETING OF OCTOBER 17, 2022 AS PRESENTED. COUNCILMEMBER BRODERICK SECONDED THE MOTION. THE VOTE WAS RECORDED AS FOLLOWS:

COUNCILMEMBER BRODERICK	AYE
COUNCILMEMBER VANCHIERE	AYE
COUNCILMEMBER POWELL	AYE
COUNCILMEMBER MAGLEBY	AYE

THE MOTION CARRIED UNANIMOUSLY.

6. Consent Agenda Items – The following consent agenda item was presented for approval.

a) Resolution #2022-23-R, 2023 public meeting schedule

COUNCILMEMBER VANCHIERE TO APPROVE THE CONSENT AGENDA ITEM WITH THE CHANGE AS DISCUSSED. COUNCILMEMBER MAGLEBY SECONDED THE MOTION. THE VOTE WAS RECORDED AS FOLLOWS:

COUNCILMEMBER BRODERICK	AYE
COUNCILMEMBER VANCHIERE	AYE
COUNCILMEMBER POWELL	AYE
COUNCILMEMBER MAGLEBY	AYE

THE MOTION CARRIED UNANIMOUSLY.

CURRENT BUSINESS

7. Review & Action — Interlocal Agreement with Utah County for Community that Cares (CTC) Program; Resolution #2022-21-R. The Council will review and consider an interlocal agreement with Utah County to receive grant funding and participate in the CTC program which will be administered by and through the Lindon Community Center staff.

2 Heather Lewis, Program Manager for Substance Abuse Prevention with the Utah
County Health Department and Jamie Jensen, Lindon Senior Center Coordinator were in
4 attendance to present this agenda item to the council. Ms. Lewis began by stating she
oversees all programming and community events centered around abuse prevention. Ms.
6 Lewis then presented a short video about the Community that Cares (CTC) program and
explained the program in some detail noting the program provides results.

8 Ms. Lewis explained the County gets funding from the State Department of
Mental Health, and they contractually work with communities and partner up. So, they
10 will fund the program for the coalition for the first year from the state and then the city
would provide the \$10,000 match the second and subsequent years, so both are partnering
12 together to fund, house and train this coordinator. She noted this will be the 7th CTC
program in Utah County if we move forward as hoped and planned; they are familiar and
14 know this program works. She added Jamie Jensen would be the coordinator for Lindon
City and would benefit projects in Lindon City.

16 Mayor Lundberg commented that Tamara O' Brien, the coordinator from Pleasant
Grove has been very gracious and has invited Lindon residents to participate at times, so
18 we can collaborate across with one another. Mayor Lundberg then asked Ms. Jensen to
share her personal story and to explain her interest and passion for the program.

20 Ms. Jensen shared some personal experiences and expressed that through need,
she felt the desire to have this resource in Lindon and felt that the community should be a
22 place to help our community and family members and to be proactive as to help with the
problems these kids will face. She is really hopeful as to what we can do in Lindon for
24 our community; this will be a channel where to direct people. Ms. Lewis added they
promote through websites, city events, and any opportunity to interact with the public to
26 promote the program and resources and all the prevention systems that are available; all
programs support and collaborate, share, network and promote each other to build
28 relationships.

Heath Bateman, Parks and Recreation Director said he is happy to have this
30 program in his department and Ms. Jensen is the perfect person to be the coordinator. She
has significant experience and training and it will be exciting to see how this will grow
32 and bloom. He noted we are not looking for a new position at this point, but this will help
subsidize Ms. Jensen; she can run with the program and continue with her current duties
34 as well. He added the funding from the county will help offset Ms. Jensen's wage without
adding more hours, however, as the program grows, we may have to make adjustments.
36 This will be a great opportunity for Ms. Jensen to get her feet on the ground and grow the
program, but she will still have other responsibilities in the department.

38 Ms. Lewis stated there are also many grants available that can assist with funding
for sustainability; not just funding from the county. She added the contract can be
40 terminated at any time, but it takes time to implement the coalition, so they would ask for
the patience and time to get things going. She also passed out a flyer with the phases of
42 implementation of the CTC program.

There was then some general discussion by the council regarding the information
44 presented. Mayor Lundberg asked the council if they are amendable to pursue this
potential interlocal agreement tonight or we can continue the item as to have further

2 discussion. Mr. Cowie commented if the council chooses to approve this interlocal
agreement the current contract dates would need to be amended.

4 Councilmember Magleby commented that he has seen Ms. Jensen at work in her
capacities and recognizes her passion for this effort and feels it will be highly successful;
6 he would go on the record to say if there is not funding by July 2024, he will personally
help to finance this going forward as he feels this is important and something our city
8 should have.

10 Mayor Lundberg stated this is something to monitor and watch as a pilot program
that essentially the county will fund for a year and a half. Mr. Cowie clarified for the
record the date the city would be able to participate financially would be July 1, 2024.

12 Mayor Lundberg called for any further discussion or comments from the Council.
Hearing none she called for a motion.

14 COUNCILMEMBER MAGLEBY MOVED TO APPROVE RESOLUTION
16 #2022-21-R APPROVING THE INTERLOCAL AGREEMENT WITH UTAH
COUNTY FOR THE COMMUNITIES THAT CARE (CTC) PROGRAM AS
18 PRESENTED. COUNCILMEMBER VANCHIERE SECONDED THE MOTION. THE
VOTE WAS RECORDED AS FOLLOWS:

20 COUNCILMEMBER BRODERICK AYE

COUNCILMEMBER VANCHIERE AYE

22 COUNCILMEMBER POWELL AYE

COUNCILMEMBER MAGLEBY AYE

24 THE MOTION CARRIED UNANIMOUSLY.

26 **8. Review & Action — Interlocal Agreement with Utah County for Benches on**
the Murdock Canal Trail. Resolution #2022-22-R. The Council will review and
28 consider an interlocal agreement with Utah County to receive partial funding for
benches to be installed along the Murdock Canal Trail adjacent to the Lindon
30 Temple site.

32 Adam Cowie, City Administrator, led this discussion item by explaining this
interlocal agreement with Utah County will facilitate benches on the Murdock Canal
34 Trail. He pointed out that the city thinks the interests and welfare of residents will be
well-served by this Interlocal Cooperative Agreement with the County. He noted the
36 Murdock Canal Trail is well-used by pedestrians, bicyclists and other recreational users
in Lindon City and throughout Utah County.

38 Mr. Cowie stated the Lindon LDS Temple site is located adjacent to the Murdock
Canal Trail and it is anticipated that trail users will frequently slow down or stop to view
40 the temple site and benches will be appropriate at this location along the trail. He
explained that Lindon City would provide 40% and Utah County will participate with
42 60% in the purchase, installation and maintenance of the benches per the terms of this
agreement.

44 Mayor Lundberg commented that this issue meant a lot to Mayor Acerson and
will be a great stopping point for visitors for years to come.

2 Following some general discussion, the council was in agreement to approve the
interlocal agreement with Utah County for benches on the Murdock Canal as presented
4 by staff.

6 Mayor Lundberg called for any further discussion or comments from the Council.
Hearing none she called for a motion.

8 COUNCILMEMBER BRODERICK MOVED TO APPROVE RESOLUTION
#2022-22-R APPROVING THE INTERLOCAL AGREEMENT WITH UTAH
10 COUNTY FOR BENCHES ON THE MURDOCK CANAL TRAIL AS PRESENTED.
COUNCILMEMBER POWELL SECONDED THE MOTION. THE VOTE WAS
12 RECORDED AS FOLLOWS:

COUNCILMEMBER BRODERICK AYE

14 COUNCILMEMBER VANCHIERE AYE

COUNCILMEMBER POWELL AYE

16 COUNCILMEMBER MAGLEBY AYE

THE MOTION CARRIED UNANIMOUSLY.

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20 **9. Public Hearing — Ordinance #2022-16-O.** Jared Colledge has made an
application with Lindon City to amend the Accessory Apartment ordinance (LCC
17.46) to allow detached accessory apartments in the front setback on deeper
22 residential lots in Lindon City.

24 COUNCILMEMBER POWELL MOVED TO OPEN THE PUBLIC HEARING.
COUNCILMEMBER VANCHIERE SECONDED THE MOTION. ALL PRESENT
26 VOTED IN FAVOR. THE MOTION CARRIED.

28 Mike Florence, Community Development Director led this agenda item by stating
the applicant, Jared Colledge has made an application with Lindon City to amend the
30 Accessory Apartment ordinance to allow detached accessory apartments in the front
setback on deeper residential lots in Lindon City. Mr. Colledge would like to construct a
32 detached garage with an accessory apartment on top of the garage in the front yard
setback of his future home. He noted Alan Colledge is in attendance as representative for
34 this application tonight.

Mr. Florence explained this ordinance would apply to those properties that have a
36 minimum depth of 250 feet and the owners have chosen to or will choose to place the
primary single-family dwelling at the back of the property. He noted a majority of the
38 existing lots with homes have a front setback of 30' and will not qualify for an accessory
apartment in the front setback.

40 Mr. Florence stated the ordinance also replaces the phrase single-family residence
with single-family dwelling to be consistent with the definitions section of the zoning
42 code. He noted allowing detached accessory dwelling units in the front yard of a
property is something that is unique and not allowed by most Utah communities.

44 Mr. Florence then referenced the Proposed Ordinance as follows:

2 *17.46 Accessory Apartments*

4 *Front Accessory Dwelling Unit Setbacks for Lots with more than Two Hundred and fifty*
6 *(250) Feet of Depth. Lots that have a depth greater than two hundred and fifty (250) feet*
8 *may be allowed to have an accessory apartment located in the front setback. If the*
10 *detached accessory dwelling unit is located in front of the primary single-family*
12 *dwelling, then the front, rear and side yard setbacks are the same as those required for*
14 *primary single-family dwellings in the zoning district. The accessory apartment shall*
16 *be separated from the primary single-family dwelling by sixty (60) feet.*

18 Mr. Florence went on to explain the proposed ordinance amendment is written to
20 apply narrowly to deeper residential lots. These may be estate lots or lots where a
22 property owner elects to put the primary single-family dwelling at the back of the
24 property. He noted many of the 20,000 square foot lots in Lindon are 100' wide by 200'
26 deep. This is the reason why staff identified a deep lot to be 250' in depth to qualify for a
28 detached accessory apartment in the front yard. He added the front setback for a detached
30 accessory apartment located in the front yard will be 30' from the street which is the
32 same requirement for a single-family home in a residential zone.

34 Mr. Florence stated Staff's reasoning for proposing the 60' separation distance
36 between the detached accessory dwelling unit located in the front yard and the primary
38 single-family dwelling is to create sufficient space between the two housing types. The
40 primary single-family home will need sufficient driveway space and is the primary
42 structure on the property. He noted the 60' would allow a sufficient separation for
44 driveways, yard areas and vehicle turnarounds. In addition, typically when a detached
46 accessory apartment is constructed in the rear yard of a property, it has a 30' rear yard
48 setback; a single-family dwelling usually has a minimum of a 30' front yard setback.
50 These numbers were combined to come up with the 60' separation distance between the
52 detached accessory apartment and the single-family dwelling. Mr. Florence then
54 presented the draft ordinance and the Colledge Site Plan followed by discussion.

56 Mayor Lundberg called for any further public comments. Hearing none she called
58 for motion to close the public hearing.

60 COUNCILMEMBER BRODERICK MOVED TO CLOSE THE PUBLIC
62 HEARING. COUNCILMEMBER MAGLEBY SECONDED THE MOTION. ALL
64 PRESENT VOTED IN FAVOR. THE MOTION CARRIED.

66 Following some additional discussion, the Council was in agreement to approve
68 this ordinance amendment amending the accessory apartment code (LCC Title 17.46) to
70 allow detached accessory apartments in the front setback on deeper residential lots in
72 Lindon City as presented by staff.

74 Mayor Lundberg called for any further discussion or comments from the Council.
76 Hearing none she called for a motion.

78 COUNCILMEMBER VANCHIERE MOVED TO APPROVE ORDINANCE
80 #2022-16-O AMENDING THE ACCESSORY APARTMENT CODE (LCC 17.46) TO

2 ALLOW DETACHED ACCESSORY APARTMENTS IN THE FRONT SETBACK ON
DEEPER RESIDENTIAL LOTS IN LINDON CITY AS PRESENTED.

4 COUNCILMEMBER POWELL SECONDED THE MOTION. THE VOTE WAS
RECORDED AS FOLLOWS:

6 COUNCILMEMBER BRODERICK AYE

COUNCILMEMBER VANCHIERE AYE

8 COUNCILMEMBER POWELL AYE

COUNCILMEMBER MAGLEBY AYE

10 THE MOTION CARRIED UNANIMOUSLY.

12 **7. Public Hearing — Sign Code Amendment; Ordinance 2022-18-O.** The
Council will review and consider Ordinance #2022-18-O amending LCC Title
14 18.02 and 18.03 regarding sign code changes.

16 COUNCILMEMBER MAGLEBY MOVED TO OPEN THE PUBLIC
HEARING. COUNCILMEMBER BRODERICK SECONDED THE MOTION. ALL
18 PRESENT VOTED IN FAVOR. THE MOTION CARRIED.

20 Mr. Florence also led this agenda item by stating currently, electronic message
center signs are only allowed in the T-Zone along the I-15 corridor. The T-zone allows
22 for electronic message center signs on pole signs and attached to buildings. He noted all
detached electronic message centers signs in commercial zones are required to be
24 monument signs which is the only detached sign type the city currently allows in
commercial zones. He stated the planning commission recommended that electronic
26 message center signs also be allowed as attached signs in the commercial zones.

Mr. Florence stated the commercial zones where electronic message center signs
28 will be allowed as monument and attached signs are in the CG, CG-A, CG-A8, MC, PC-
1, PC-2, LI, LVC, RC and HI zones. He stated the city is also proposing to increase the
30 allowable size of electronic message center signs along the freeway corridor from 56
square feet to 250 square feet. The T-zone along the I-15 corridor already allows a
32 property owner to construct a freeway-oriented sign to be 250 square feet. The T-zone
currently requires a 400-foot separation between electronic message center sign and
34 identifies that not all businesses will be allowed to have an electronic message center
sign. He pointed out that City staff is not proposing to amend this section of the code, but
36 discussion may be further warranted.

Mr. Florence indicated the city is also proposing to amend the lighting section of
38 the sign code. He then referenced the parking lot lighting requirements noting this would
be a clean-up section to remove parking lot lighting requirements from the sign code. Mr.
40 Florence then presented the proposed ordinance amendments to the Lindon City sign
code followed by discussion.

42 Following some additional discussion, the Council was in agreement to approve
this ordinance amendment amending LCC Title 18.02 and 18.03 regarding sign code as
44 presented by staff.

2 Mayor Lundberg called for any further public comments. Hearing none she called
for motion to close the public hearing.

4 COUNCILMEMBER POWELL MOVED TO CLOSE THE PUBLIC HEARING.
6 COUNCILMEMBER MAGLEBY SECONDED THE MOTION. ALL PRESENT
VOTED IN FAVOR. THE MOTION CARRIED.

8 Mayor Lundberg called for any further discussion or comments from the Council.
10 Hearing none she called for a motion.

12 COUNCILMEMBER MAGLEBY MOVED TO APPROVE ORDINANCE
#2022-18-O AMENDING LCC TITLE 18.02 AND 18.03 REGARDING SIGN CODE
14 CHANGES AS PRESENTED. COUNCILMEMBER VANCHIERE SECONDED THE
MOTION. THE VOTE WAS RECORDED AS FOLLOWS:

16 COUNCILMEMBER BRODERICK AYE

COUNCILMEMBER VANCHIERE AYE

18 COUNCILMEMBER POWELL AYE

COUNCILMEMBER MAGLEBY AYE

20 THE MOTION CARRIED UNANIMOUSLY.

22 Mayor Lundberg called for any further discussion or comments from the Council.
Hearing none she called for a motion to adjourn.

24 **Adjourn –**

26 COUNCILMEMBER BRODERICK MOVED TO ADJOURN THE MEETING
28 AT 8:55 PM. COUNCILMEMBER POWELL SECONDED THE MOTION. ALL
PRESENT VOTED IN FAVOR. THE MOTION CARRIED.

30 Approved – November 21, 2022

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Kathryn A. Moosman, City Recorder

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Carolyn O. Lundberg, Mayor