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**City of Taylorsville**  
**CITY COUNCIL MEETING**  
*Minutes*

**Wednesday, June 14, 2017**  
**Council Chambers**  
**2600 West Taylorsville Blvd., Room No. 140**  
**Taylorsville, Utah 84129**

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**BRIEFING SESSION**

**Attendance:**

Mayor Lawrence Johnson

**Council Members:**

Council Chairman Brad Christopherson  
Vice-Chairman Daniel Armstrong  
Council Member Dama Barbour  
Council Member Ernest Burgess  
Council Member Kristie Overson

**City Staff:**

John Taylor, City Administrator  
Tracy Cowdell, City Attorney  
Cheryl Peacock Cottle, City Recorder  
Tracy Wyant, UPD Precinct Chief  
Mark McGrath, Community Development Director  
Jay Ziolkowski, UFA Assistant Chief  
Kristy Heineman, Council Coordinator  
Tiffany Janzen, Public Information Officer  
Scott Harrington, Chief Financial Officer

**Others:** Meredith Harker, Ronald Allred, Gordon Willardson, Jackie Willardson, Harry Hansen, John Gidney, Pauline McBride, Carl Favre

**6:00 BRIEFING SESSION**

Chairman Brad Christopherson conducted the Briefing Session, which convened at 6:05 p.m. City Recorder Cheryl Peacock Cottle conducted a Roll Call, wherein all Council Members were present.

**1. Review Administrative Report – *Administration***

There was no Administrative Report for review.

**2. Review Agenda**

[6:09:55 PM](#) The agenda for the City Council Meeting was reviewed. Some suggested changes to the proposed FY 2017-2018 Budget were discussed.

[6:12:57 PM](#) The Council's participation in the upcoming *Taylorsville's Got Talent* event on July 18, 2017 was referenced.

[6:16:42 PM](#) Discussion was held regarding code enforcement issues in neighborhoods related to rental properties. City ordinances were also discussed. Federal Fair Housing laws were cited.

**3. Adjourn**

[6:35:17 PM](#) Chairman Christopherson declared the Briefing Session adjourned at 6:35 p.m.

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**REGULAR MEETING**

**Attendance:**

Mayor Lawrence Johnson

**Council Members:**

Council Chairman Brad Christopherson  
Vice-Chairman Daniel Armstrong  
Council Member Dama Barbour  
Council Member Ernest Burgess  
Council Member Kristie Overson

**City Staff:**

John Taylor, City Administrator  
Tracy Cowdell, City Attorney  
Mark McGrath, Community Development Director  
Tracy Wyant, UPD Precinct Chief  
Cheryl Peacock Cottle, City Recorder  
Scott Harrington, Chief Financial Officer  
Wayne Harper, Economic Development Director  
Jay Ziolkowski, UFA Assistant Chief  
Kristy Heineman, Council Coordinator  
Tiffany Janzen, Public Information Officer

**Others:** Meredith Harker, Ronald Allred, Gordon Willardson, Jackie Willardson, Harry Hansen, John Gidney, Pauline McBride, Carl Favre, Lynn Handy, Enrique Mora, T.J. Duke, Fazlullah Mohammed, Ken Acker, Don Quigley, Kent R. Hedenstrom, Dalia Mora, Scouts from Troop 3474

## **1. WELCOME, INTRODUCTION AND PRELIMINARY MATTERS**

[6:43:35 PM](#) Chairman Brad Christopherson called the meeting to order at 6:43 p.m. and welcomed those in attendance. City Recorder Cheryl Peacock Cottle conducted a Roll Call, wherein all Council Members were present.

### **1.1 Opening Ceremonies – Pledge/Reverence – *Council Member Armstrong (Opening Ceremonies for June 21, 2017 to be arranged by Council Member Barbour)***

[6:44:02 PM](#) Council Member Dan Armstrong directed the Pledge of Allegiance.

[6:45:39 PM](#) Council Member Dan Armstrong offered the Reverence.

### **1.2 Mayor's Report**

There was no Mayor's Report.

Scouts in attendance from Troop 3474 were recognized.

### **1.3 Citizen Comments**

[6:48:09 PM](#) Chairman Brad Christopherson reviewed the Citizen Comment Procedures for the audience. He then called for any citizen comments.

[6:48:55 PM](#) Meredith Harker commented on parking/safety issues related to the high use currently being experienced at Bennion Park. She also cited the lack of restroom facilities at the park.

[6:50:55 PM](#) Gordon Willardson commented on issues related to rental properties in the city. Council Member Kristie Overson noted that following a recent conversation with Mr. Willardson, she emailed all Council Members regarding his concerns.

There were no additional citizen comments, and Chairman Christopherson closed the citizen comment period.

## 2. APPOINTMENTS

### 2.1 Appointment of Enrique Mora as Secretary to Community Council 1A – *Council Member Ernest Burgess*

[6:55:14 PM](#) Council Member Ernest Burgess recognized Enrique Mora and nominated him to serve as Secretary to Community Council 1A.

Council Member Ernest Burgess **MOVED** to appoint Enrique Mora as Secretary to Community Council 1A. Council Member Dama Barbour **SECONDED** the motion. Chairman Brad Christopherson called for discussion on the motion. There being none, he called for a roll-call vote. The vote was as follows: Armstrong-yes, Barbour-yes, Overson-yes, Christopherson-yes, and Burgess-yes. **All City Council members voted in favor and the motion passed unanimously.**

## 3. REPORTS

### 3.1 Senior Center Report – *Pauline McBride*

[6:55:56 PM](#) Senior Center Manager Pauline McBride reported on recent activities and upcoming events at the Taylorsville Senior Center.

[7:04:45 PM](#) Mayor Johnson relayed that construction of the craft room addition to the Senior Center will commence next Monday.

## 4. CONSENT AGENDA

### 4.1 Minutes: May 3, 2017 City Council Meeting; May 17, 2017 City Council Meeting; and May 31, 2017 Special City Council Meeting

[7:05:25 PM](#) Council Member Dan Armstrong **MOVED** to adopt the Consent Agenda. Council Member Kristie Overson **SECONDED** the motion. Chairman Brad Christopherson called for discussion on the motion. There being none, he called for a roll-call vote. The vote was as follows: Armstrong-yes, Overson-yes, Christopherson-yes, Burgess-yes, and Barbour-yes. **All City Council members voted in favor and the motion passed unanimously.**

## 5. PLANNING MATTERS

### 5.1 **Public Hearing –To Receive Public Comment Regarding Ordinance No. 17-13 – Amending the City of Taylorsville General Plan Map for Approximately 0.46 Acre of Property Generally Located at 6401 South Redwood Road from the LDR (Low Density Residential) Designation to the CC (Community Commercial Designation – Mark McGrath**

[7:06:09 PM](#) Community Development Director Mark McGrath presented a staff report with background information/property illustrations regarding the proposed General Plan Map amendment on property at 6401 South Redwood Road from the LDR to the CC designation. He also presented the staff report and information on the proposed Zoning Map amendment for the same property from the R-1-10 to the CC zone. It was relayed that the Taylorsville Planning Commission unanimously recommended denial of both requests on May 23, 2017 and Staff also recommends denial of both applications.

Two additional letters recently received from the applicant regarding his property were distributed to the Council by Mr. McGrath.

[7:13:27 PM](#) Applicant Fazlullah Mohammed addressed the Council regarding his application.

[7:28:41 PM](#) Additional discussion was held and questions were answered regarding specifics of the property, access issues, etc.

[7:31:47 PM](#) Chairman Christopherson opened the public hearing on this matter and called for citizen comments.

[7:31:55 PM](#) The applicant's son made a clarification on the following: exact use of the property; concerns of the neighboring property owner (Great Harvest) that have now been addressed; and the actual number of parking stalls.

[7:34:23 PM](#) There were no additional citizen comments and Chairman Christopherson declared the public hearing closed.

#### 5.1.1 **Ordinance No. 17-13 – Amending the City of Taylorsville General Plan Map for Approximately 0.46 Acre of Property Generally Located at 6401 South Redwood Road from LDR (Low Density Residential) Designation to the CC (Community Commercial) Designation – Mark McGrath**

[7:34:46 PM](#) Discussion was held and Council Members expressed concerns regarding access, business traffic, etc.

[7:37:14 PM](#) Council Member Ernest Burgess **MOVED** to deny Ordinance No. 17-13, as presented. Council Member Dan Armstrong **SECONDED** the motion. Chairman Brad Christopherson called for discussion on the motion. There being none, he called for a roll-call vote. The vote was as follows: Armstrong-yes, Overson-yes, Christopherson-yes, Burgess-yes, and Barbour-yes. **All City Council members voted in favor of denying the ordinance/application and the motion passed unanimously.**

**5.2 Public Hearing –To Receive Public Comment Regarding Ordinance No. 17-14 – Amending the City of Taylorsville Zoning Map for Approximately 0.46 Acre of Property Generally Located at 6401 South Redwood Road from the R-1-10 (Single Family Residential) Zone to the CC (Community Commercial Zone – Mark McGrath**

[7:38:02 PM](#) Chairman Christopherson opened the public hearing on this matter and called for citizen comments.

[7:38:13 PM](#) There were no citizen comments and Chairman Christopherson declared the public hearing closed.

**5.2.1 Ordinance No. 17-14 – Amending the City of Taylorsville Zoning Map for Approximately 0.46 Acre of Property Generally Located at 6401 South Redwood Road from the R-1-10 (Single Family Residential) Zone to the CC (Community Commercial) Zone – Mark McGrath**

[7:38:22 PM](#) Council Member Overson **MOVED** to deny Ordinance No. 17-14, as presented. Council Member Dan Armstrong **SECONDED** the motion. Chairman Brad Christopherson called for discussion on the motion. There being none, he called for a roll-call vote. The vote was as follows: Armstrong-yes, Overson-yes, Christopherson-yes, Burgess-yes, and Barbour-yes. **All City Council members voted in favor of denying the ordinance/application. The motion passed unanimously.**

**5.3 Public Hearing –To Receive Public Comment Regarding Ordinance No. 17-15 – Adopting Section 13.20.055: Lighting Standards in Residential Developments, Amend Section 13.23.110: (Commercial) Lighting, and Amend Section 13.38.11 SSD-X Bennion Point Zone (Pending Enactment) – Mark McGrath**

[7:40:25 PM](#) Community Development Director Mark McGrath presented a staff report with background information on the proposed amendments to Sections 13.20.055 and 13.23.110 regarding lighting. He noted that this ordinance would not only change lighting standards within the Summit Vista Project, but amend lighting standards throughout the entire city. He noted that both staff and the Taylorsville Planning Commission recommend approval of the amendment.

[7:41:54 PM](#) Discussion was held regarding the Summit Vista site plans.

[7:43:04 PM](#) Chairman Christopherson opened the public hearing on this matter and called for citizen comments.

[7:43:11 PM](#) There were no citizen comments and Chairman Christopherson declared the public hearing closed.

**5.3.1 Ordinance No. 17-15 – Adopting Section 13.20.055: Lighting Standards in Residential Developments, Amend Section 13.23.110: (Commercial) Lighting, and Amend Section 13.38.11 SSD-X Bennion Point Zone (Pending Enactment) – *Mark McGrath***

[7:43:19 PM](#) Council Member Dan Armstrong **MOVED** to adopt Ordinance No. 17-15, as presented. Council Member Dama Barbour **SECONDED** the motion. Chairman Brad Christopherson called for discussion on the motion. There being none, he called for a roll-call vote. The vote was as follows: Armstrong-yes, Overson-yes, Christopherson-yes, Burgess-yes, and Barbour-yes. **All City Council members voted in favor and the motion passed unanimously.**

**6. FINANCIAL MATTERS**

**6.1 Resolution No. 17-12 - A Resolution of the City of Taylorsville Adopting the Final Budget for the Fiscal Year Beginning July 1, 2017 and Ending June 30, 2018 – *Scott Harrington***

[7:43:50 PM](#) Chief of Finance Scott Harrington presented a resolution to adopt the final budget for FY 2017-2018. He described some minor changes that have been recently included in the budget now being presented.

[7:45:44 PM](#) Mr. Harrington made clarifications regarding budget items. Mr. McGrath gave explanation on training provided to Taylorsville Planning Commissioners and funds that are available for such.

[7:49:44 PM](#) Mr. Harrington reviewed each of the recent changes to the budget. It was determined that the \$20,000 allocation to the Court for the proposed pilot program should be contingent upon a matching funds grant being obtained by the Court.

[7:54:10 PM](#) The potential of budgeting additional funds for increased code enforcement staff/hours was discussed. The consensus of the Council was to fund a full-time allocation for an additional code enforcement officer at \$90,000.

[8:03:31 PM](#) Concerns regarding the use of hospitality funds were discussed. Council Members suggested that policies covering hospitality funds should be implemented in the future.

[8:12:24 PM](#) Council Member Kristie Overson **MOVED** to adopt Resolution No. 17-12, with the amendments as discussed and presented this evening. Council Member Ernest Burgess **SECONDED** the motion. Chairman Brad Christopherson called for discussion on the motion. There being none, he called for a roll-call vote. The vote was as follows: Armstrong-yes, Overson-yes, Christopherson-yes, Burgess-yes, and Barbour-yes. **All City Council members voted in favor and the motion passed unanimously.**

**6.2     Resolution No. 17-13 - A Resolution of the City of Taylorsville Determining the Certified Rate of Tax and Levying of Taxes Upon All Real and Personal Property within the City for the Fiscal Year Beginning July 1, 2017 and Ending June 30, 2017 – Scott Harrington**

Chief of Finance Scott Harrington presented a resolution to determine the certified rate of tax and tax levy on real and personal property in the city for FY 2017-2018. He relayed that the certified tax rate has been set at .001090 for a yield of \$3,231,473.

[8:14:43 PM](#) Council Member Ernest Burgess **MOVED** to adopt Resolution No. 17-13, as presented, with the certified tax rate and yield amount inserted as presented. Council Member Dama Barbour **SECONDED** the motion. Chairman Brad Christopherson called for discussion on the motion. There being none, he called for a roll-call vote. The vote was as follows: Armstrong-yes, Overson-yes, Christopherson-yes, Burgess-yes, and Barbour-yes. **All City Council members voted in favor and the motion passed unanimously.**

**7.     OTHER MATTERS**

Reference was made to the Council's participation in the upcoming *Taylorsville's Got Talent* event.

**8. NEW ITEMS FOR SUBSEQUENT CONSIDERATION (No Action)**

There were no new items for subsequent consideration.

**9. NOTICE OF FUTURE PUBLIC MEETINGS (NEXT MEETING)**

- 9.1 City Council Briefing Session – Wednesday, June 21, 2017 - 6:00 p.m.
- 9.2 City Council Meeting – Wednesday, June 21, 2017 - 6:30 p.m.
- 9.3 Planning Commission Meeting – Tuesday, June 27, 2017 - 7:00 p.m.
- 9.4 City Council Briefing Session – Wednesday, July 5, 2017 - 6:00 p.m.
- 9.5 City Council Meeting – Wednesday, July 5, 2017 - 6:30 p.m.
- 9.6 Planning Commission Meeting – Tuesday, July 11, 2017, at 7:00 p.m.

**10. CALENDAR OF UPCOMING EVENTS**

- 10.1 *Taylorsville Dayzz* – June 22 – 24, 2017 – See City’s Website for More Details
- 10.2 *Anything Goes* (Sponsored by the Taylorsville Arts Council) – July 12 – 15 & 17, 2017 at 8:00 p.m. – Salt Lake Community College Alder Amphitheater – Tickets \$8 each or \$30/Family

**11. CLOSED SESSION (*Conference Room 202*)**

*- For the Purpose(s) Described in Statute U.C.A. 52-4-205*

It was determined that a Closed Session was not needed and no Closed Session was held.

**12. ADJOURNMENT**

8:16:53 PM Council Member Dan Armstrong **MOVED** to adjourn the City Council Meeting. Council Member Kristie Overson **SECONDED** the motion. Chairman Brad Christopherson called for discussion on the motion. There being none, he called for a roll-call vote. The vote was as follows: Christopherson-yes, Overson-yes, Armstrong-yes, Burgess-yes, and Barbour-yes. **All City Council members voted in favor and the motion passed unanimously.** The meeting was adjourned at 8:16 p.m.

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Cheryl Peacock Cottle, City Recorder

Minutes approved: CC 07-05-17