



CITY OF NORTH SALT LAKE

CITY COUNCIL MEETING NOTICE & AGENDA JUNE 2, 2020

Posted May 28, 2020

Notice is given that the North Salt Lake City Council will hold a regular meeting on **JUNE 2, 2020** at 6:00 pm via electronic video conference. The following items of business will be discussed; the order of business may be changed as time permits.

REGULAR SESSION - 6:00 p.m.

1. Introduction by Mayor Len Arave
2. Citizen Comment
3. Fraud Risk Assessment Presentation – Ryan Child, Child Richards
4. South Davis Sewer District Update – Dal Wayment
5. Consideration of a request to modify the condition of approval for the Plat Amendment to The Ridge Subdivision at approximately 776 South Winter Lane, CW Land, applicant.
6. Approximately 7:00 pm: Public Hearing and Consideration of **Resolution 2020-13R**: A resolution amending the 2019-2020 budget.
7. Public Hearing and Consideration of **Resolution 2020-14R**: A resolution adopting the final City of North Salt Lake Fiscal Year Budgets for 2020-2021.
8. Consideration of **Resolution 2020-15R**: A resolution authorizing the City to “pick up” the employee portion of the Tier 2 Public Safety & Firefighter Retirement System 2020 Enhancements.
9. Consideration of a recommendation from the Parks, Trails, Arts & Recreation Advisory Board related to the Legacy Park Splash Pad.
10. Consideration of motion to award a bid for solid waste services.
11. Approve City Council Minutes of May 19, 2020
12. Action Items
13. Council Reports
14. Mayor’s Report
15. City Attorney Report
16. City Manager Report

17. Adjourn

CLOSED SESSION

1. Possible closed session for the purpose of discussing pending or reasonably imminent litigation; to discuss the character professional competence, or physical or mental health of an individual; to discuss collective bargaining; or to discuss the purchase, exchange, sale, or lease of real property. *Utah Code 52-4-205*

This meeting will be held via Zoom. Members of the public are invited to listen to the meeting at the following link:

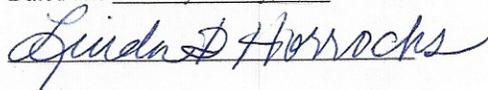
<https://us02web.zoom.us/j/85131481831?pwd=RHRvTmUvMXFpcVlaZHVJdmFYUG1lUT09>

Questions for the governing body may be submitted ahead of time to lindah@nslcity.org.

Notice of Posting:

I, the duly appointed City Recorder for the City of North Salt Lake, hereby certify that the foregoing agenda was posted on the Utah Public Notice website, at city hall, and sent to the required newspapers this 28th day of May, 2020.

Dated this 28th day of May, 2020.





CITY OF NORTH SALT LAKE COMMUNITY & ECONOMIC DEVELOPMENT

10 East Center Street, North Salt Lake, Utah 84054
(801) 335-8700
(801) 335-8719 Fax

MEMORANDUM

TO: Honorable Mayor and City Council
FROM: Sherrie Llewelyn, Community Development Director
DATE: June 2, 2020
SUBJECT: Consideration of a request to modify the condition of approval for the Plat Amendment to The Ridge Subdivision at approximately 776 South Winter Lane

RECOMMENDATION

The Development Review Committee makes the following recommendation, related to the conditions of approval from the May 5, 2020 City Council action:

Approval of the plat amendment for The Ridge Subdivision P.U.D. Phase 2 at approximately 766 South Winter Lane with the following conditions:

1. In accordance with the revised submitted CMT Engineering Laboratories geotechnical report, dated May 14, 2020, for lot 160 the following actions be taken:
 - a. A building permit shall be obtained for the existing rock wall and the advised installation of a "Portland cement concrete cut off trench at the base of the downslope of the current two-tiered rock wall" to achieve the noted stability results in the report; or
 - a.b. A building permit shall be obtained for the lower existing rock wall and shall include a grading plan which removes the upper 5 foot rockery wall tier and associated soils (fill material) behind the wall extending back to the bottom of the planned roadway embankment toe, including the proposed driveway for the lot.
2. A note shall be placed upon the plat for Lot 160 that no charged irrigation line may be placed within 10 feet of the rock retaining walls.
3. Prior to the City Engineer signing the plat for recordation condition 1a or 1b shall be completed and inspected by the City Engineer and certified by CMT Engineering to be in accordance with the findings and recommendations of their report, having achieved the specified slope stability. ~~of the plat a bond in an amount approved by the City Engineer be posted for the installation of the rock wall improvements, which said installation shall occur within 1 year from the date of the bond posting.~~

BACKGROUND

On May 5, 2020 the City Council approved the proposed amendment to The Ridge Subdivision with the condition that the owner obtain a building permit for the existing rockery retaining walls on lot 160, and include the installation of a Portland cement concrete cut off trench to stabilize the walls. The condition

required that the property owner post a bond for that installation and complete the work within one year.

The owner of lot 160, Joseph Cook, and the developer, CW Land are requesting an amendment to the conditions of approval, finding that the requirement for the trench wall is impractical. The applicants ask the geotechnical engineer to determine if an alternative solution existed. In an addendum submitted on May 14, 2020, CMT Engineering Laboratories offered as an alternative the removal of the upper 5' rockery wall along with the removal of the associated fill material and the slope be regraded.

REVIEW

The DRC reviewed the previous conditions of approval and the suggested alternative and determined that if a revised grading plan was submitted, detailing the removal of the upper wall and fill material, and along with regrading the lot, including the installation of the driveway access, that this option would be acceptable. The advantage to this option is that when a home is designed and engineered for the site and retaining and associated walls will be incorporated site specific to the future home. However the DRC feels strongly that this work should be completed prior to the City Engineer signs the plat for recordation, having that work inspected by CMT for compliance with the recommendations in their report. Additionally a building permit is still required on the lower rock wall, as it was installed without a permit. The proposed grading plan for the removal of the upper wall is attached to this report and has been reviewed by the City Engineer who has recommended the plan approval.

POSSIBLE MOTION

I move that the City Council approve the plat amendment for The Ridge Subdivision P.U.D. Phase 2 at approximately 766 South Winter Lane with the following conditions, replacing the conditions from the May 5, 2020 decision:

1. In accordance with the revised submitted CMT Engineering Laboratories geotechnical report, dated May 14, 2020, for lot 160 the following actions be taken:
 - a. A building permit shall be obtained for the existing rock wall and the advised installation of a "Portland cement concrete cut off trench at the base of the downslope of the current two-tiered rock wall" to achieve the noted stability results in the report; or
 - b. A building permit shall be obtained for the lower existing rock wall and shall include a grading plan which removes the upper 5 foot rockery wall tier and associated soils (fill material) behind the wall extending back to the bottom of the planned roadway embankment toe, including the proposed driveway for the lot.
2. A note shall be placed upon the plat for Lot 160 that no charged irrigation line may be placed within 10 feet of the rock retaining walls.
3. Prior to the City Engineer signing the plat for recordation, condition 1a or 1b shall be completed and inspected by the City Engineer and certified by CMT Engineering to be in accordance with the findings and recommendations of their report, having achieved the specified slope stability.

Attachments

- 1) Applicant Request
- 2) Aerial Map
- 3) Amended Plat/Amended Grading Plan

5/27/2020

Sherrie Llewelyn
Community Development Director
City of North Salt Lake

RE: Change of Approved Condition and Response to the Plat Amendment for The Ridge Subdivision, amending lot 146, creating lot 160, and amending Parcel 1 of the Edgewood Estates, Ph. 2 and lots 1322 & 1323 of Eaglepoint Estates at approximately 776 South Winter Lane

Ms. Llewelyn,

CW The Ridge LLC an affiliate of CW Land Co. respectfully requests a change to the condition that prior to recordation of the amended plat, as outlined above, "a bond in an amount approved by the City Engineer be posted for the installation of the rock wall improvements, which installation shall occur within 1 year from the date of the bond posting." The request is being made because the original proposal to construct a Portland cement concrete wall approximately 2 feet wide and extending about 7 feet below the existing ground surface within about 10 feet of the downslope toe of the current two-tiered rock wall, is impractical. During the Test Pit Exploration, as outlined in the geotechnical report, test pit TP-2 was terminated at about 3 feet below the existing ground surface due to refusal on boulders/bedrock. Thus, suggesting the removal of an additional 4 feet of boulders/bedrock that were impenetrable during the Test Pit Exploration is an unattainable solution.

CW The Ridge LLC proposes that a new condition be placed on the plat amendment. Option 2: In the area of the two-tiered rockery wall, remove the upper 5-foot rockery wall tier and associated soils behind the wall extending back to the bottom of the planned roadway embankment toe, as outlined in the revised geotechnical report. CW The Ridge LLC will complete Option 2 within 30-days of the amended plat's recordation. It will submit for a revised grading permit showing the grading of the future driveway which shall be graded prior to the installation of the dedicated Trail that CW The Ridge LLC is installing in the gas pipeline easement. Additionally, CW The Ridge LLC. will provide the necessary inspection reports from an experienced geotechnical expert certifying such construction.

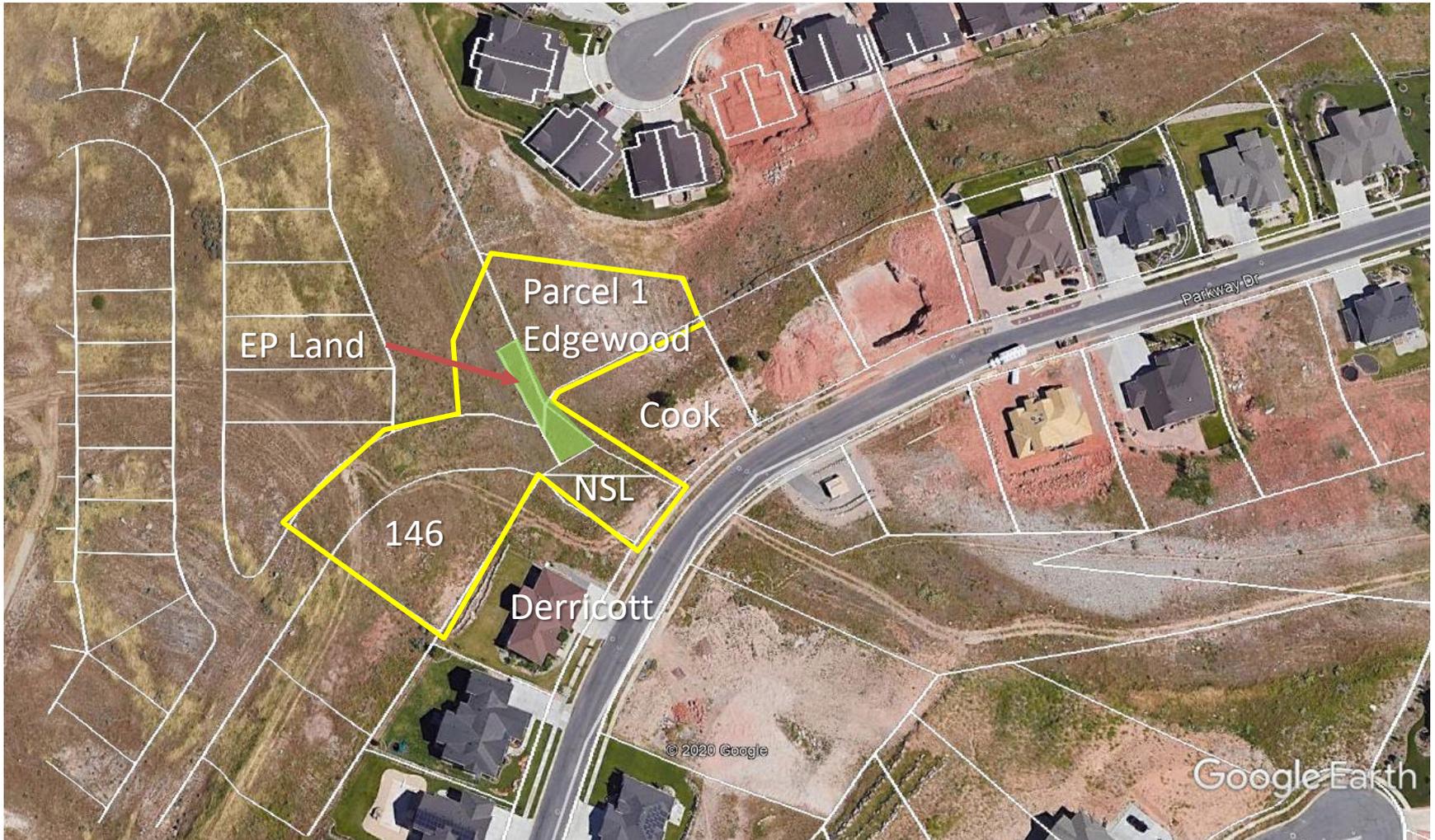
Sincerely,

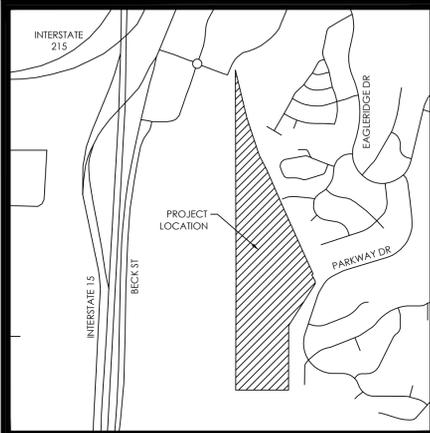


Dane Smith
Project Manager



Plat Amendment-The Ridge Phase2
776 South Winter Lane
Aerial





THE RIDGE SUBDIVISION AMENDMENT 1

(AMENDING LOT 146 OF THE RIDGE SUBDIVISION, PARCEL 1 OF EDGEWOOD ESTATES, PHASE 2, PLAT J, LOT 1322-AR OF EAGLEPOINTE ESTATES PHASE 13 AMENDED AND LOT 1323R EAGLEPOINTE ESTATES PHASE 13) LOCATED IN THE SW1/4 OF SECTION 12 & NW 1/4 OF SECTION 13 T1N, R1W, SALT LAKE BASE & MERIDIAN NORTH SALT LAKE CITY, DAVIS COUNTY, UTAH



LEGEND

- BOUNDARY
- - - SECTION LINE
- - - EASEMENT
- - - RIGHT-OF-WAY LINE
- - - EXISTING PROPERTY LINE
- - - P.U.A.D.E. (PUBLIC UTILITY AND DRAINAGE EASEMENT)
- - - LOT LINE
- - - CENTER LINE
- SECTION MONUMENT (FOUND)
- ⊕ STREET MONUMENT (TO BE SET)
- BOUNDARY MARKERS

Curve Table

| CURVE | RADIUS | DELTA | LENGTH | CHORD DIRECTION | CHORD LENGTH |
|-------|--------|-----------|--------|-----------------|--------------|
| C1 | 12.50 | 38°35'31" | 8.42 | N47°38'47"E | 8.26 |
| C2 | 41.50 | 49°28'08" | 35.83 | N53°05'06"E | 34.73 |
| C3 | 220.00 | 4°59'53" | 19.19 | N80°19'06"E | 19.19 |
| C4 | 220.00 | 4°15'26" | 16.35 | S71°27'39"E | 16.34 |
| C5 | 41.50 | 49°28'08" | 35.83 | S44°35'52"E | 34.73 |
| C6 | 12.50 | 10°06'34" | 2.21 | S24°55'05"E | 2.20 |
| C7 | 155.00 | 4°01'20" | 10.88 | N67°17'13"W | 10.88 |
| C8 | 325.00 | 5°40'32" | 32.19 | S40°09'46"W | 32.18 |
| C9 | 325.00 | 7°45'10" | 43.98 | S33°26'55"W | 43.94 |
| C10 | 180.00 | 54°36'09" | 171.54 | N85°45'23"W | 165.12 |
| C12 | 155.00 | 47°46'55" | 129.26 | N89°10'00"W | 125.55 |
| C13 | 220.00 | 32°50'54" | 126.13 | N85°45'23"W | 124.41 |
| C14 | 155.00 | 78°02'33" | 211.13 | S71°40'51"W | 195.18 |
| C15 | 220.00 | 23°35'35" | 90.59 | S85°23'10"E | 89.95 |

VICINITY MAP
N.T.S.

NOTES:

- AT THE TIME OF RECORDING THIS SUBDIVISION IS LOCATED ADJACENT TO AN ACTIVE SURFACE MINING OPERATION. THAT MINING OPERATION MAY PRODUCE VIBRATION, NOISE, AND DUST. THE OPERATION MAY UTILIZE BLASTING WHICH MAY BE NOTICEABLE TO RESIDENTS WITHIN THE AREA, SUCH AS GROUND VIBRATIONS OR AIR PRESSURE VIBRATIONS.
- IN COMPLIANCE WITH STATE CODE 10-9A-904, THE FOLLOWING NOTICE IS REQUIRED:
VESTED CRITICAL INFRASTRUCTURE MATERIALS OPERATIONS
THIS PROPERTY IS LOCATED IN THE VICINITY OF AN ESTABLISHED VESTED CRITICAL INFRASTRUCTURE MATERIALS OPERATIONS IN WHICH CRITICAL INFRASTRUCTURE MATERIALS OPERATIONS HAVE BEEN AFFORDED THE HIGHEST PRIORITY USE STATUS. IT CAN BE ANTICIPATED THAT SUCH OPERATIONS MAY NOW OR IN THE FUTURE BE CONDUCTED ON PROPERTY INCLUDED IN THE CRITICAL INFRASTRUCTURE MATERIALS PROTECTION AREA. THE USE AND ENJOYMENT OF THIS PROPERTY IS EXPRESSLY CONDITIONED ON ACCEPTANCE OF ANY ANNOYANCE OR INCONVENIENCE THAT MAY RESULT FROM SUCH NORMAL CRITICAL INFRASTRUCTURE MATERIALS OPERATIONS.
- UPON ACCEPTANCE OF A PURCHASE OFFER ON ANY LOT WITHIN THIS SUBDIVISION, THE SELLER IS REQUIRED TO PROVIDE TO THE PROSPECTIVE OWNERS, FOR REVIEW DURING THE DUE DILIGENCE PERIOD OF THE SALES CONTRACT, A COPY OF THE DISCLOSURE RECORDED UPON EACH LOT AT THE OFFICE OF THE DAVIS COUNTY RECORDER, ENTITLED "NOTICE OF PROXIMITY TO A MINING OPERATION", INCLUDING THE CURRENT CONTACT INFORMATION FOR THE ADJACENT MINING OPERATIONS.
- APPROVAL OF THIS PLAT DEVELOPMENT BY NORTH SALT LAKE CITY DOES NOT CONSTITUTE A REPRESENTATION AS TO THE ADEQUACY OF SUB SURFACE SOIL CONDITION NOR THE LOCATION OR DEPTH OF GROUNDWATER TABLES.
- IN ACCORDANCE WITH CITY CODE 10-12-4 ALL LOTS ARE REQUIRED TO SUBMIT WITH APPLICATION FOR BUILDING PERMIT: A SITE SPECIFIC GEOTECHNICAL REPORT IN ACCORDANCE WITH CHAPTER 18 OF THE INTERNATIONAL BUILDING CODE (IBC) AND ANY ENGINEERED CONSTRUCTION PLAN WHICH HAS BEEN DESIGNED IN COMPLIANCE WITH THE RECOMMENDATIONS MADE WITHIN THE GEOTECHNICAL REPORT FOR SITE EXCAVATION, GRADING, SLOPE STABILITY, STRUCTURAL COMPONENTS, LANDSCAPING, OR ANY OTHER GEOLOGIC HAZARD MITIGATION SPECIFIED.
- TRAIL ALIGNMENT SHOWN IS PRELIMINARY AND FINAL ALIGNMENT OF TRAIL TO BE APPROVED BY CITY ENGINEER.
- ALL COORDINATES SHOWN ARE BASED ON THE DAVIS COUNTY SURVEYOR'S OFFICE DATUM.
- ALL PUBLIC UTILITY AND DRAINAGE EASEMENTS (PU&DE) SHOWN HEREON ARE A TYPICAL 10' WIDE FRONT AND REAR YARD AND 5' WIDE SIDE YARD, UNLESS OTHERWISE NOTED.
- EACH LOT IS TO BE GRADED SUCH THAT NO STORM WATER DRAINS FROM LOT TO LOT WITHOUT BEING DIRECTED TO A SHARED REAR YARD SWALE WHICH WILL BE MAINTAINED BY THE H.O.A.
- LOTS 146 AND 146-A CONTAIN PORTIONS OF A 50' GAS EASEMENT IN FAVOR OF KERN RIVER GAS 5115203. ANY IMPROVEMENTS IN REGARDS TO DIGGING, EXCAVATION, GRADING, LANDSCAPING OR DISTURBANCE OF ANY KIND, MUST MEET THE REQUIREMENTS AS GOVERNED BY KERN RIVER GAS.
- ALL COORDINATES SHOWN ARE BASED ON THE DAVIS COUNTY SURVEYOR'S OFFICE DATUM

Davis County Coordinates

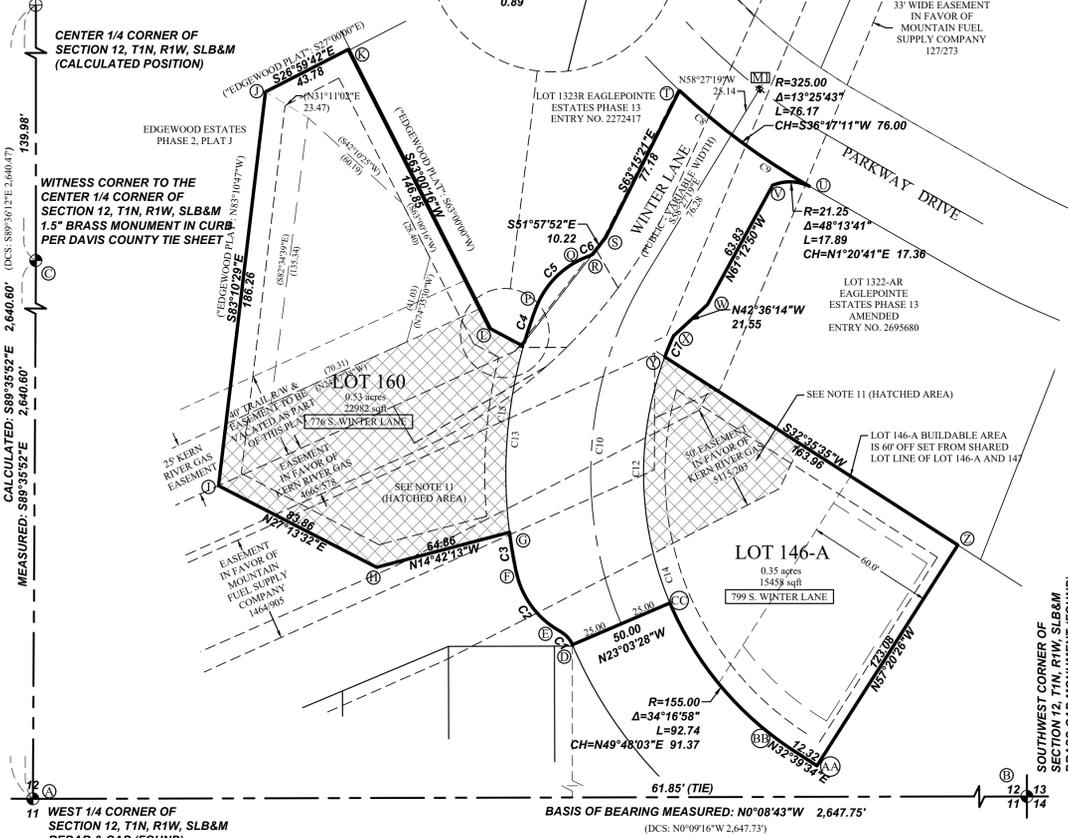
| Point # | Northing | Easting | ① | ② | ③ | ④ |
|---------|-----------|-----------|------|----------|-----------|---|
| (A) | 100021.20 | 107931.28 | (P) | 97432.15 | 108929.44 | |
| (B) | 97373.45 | 107938.00 | (Q) | 97426.95 | 108944.93 | |
| (C) | 100003.65 | 110431.84 | (R) | 97400.23 | 108970.25 | |
| (D) | 97409.73 | 108786.99 | (S) | 97393.93 | 108978.29 | |
| (E) | 97415.30 | 108793.10 | (T) | 97359.20 | 109047.22 | |
| (F) | 97436.16 | 108820.87 | (U) | 97297.94 | 109002.24 | |
| (G) | 97439.39 | 108839.78 | (V) | 97315.30 | 109002.65 | |
| (H) | 97502.12 | 108823.32 | (W) | 97346.04 | 108946.70 | |
| (I) | 97576.69 | 108861.68 | (X) | 97361.90 | 108932.11 | |
| (J) | 97554.56 | 109046.62 | (Y) | 97366.10 | 108922.08 | |
| (K) | 97515.55 | 109066.49 | (Z) | 97227.96 | 108833.76 | |
| (L) | 97448.89 | 108935.64 | (AA) | 97294.38 | 108730.14 | |
| (M) | 97434.40 | 108927.99 | (BB) | 97304.76 | 108736.79 | |
| (N) | 97433.62 | 108927.55 | (CC) | 97363.73 | 108806.58 | |
| | | | (DD) | 97321.46 | 109047.89 | |

DOMINION ENERGY UTAH:

Questar Gas Company dba Dominion Energy Utah, hereby approves this plat for the purposes of approximating the location, boundaries, course and dimensions of the rights-of-way and easement grants and existing underground facilities. Nothing herein shall be construed to verify the precise location of such items. The rights-of-way and easements are subject to numerous restrictions appearing on the recorded Right-of-Way and Easement Grants. Dominion Energy Utah also approves this plat for the purpose of confirming that the plat contains public utility easements; however, Dominion Energy Utah may require additional easements in order to serve this development. The approval does not constitute abrogation or waiver of any other existing rights, obligations or liabilities including prescriptive rights and other rights, obligations or liabilities provided by law or equity. This approval does not constitute acceptance, approval or acknowledgment of any terms contained in the plat, including those set forth in the Owners Dedication or the Notes, and does not constitute a guarantee of particular terms or conditions of natural gas service. For further information contact Dominion Energy Utah's Right-of-Way Department at 801-366-8532.

QUESTAR GAS COMPANY
dba DOMINION ENERGY UTAH

Approved this _____ DAY OF _____ A.D. 20____
By: _____
Title: _____



SURVEYORS CERTIFICATE

I, Spencer W. Llewelyn, do hereby certify that I am a Professional Land Surveyor, and that I hold Certificate No. 10516507 in accordance with Title 58, Chapter 22 of Utah State Code. I further certify by authority of the owner(s) that I have completed a Survey of the property described on this Plat in accordance with Section 17-23-17 of said Code, and have subdivided said tract of land into streets, and parcels, and the same has, or will be correctly surveyed, staked and monumented on the ground as shown on this Plat, and that this Plat is true and correct.

Spencer W. Llewelyn _____ Date _____
Professional Land Surveyor
Certificate No. 10516507

BOUNDARY DESCRIPTION

A portion of the SW1/4 of Section 12 & NW1/4 of Section 13, Township 1 North, Range 1 West, Salt Lake Base and Meridian, located in North Salt Lake City, Davis County, Utah, more particularly described as follows:
Beginning at the intersection of the Easterly line of Lot 145 and Northerly line of Winter Lane, as shown on THE RIDGE SUBDIVISION P.U.D., according to the Official Plat thereof on file in the Office of the Davis County Recorder, located N00°08'43"W along the Section line 36.28 feet and East 849.09 feet from the Southwest Corner of Section 12, Township 1 North, Range 1 West, Salt Lake Base and Meridian; thence along said Winter Lane the following 3 (three) courses: 1) Northeasterly along the arc of a 12.50 foot radius non-tangent curve to the left (radius bears: N23°03'28"W) 8.42 feet through a central angle of 38°35'31" (chord: N47°38'47"E 8.26 feet) to a point of reverse curvature; 2) along the arc of a curve to the right having a radius of 41.50 feet a distance of 35.83 feet through a central angle of 49°28'08" Chord: N53°05'06"E 34.73 feet to a point of compound curvature; 3) along the arc of a curve to the right with a radius of 220.00 feet a distance of 19.19 feet through a central angle of 4°59'53" Chord: N80°19'06"E 19.19 feet; thence N14°42'13"W 64.86 feet; thence N27°13'32"E 83.86 feet to the Southwest Corner of the Common Area of EDGEWOOD ESTATES PHASE 2 PLAT J PUD, according to the Official Plat thereof on file in the Office of the Davis County Recorder; thence along said Common Area the following 2 (two) courses: 1) S83°10'29"W 186.26 feet; 2) S26°59'42"E 43.78 feet to the Northerly line of Lot 1323R, EAGLEPOINTE ESTATES PHASE 13, according to the Official Plat thereof on file in the Office of the Davis County Recorder; thence along said lot the following 3 (three) courses: 1) S63°00'16"W 146.85 feet; 2) S27°49'50"W 16.38 feet; 3) S29°37'39"W 0.89 feet; thence S51°57'52"E 2.39 feet; thence Easterly along the arc of a non-tangent curve to the right having a radius of 220.00 feet (radius bears: S16°24'38"W) a distance of 16.35 feet through a central angle of 04°15'26" Chord: S71°27'39"E 16.34 feet to a point of compound curvature; thence along the arc of a curve to the right with a radius of 41.50 feet a distance of 35.83 feet through a central angle of 49°28'08" Chord: S44°35'52"E 34.73 feet to a point of reverse curvature; thence along the arc of a curve to the left having a radius of 12.50 feet a distance of 2.21 feet through a central angle of 10°06'34" Chord: S24°55'05"E 2.20 feet to the Southerly line of said Lot 1323R; thence along said lot the following 2 (two) courses: 1) S51°57'52"E 10.22 feet; 2) S63°15'21"E 77.18 feet to the Northerly line of Parkway Drive; thence Southwesterly along said street and along the arc of a non-tangent curve to the left having a radius of 325.00 feet (radius bears: S46°59'57"E) a distance of 76.17 feet through a central angle of 13°25'43" Chord: S36°17'11"W 76.00 feet; thence Northerly along the arc of a non-tangent curve to the left having a radius of 21.25 feet (radius bears: N64°32'29"W) a distance of 17.89 feet through a central angle of 48°13'41" Chord: N01°20'41"E 17.36 feet to the Northerly line of Lot 1322-AR, EAGLEPOINTE ESTATES PHASE 13 AMENDED, according to the Official Plat thereof on file in the Office of the Davis County Recorder; thence along said lot the following 2 (two) courses: 1) N61°12'50"W 63.83 feet; 2) N42°36'14"W 21.55 feet; thence Northerly along the arc of a non-tangent curve to the left having a radius of 155.00 feet (radius bears: S24°43'27"W) a distance of 10.88 feet through a central angle of 04°01'20" Chord: N67°17'13"W 10.88 feet; thence to and along the Westerly line of said Lot 1322-AR S32°35'35"W 163.96 feet to the Northeasterly corner of Lot 147 of said RIDGE SUBDIVISION P.U.D.; thence N57°20'26"W along the Northerly line of said lot 123.08 feet to the Southerly line of said Winter Lane; thence along said lane the following 2 (two) courses: 1) N32°39'34"E 12.32 feet; 2) along the arc of a curve to the right with a radius of 155.00 feet a distance of 92.74 feet through a central angle of 34°16'58" Chord: N49°48'03"E 91.37 feet; thence N23°03'28"W 50.00 feet to the point of beginning.
Contains: 54,181 square feet or 1.24 acres +/-

OWNER'S DEDICATION

KNOW ALL BY THESE PRESENTS THAT WE, THE UNDERSIGNED OWNER(S) OF THE ABOVE DESCRIBED TRACT OF LAND ABOVE, HAVING CAUSED THE SAME TO BE SUBDIVIDED INTO PARCELS AND STREETS TO HEREAFTER BE KNOWN AS

THE RIDGE SUBDIVISION AMENDMENT 1

DO HEREBY DEDICATE FOR THE PERPETUAL USE OF THE PUBLIC ALL PARCELS OF LAND SHOWN ON THIS PLAT AS INTENDED FOR PUBLIC USE. THE OWNER(S) WARRANT AND DEFEND AND SAVE THE CITY HARMLESS AGAINST ANY EASEMENTS OR OTHER ENCUMBRANCES ON THE DEDICATED STREETS WHICH WILL INTERFERE WITH THE CITY'S USE, MAINTENANCE AND OPERATION OF THE STREETS.

IN WITNESS WHEREOF, WE HAVE HEREUNTO SET OUR HANDS THIS _____ DAY OF _____ A.D. 20____

SEE SHEET 2 FOR OWNER'S ACKNOWLEDGMENTS

FOCUS
ENGINEERING AND SURVEYING, LLC
6949 SOUTH HIGH TECH DRIVE SUITE 200
MIDVALE, UT 84047 PH: (801) 352-0075
www.focusutah.com

PLANNING COMMISSION

RECOMMENDED APPROVAL AS TO FORM THIS _____ DAY OF _____ 20____ BY THE NORTH SALT LAKE CITY PLANNING COMMISSION.

CHAIRMAN, PLANNING COMMISSION _____

CITY ENGINEER

RECOMMENDED APPROVAL AS TO FORM THIS _____ DAY OF _____ A.D., 20____.

NORTH SALT LAKE CITY ENGINEER _____

CITY ATTORNEY

RECOMMENDED APPROVAL AS TO FORM THIS _____ DAY OF _____ A.D., 20____.

NORTH SALT LAKE CITY ATTORNEY _____

CITY COUNCIL

PRESENTED TO THE NORTH SALT LAKE CITY COUNCIL THIS _____ DAY OF _____ 20____ AT WHICH TIME THIS SUBDIVISION WAS APPROVED AND ACCEPTED.

MAYOR _____
ATTST: _____
CITY RECORDER _____

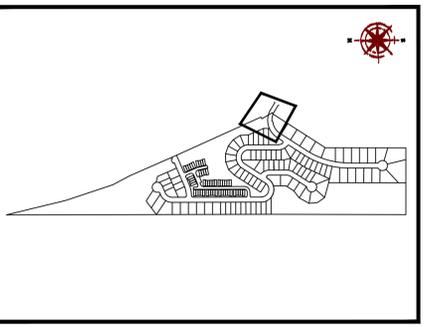
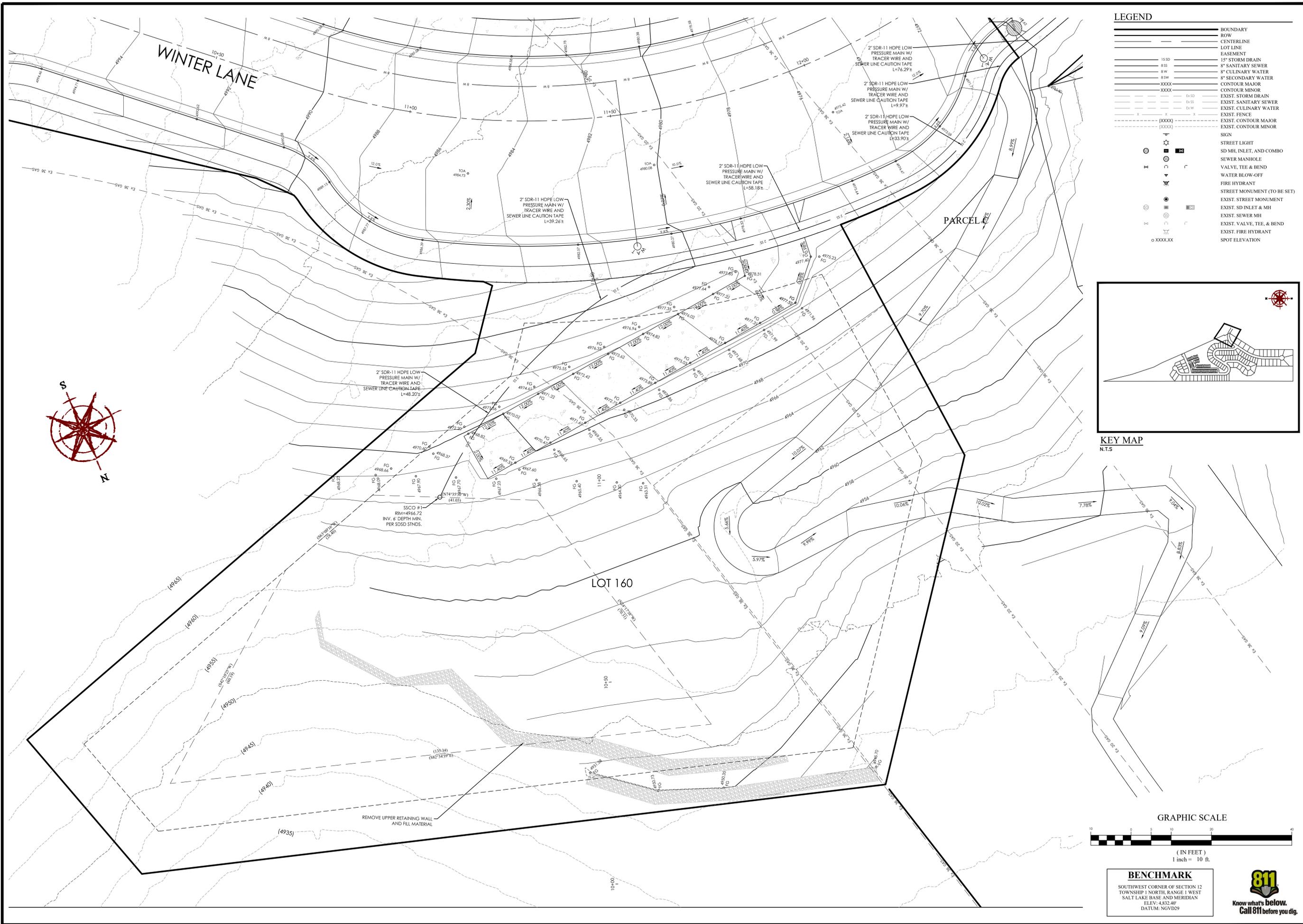
RECORDED # _____

STATE OF UTAH, COUNTY OF DAVIS
RECORDED AND FILED AT THE REQUEST OF _____

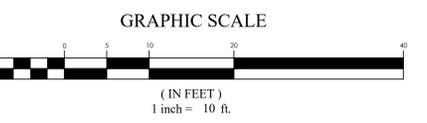
DATE _____ TIME _____ BOOK _____ PAGE _____

\$ FEE _____ COUNTY RECORDER _____

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KEY MAP
N.T.S



BENCHMARK
SOUTHWEST CORNER OF SECTION 12
TOWNSHIP 1 NORTH, RANGE 1 WEST
SALT LAKE BASE AND MERIDIAN
ELEV: 4832.40'
DATUM: NGVD29



LEGEND

| | |
|-----|-----------------------------|
| --- | BOUNDARY |
| --- | CENTERLINE |
| --- | LOT LINE |
| --- | EASEMENT |
| --- | 15" STORM DRAIN |
| --- | 8" SANITARY SEWER |
| --- | 8" CULINARY WATER |
| --- | 8" SECONDARY WATER |
| --- | CONTOUR MAJOR |
| --- | CONTOUR MINOR |
| --- | EXIST. STORM DRAIN |
| --- | EXIST. SANITARY SEWER |
| --- | EXIST. CULINARY WATER |
| --- | EXIST. FENCE |
| --- | EXIST. CONTOUR MAJOR |
| --- | EXIST. CONTOUR MINOR |
| --- | SIGN |
| --- | STREET LIGHT |
| --- | SD MH, INLET, AND COMBO |
| --- | SEWER MANHOLE |
| --- | VALVE, TEE & BEND |
| --- | WATER BLOW-OFF |
| --- | FIRE HYDRANT |
| --- | STREET MONUMENT (TO BE SET) |
| --- | EXIST. STREET MONUMENT |
| --- | EXIST. SD INLET & MH |
| --- | EXIST. SEWER MH |
| --- | EXIST. VALVE, TEE, & BEND |
| --- | EXIST. FIRE HYDRANT |
| --- | SPOT ELEVATION |

For Review

THE RIDGE SUBDIVISION ADDITIONAL LOT
SW 1/4 SEC 12 & NW 1/4 SEC 13, T1N, R1W, NORTH SALT LAKE, DAVIS COUNTY, UTAH
LOT 160 GRADING AND UTILITY PLAN

REVISION BLOCK

| # | DATE | DESCRIPTION |
|---|------|-------------|
| 1 | | |
| 2 | | |
| 3 | | |
| 4 | | |
| 5 | | |
| 6 | | |

23_201818-410_Schematic_NSA_Signing_18-410.dwg, Sheet: Additional Lot Sheet: C1 - LOT 160 GRADING AND UTILITY PLAN.dwg



CITY OF NORTH SALT LAKE FINANCE DEPARTMENT

10 East Center Street
North Salt Lake, Utah 84054
(801) 335-8700
(801) 335-8719 Fax

Len Arave
Mayor

Janice Larsen
Finance Director

MEMORANDUM

TO: Honorable Mayor and City Council

FROM: Janice Larsen, Finance Director

DATE: June 2, 2020

SUBJECT: Resolution adopting staff recommended budget adjustments.

The City staff has reviewed each line of the budget and is recommending adjustments for the current Fiscal Year. A detailed schedule of the staff recommended adjustments is attached. Below is a summary explanation of the adjustments for each of the Funds:

General Fund

In the General Fund. There is need for increases in one revenue category and in a variety of general fund expenditures. The City is using a third party for an annexation study that will be billed to the developer to be paid with development fees. Additional budget is requested for the purchase of cameras in the police area and to install additional security measures on the network. The cost of repairing street lights and sign and additional street striping is expected to exceed the current budget. These adjustments will result in an increase in the Use of Fund Balance.

Redevelopment Agency

The budget adjustments in this fund are primarily related to Tax Increment revenues. The actual revenues in all three taxing areas exceeded the current year budget. A large percentage of the Tax Increment revenues are due to developers or are required to be set aside for low to moderate income housing projects. As a result, staff is recommending an increase in the budget for development related revenues, expenditures, and transfer-out to the Housing Fund. There is an increase in the Contribution to Fund Balance

Housing Fund

The adjustment is to increase the transfer-in from the Redevelopment Agency. There is an increase in the Contribution to Fund Balance.

Local Building Authority

A plumbing repair was needed in one of rental properties owned by the City. The rental revenue is expected to exceed budget. There is no change to Fund Balance.

Capital Improvement Fund

A budget increase is needed for both revenues and expenditures related to the City's response to COVID 19. A State grant related to the pandemic is expected to match the City's expenditures. There is no change to Fund Balance.

Road Capital Fund

Two projects are expected to exceed budget and one is below budget in the Road Capital Fund. There will be an increase in the Use of Fund Balance.

Water Fund

Staff is recommending a budget increase for several operating expense accounts and one capital project in the Water Fund. The increase in expenses will increase the Use of Fund Balance.

Storm Water Fund

Staff is recommending a budget increase for one capital project in the Storm Water Fund. An increase is also recommended related to impact fee revenues collected that are committed as part of a developer agreement. The increase in expenses will increase the Use of Fund Balance.

Golf Fund

Staff is recommending a budget increase in the Golf Fund for the purchase of a range picker, a steam cleaning system to sanitize golf carts and to increase budget for several other operating expenses. The increase in expenditures will increase the Use of Fund Balance.

Fleet Fund

Staff is recommending a budget increase in the Fleet Fund related to a State Grant for the replacement of a 10-wheel truck using natural gas. The grant required the purchase of a new replacement vehicle. The new vehicle exceeded the grant revenue resulting in an increase the Use of Fund Balance.

RECOMMENDED BUDGET ADJUSTMENT JUNE 2, 2020

| FUND BALANCE-USE OF | CURRENT BUDGET | BUDGET ADJUSTMENT | FINAL BUDGET | ADJUSTMENT DESCRIPTION |
|---------------------------------|---------------------------|------------------------------|-------------------------|---|
| GENERAL FUND | | | | |
| PLAN CHECK | \$ (200,000) | \$ (16,000) | \$ (216,000) | DEVELOPER ANNEXATION REIMBURSEMENT |
| COMPUTERS & EQUIPMENT - IT | 40,000 | 17,000 | 57,000 | NETWORK SECURITY/POLICE AREA CAMERAS |
| PROF & TECH SERVICES-ECON DEV | 8,000 | 16,000 | 24,000 | ANNEXATION STUDY |
| REPAIR AND MAINTENANCE | 25,000 | 20,000 | 45,000 | STREET LIGHT/SIGN REPAIR |
| STREET STRIPING | 40,000 | 10,000 | 50,000 | ADDITIONAL STREET STRIPING |
| FUND BALANCE-USE OF | - | (47,000) | (47,000) | INCREASE USE OF FUND BALANCE |
| REDEVELOPMENT FUND | | | | |
| RDA INCREMENT - REDWOOD | (602,800) | (136,000) | (738,800) | INCREASE TAX INCREMENT REVENUE |
| RDA INCREMENT-EAGLEWOOD | (443,900) | (37,500) | (481,400) | INCREASE TAX INCREMENT REVENUE |
| RDA INCREMENT-HWY 89 | (324,000) | (14,000) | (338,000) | INCREASE TAX INCREMENT REVENUE |
| DEVELOPER REIMBURSEMENT | 1,026,300 | 135,000 | 1,161,300 | INCREASE AMOUNT DUE TO DEVELOPERS FOR TAX INCREMENT REVENUE |
| TRANSFER TO HOUSING FUND | 60,300 | 47,700 | 108,000 | INCREASE TRANSFER FOR TAX INCREMENT REVENUE RESTRICTED FOR HOUSING |
| FUND BALANCE - CONTRIBUTION TO | 154,600 | 4,800 | 159,400 | INCREASE CONTRIBUTION TO FUND BALANCE |
| HOUSING FUND | | | | |
| TRANSFERS FROM RDA | (60,300) | (47,700) | (108,000) | INCREASE TRANSFER TO HOUSING FUND -TAX INCREMENT REVENUE RESTRICTED |
| FUND BALANCE - CONTRIBUTION TO | - | 47,700 | 47,700 | INCREASE CONTRIBUTION TO FUND BALANCE |
| LOCAL BUILDING AUTHORITY | | | | |
| RENTS AND LEASES OTHER | (60,000) | (7,000) | (67,000) | INCREASE ACTUAL RENT RECEIVED |
| PROF & TECHNICAL SERVICES | 10,000 | 7,000 | 17,000 | MAJOR REPAIRS TO RENTAL PROPERTY |
| CAPITAL IMPROVEMENT FUND | | | | |
| STATE GRANT | - | (30,000) | (30,000) | GRANT TO REIMBURSE COVID 19 RESPONSE EXPENDITURES |
| EMERGENCY RESPONSE PURCHASES | - | 30,000 | 30,000 | COVID 19 RESPONSE EXPENDITURES |
| ROAD CAPITAL FUND | | | | |
| ORCHARD DR SIDEWALK 89 S-183 S | 347,206 | 47,500 | 394,706 | PROJECT COST - INCREASE |
| REDWOOD ROAD BETTERMENT | 132,425 | (28,000) | 104,425 | PROJECT COST - DECREASE |
| JORDAN RIVER TRAIL EXP PH 2 | 332,000 | 11,500 | 343,500 | PROJECT COST - INCREASE |
| FUND BALANCE-USE OF | (1,344,330) | (31,000) | (1,375,330) | INCREASE USE OF FUND BALANCE |
| WATER FUND | | | | |
| COST OF SALES | 665,000 | 41,000 | 706,000 | WEBER BASIN CHARGE-USAGE OVER CONTRACT AMOUNT |
| MAJOR REPAIRS MISC | 25,000 | 28,000 | 53,000 | ROAD REPAIRS DUE TO WATER DAMAGE |
| EAGLEWOOD PUMP ST MORTON BY | 983,515 | 180,000 | 1,163,515 | PROJECT COST - INCREASE |
| FUND BALANCE USE OF | (1,593,494) | (249,000) | (1,842,494) | INCREASE USE OF FUND BALANCE |
| STORM WATER FUND | | | | |
| NATHAN CLARK BASIN TO COVENTRY | 371,554 | 275,000 | 646,554 | INCREASE IN CAPITAL PROJECT COST |
| PRINCIPAL-DEVELOPER REIMBURSE | - | 50,000 | 50,000 | INCREASE AMOUNT DUE TO DEVELOPER FROM IMPACT FEE REVENUE |
| FUND BALANCE-USE OF | (591,454) | (325,000) | (916,454) | INCREASE USE OF FUND BALANCE |
| GOLF | | | | |
| TEMPORARY EMPLOYEES | 75,000 | (10,000) | 65,000 | REDUCE TEMPORARY EMPLOYEES |
| OVERTIME | 500 | 15,000 | 15,500 | INCREASE OVERTIME |
| MACHINERY AND EQUIPMENT | - | 9,500 | 9,500 | COMPUTER AND STEAM CLEANER |
| MACHINERY & EQUIPMENT CAPITAL | - | 19,000 | 19,000 | RANGE PICKER |
| FUND BALANCE-USE OF | (172,800) | (33,500) | (206,300) | INCREASE USE OF FUND BALANCE |
| FLEET | | | | |
| GRANT REVENUE | - | (109,000) | (109,000) | GRANT TO REPLACE NATURAL GAS VEHICLE |
| VEHICLES | 250,080 | 128,000 | 378,080 | NEW VEHICLE TO REPLACE NATURAL GAS VEHICLE - GRANT REQUIREMENT |
| FUND BALANCE - CONTRIBUTION TO | 211,200 | (19,000) | 192,200 | REDUCE CONTRIBUTION TO FUND BALANCE |

RESOLUTION NO. 2020-13R

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF
NORTH SALT LAKE ADOPTING AN AMENDMENT TO ADJUST
THE FISCAL YEAR 2019~2020 GENERAL FUND,
REDEVELOPMENT AGENCY, HOUSING FUND, LOCAL
BUILDING AUTHORITY, CAPITAL PROJECTS FUND, ROAD
CAPITAL FUND, WATER FUND, STORM WATER FUND, GOLF
FUND AND FLEET FUND BUDGETS.**

WHEREAS, the City of North Salt Lake has considered the adoption of an amendment to increase the 2019~2020 budget for General Fund, Redevelopment Agency, Housing Fund, Local Building Authority Fund, Capital Projects Fund, Road Capital Fund, Water Fund, and Storm Water Fund, Golf Fund, Fleet Fund, and finds that it is in the best interest of the citizens and the City as a whole to adopt the aforesaid budget; and

WHEREAS, a public hearing was properly noticed and held on Tuesday June 2, 2020 for public comment concerning the adoption of said budgets; and

WHEREAS, such action is authorized by statute.

NOW, THEREFORE, BE IT RESOLVED BY THE GOVERNING BODY OF THE CITY OF NORTH SALT LAKE AS FOLLOWS:

A change in the General Fund budget is hereby adopted for the 2019~2020 fiscal year in the following amounts:

Increase revenues in the amount of (\$16,000)
Increase in use of fund balance in the amount of (\$47,000)
Increase expenditures in the amount of \$63,000

A change in the Redevelopment Agency budget is hereby adopted for the 2019~2020 fiscal year in the following amounts:

Increase revenue in the amount of (\$187,500)
Increase expenditures in the amount of \$135,000
Increase in transfer-out in the amount of \$47,700
Increase contribution to fund balance in the amount of \$4,800

A change in the Housing Fund budget is hereby adopted for the 2019~2020 fiscal year in the following amounts:

Increase transfer-in in the amount of (\$47,700)
Increase contribution to fund balance in the amount of \$47,700

A change in the Local Building Authority budget is hereby adopted for the 2019~2020 fiscal year in the following amounts:

Increase revenue in the amount of (\$7,000)
Increase expenditures in the amount of \$7,000

A change in the Capital Projects Fund budget is hereby adopted for the 2019~2020 fiscal year in the following amounts:

Increase revenue in the amount of (\$30,000)
Increase expenditures in the amount of \$30,000

A change in the Road Capital Fund budget is hereby adopted for the 2019~2020 fiscal year in the following amounts:

Increase use of fund balance in the amount of (\$31,000)
Increase expenditures in the amount of \$31,000

A change in the Water Fund budget is hereby adopted for the 2019~2020 fiscal year in the following amounts:

Increase use of fund balance in the amount of (\$249,000)
Increase expenditures in the amount of \$249,000

A change in the Storm Water Fund budget is hereby adopted for the 2019~2020 fiscal year in the following amounts:

Increase use of fund balance in the amount of (\$325,000)
Increase expenditures in the amount of 325,000

A change in the Golf Fund budget is hereby adopted for the 2019~2020 fiscal year in the following amounts:

Increase use of fund balance in the amount of (\$33,500)
Increase expenditures in the amount of \$33,500

A change in the Fleet Fund budget is hereby adopted for the 2019~2020 fiscal year in the following amounts:

Increase revenue in the amount of (\$109,000)
Decrease in contribution to fund balance in the amount of (\$19,000)
Increase expenditures in the amount of \$128,000

Immediately after its adoption, this resolution shall be signed by the appropriate officers of the City of North Salt Lake, shall be recorded in the official records of the City of North Salt Lake and shall take immediate effect.

Passed and approved by the City Council of North Salt Lake this 2nd day of June, 2020.

CITY OF NORTH SALT LAKE

By:

Len Arave, Mayor

Attest:
By:

Linda Horrocks, City Recorder

City Council Vote as Recorded

| | |
|-------------------------|-------|
| Council Member Baskin | _____ |
| Council Member Gordon | _____ |
| Council Member Horrocks | _____ |
| Council Member Mumford | _____ |
| Council Member Porter | _____ |



CITY OF NORTH SALT LAKE

10 East Center Street
North Salt Lake, Utah 84054
(801) 335-8700
(801) 335-8719 Fax

Len Arave
Mayor

Ken Leetham
City Manager

MEMORANDUM

TO: Honorable Mayor and City Council

FROM: Ken Leetham, City Manager

DATE: June 2, 2020

SUBJECT: Proposed Resolution No. 2020-14R: A resolution adopting the City's Fiscal Year 2020-2021 General Fund, Redevelopment Agency, Housing Fund, Local Building Authority Fund, Debt Service Fund, Capital Projects Funds, Enterprise Funds and Internal Service Fund Budgets.

RECOMMENDATION

I recommend approval of Resolution 2020-14R which adopts the City's Fiscal Year 2020-2021 General Fund, Redevelopment Agency, Housing Fund, Local Building Authority Fund, Debt Service Fund, Capital Projects Funds, Enterprise Funds and Internal Service Fund Budgets.

BACKGROUND

The proposed Tentative Budget for FY 2020-2021 was presented to and approved by the City Council on May 5, 2020. Since that meeting, there have been some changes made to the Tentative Budget. Those changes are reflected in the attached budget detail for the General Fund, the Golf Fund and the Internal Service Fund (Fleet Fund). No other changes to any other funds are proposed. All of these fund adjustments are due to staffing changes that have occurred since May 5.

You'll note that in the General Fund, there are expenditure changes in Administrative (decrease) and Planning and Zoning (increase) which has resulted in a small reduction in the use of Fund Balance. We had an employee resign since May 5 and, as a result, we have re-organized some of our administrative employees. The result has been a net decrease in projected expenditures. In Community Development, we have increased the number of hours for an existing employee to assist in covering the duties being performed by our unfilled city planner position.

In the Golf Fund, there are also several staffing changes made for the upcoming fiscal year. We have made salary reductions with our two golf professionals, hired the new General Manager, restructured the Fleet mechanics and eliminated one of our full-time maintenance positions (our employee has already quit). All of these changes combined to produce a reduction in our use of Fund Balance.

Finally, in the Fleet Fund, there were adjustments made to the allocation of mechanics wages that

affected both the Golf and Fleet Funds. Also, when the Tentative Budget was prepared, we had not hired our most recent mechanic and had budgeted a full benefits package for that position. Because our new employee is using a single health insurance coverage as opposed to the previously-budgeted family coverage, we have experienced some savings there between the Tentative Budget and the proposal for the Final Budget.

The attached resolution adopts budgets for all funds for the upcoming fiscal year. Except for the General Fund, Golf Fund and Fleet Fund, there are no other changes made to the Tentative Budget. I have included those detailed fund summaries, but would ask that you refer to your Tentative Budget document that was distributed in your May 5, 2020 packet if you need to for the remainder of the proposal.

PROPOSED MOTION

I recommend approval of Resolution 2020-14R which adopts the City's Fiscal Year 2020-2021 General Fund, Redevelopment Agency, Housing Fund, Local Building Authority Fund, Debt Service Fund, Capital Projects Funds, Enterprise Funds and Internal Service Fund Budgets.

RESOLUTION NO. 2020-14R

A RESOLUTION ADOPTING THE FISCAL YEAR 2020~2021 GENERAL FUND, REDEVELOPMENT AGENCY, SPECIAL REVENUE FUND, DEBT SERVICE FUND, CAPITAL PROJECTS FUNDS, ENTERPRISE FUNDS AND INTERNAL SERVICE FUND BUDGETS.

WHEREAS, the City of North Salt Lake has considered the adoption of its 2020~2021 General Fund, Redevelopment Agency, Housing Fund, Local Building Authority Fund, Debt Service Fund, Capital Projects Funds, Enterprise Funds and Internal Service Fund Budgets and finds that it is in the best interest of the citizens and the City as a whole to adopt each of these aforesaid budgets; and

WHEREAS, a public hearing was properly noticed and held on Tuesday, June 2, 2020, for public comment concerning the adoption of said budgets; and

WHEREAS, such action is authorized by statute.

NOW, THEREFORE, BE IT RESOLVED BY THE GOVERNING BODY OF THE CITY OF NORTH SALT LAKE AS FOLLOWS:

The General Fund Budget in the amount of \$10,880,500 is hereby adopted for the 2020~2021 fiscal year.

The Redevelopment Agency Budget in the amount of \$1,702,500 is hereby adopted for the 2020~2021 fiscal year.

The Housing Fund Budget in the amount of \$124,500 is hereby adopted for the 2020~2021 fiscal year.

The Local Building Authority Fund Budget in the amount of \$160,500 is hereby adopted for the 2020~2021 fiscal year

The RAP Tax Debt Service Budget in the amount of \$362,000 is hereby adopted for the 2020~2021 fiscal year.

The Capital Projects Budget in the amount of \$100,000 is hereby adopted for the 2020~2021 fiscal year.

The Parks Capital Project Budget in the amount of \$573,700 is hereby adopted for the 2020~2021 fiscal year.

The Police Facilities Capital Project Budget in the amount of \$47,400 is hereby adopted for the 2020~2021 fiscal year.

The Roadways Capital Project Budget in the amount of \$1,062,000 is hereby adopted for the 2020~2021 fiscal year.

The Culinary Water Enterprise Budget in the amount of \$4,989,100 is hereby adopted for the 2020~2021 fiscal year.

The Secondary Water Enterprise Budget in the amount of \$434,000 is hereby adopted for the 2020~2021 fiscal year.

The Storm Water Enterprise Budget in the amount of \$1,468,000 is hereby adopted for the 2020~2021 fiscal year.

The Solid Waste Utility Enterprise Budget in the amount of \$1,204,300 is hereby adopted for the 2020~2021 fiscal year.

The Eaglewood Golf Enterprise Budget in the amount of \$1,474,700 is hereby adopted for the 2020~2021 fiscal year.

The Fleet Internal Service Budget in the amount of \$614,500 is hereby adopted for the 2020~2021 fiscal year.

Immediately after its adoption, this resolution shall be signed by the appropriate officers of the City of North Salt Lake, shall be recorded in the official records of the City of North Salt Lake and shall take immediate effect.

Passed and approved by the City Council of the City of North Salt Lake, this 2nd day of June, 2020.

CITY OF NORTH SALT LAKE

By:

LEONARD K. ARAVE
Mayor

Attest:

By:

LINDA D. HORROCKS
City Recorder

City Council Vote as Recorded:

| <u>Name</u> | <u>vote</u> |
|----------------|-------------|
| Lisa Baskin | _____ |
| Natalie Gordon | _____ |
| Brian Horrocks | _____ |
| Ryan Mumford | _____ |
| Stan Porter | _____ |

FISCAL YEAR 2020-2021 TOTAL BUDGET

| | Fund | Total Budget | (Use)/Cont to Fund Balance |
|----|---------------------------|----------------------|-------------------------------|
| 10 | General Fund | \$ 10,880,500 | \$ (36,900) |
| 25 | Redevelopment Agency Fund | 1,702,500 | 222,500 |
| 27 | Housing Fund | 124,500 | 124,500 |
| 28 | Local Building Authority | 160,500 | 4,200 |
| 32 | Debt Fund | 362,000 | (9,000) |
| 40 | Capital Fund | 100,000 | (3,200) |
| 41 | Capital Park Fund | 573,700 | (196,700) |
| 43 | Capital Safety Fund | 47,400 | 600 |
| 44 | Capital Road Fund | 1,062,000 | 252,000 |
| 51 | Water Fund | 4,989,100 | (217,100) |
| 52 | Secondary Water Fund | 434,000 | 39,400 |
| 53 | Storm Water Fund | 1,468,000 | (134,200) |
| 54 | Solid Waste Fund | 1,204,300 | 13,800 |
| 55 | Golf Fund | 1,474,700 | (221,700) |
| 61 | Fleet Fund | 614,500 | (138,800) |
| | | <u>\$ 25,197,700</u> | <u>\$ (300,600)</u> |

**GENERAL FUND
REVENUE AND EXPENDITURES
ACTUAL, BUDGET, PROJECTED AND RECOMMENDED**

| | <u>Actual FY 2019</u> | <u>Budget FY 2020</u> | <u>Projected FY 2020</u> | <u>Recommended FY 2021</u> |
|--|---------------------------|---------------------------|------------------------------|--------------------------------|
| Revenues | | | | |
| Taxes: | | | | |
| Property | 2,885,300 | \$ 2,932,000 | \$ 2,926,000 | \$ 2,933,000 |
| Sales and use | 4,482,100 | 5,019,600 | 4,440,000 | 3,765,000 |
| Franchise | 1,781,300 | 1,851,000 | 1,836,000 | 1,754,800 |
| Licenses and permits | 225,900 | 228,000 | 220,000 | 225,000 |
| Intergovernmental revenues | 1,142,200 | 1,155,000 | 1,019,000 | 984,500 |
| Charges for services | 775,700 | 1,147,000 | 1,093,700 | 585,200 |
| Fines and forfeitures | 387,500 | 440,000 | 330,000 | 380,000 |
| Interest | 109,900 | 80,000 | 80,000 | 80,000 |
| Miscellaneous | 57,900 | 40,000 | 60,600 | 53,600 |
| Total Revenues | <u>11,847,800</u> | <u>12,892,600</u> | <u>12,005,300</u> | <u>10,761,100</u> |
| Expenditures | | | | |
| General government: | | | | |
| Legislative | 219,900 | 247,700 | 234,400 | 233,100 |
| Administrative | 931,700 | 1,102,600 | 1,067,000 | 926,000 |
| Buildings | 78,000 | 88,500 | 112,800 | 112,800 |
| Judicial | 311,100 | 341,800 | 335,600 | 337,900 |
| Total general government | <u>1,540,700</u> | <u>1,780,600</u> | <u>1,749,800</u> | <u>1,609,800</u> |
| Public safety: | | | | |
| Police department | 3,770,900 | 4,318,900 | 4,041,700 | 4,061,100 |
| Fire department | 1,334,700 | 1,351,000 | 1,351,000 | 1,402,600 |
| Total public safety | <u>5,105,600</u> | <u>5,669,900</u> | <u>5,392,700</u> | <u>5,463,700</u> |
| Public works: | | | | |
| Streets department | 1,472,900 | 1,666,900 | 1,683,400 | 1,284,300 |
| Engineering | 197,200 | 245,800 | 226,900 | 193,800 |
| Total public works | <u>1,670,100</u> | <u>1,912,700</u> | <u>1,910,300</u> | <u>1,478,100</u> |
| Community Development | | | | |
| Planning and zoning | 335,100 | 422,900 | 391,000 | 388,100 |
| Building inspection | 192,100 | 212,000 | 208,000 | 214,700 |
| Total community development | <u>527,200</u> | <u>634,900</u> | <u>599,000</u> | <u>602,800</u> |
| Parks | 969,800 | 1,046,500 | 1,003,600 | 943,100 |
| Total Expenditures | <u>\$ 9,813,400</u> | <u>\$ 11,044,600</u> | <u>\$ 10,655,400</u> | <u>\$ 10,097,500</u> |
| Excess (Deficiency) of Revenues Over (Under) Expenditures | <u>\$ 2,034,400</u> | <u>\$ 1,848,000</u> | <u>\$ 1,349,900</u> | <u>\$ 663,600</u> |
| Other Financing Sources (Uses) | | | | |
| Transfer in - RDA | 22,000 | 30,000 | 30,000 | 75,000 |
| Transfer out-capital fund | (639,000) | (647,500) | (647,500) | - |
| Transfer out-park fund | - | (100,000) | (100,000) | - |
| Transfer out-road fund | (1,568,000) | (1,140,500) | (1,056,500) | (783,000) |
| Contributions | 8,000 | 10,000 | 7,500 | 7,500 |
| Total Other Financing Sources (Uses) | <u>(2,177,000)</u> | <u>(1,848,000)</u> | <u>(1,766,500)</u> | <u>(700,500)</u> |
| Net Change in Fund Balance | <u>\$ (142,600)</u> | <u>\$ -</u> | <u>\$ (416,600)</u> | <u>\$ (36,900)</u> |
| Fund Balance, Beginning | <u>3,289,700</u> | <u>3,147,100</u> | <u>3,147,100</u> | <u>2,730,500</u> |
| Fund Balance, Ending | <u>\$ 3,147,100</u> | <u>\$ 3,147,100</u> | <u>\$ 2,730,500</u> | <u>\$ 2,693,600</u> |

GOLF FUND
REVENUE AND EXPENDITURES
ACTUAL, BUDGET, PROJECTED AND RECOMMENDED

| | Actual | Budget | Projected | Recommended |
|--|------------------|------------------|------------------|--------------------|
| | FY 2019 | FY 2020 | FY 2020 | FY 2021 |
| Operating Revenues | | | | |
| Charges for services: | | | | |
| Admissions and lesson fees | \$ 572,300 | \$ 580,000 | \$ 410,000 | \$ 634,100 |
| Equipment and facility rents | 381,300 | 432,000 | 321,000 | 411,900 |
| Concession and merchandise sales | 158,800 | 213,000 | 131,000 | 207,000 |
| Total Operating Revenues | 1,112,400 | 1,225,000 | 862,000 | 1,253,000 |
| Operating Expenses | | | | |
| Salaries and benefits | 781,700 | 809,200 | 791,400 | 845,700 |
| Office expense and supplies | 10,100 | 9,400 | 8,200 | 10,100 |
| Equipment - supplies and maintenance | 136,400 | 129,500 | 125,500 | 131,500 |
| Buildings and grounds - supplies and maintenance | 40,400 | 34,500 | 34,100 | 37,100 |
| Power purchases | 35,000 | 36,000 | 37,000 | 38,000 |
| Water purchases | 106,200 | 105,500 | 106,200 | 109,300 |
| Professional services | 34,900 | 39,000 | 39,000 | 39,000 |
| Merchandise | 102,100 | 95,000 | 118,400 | 124,000 |
| Miscellaneous | 36,700 | 40,000 | 35,000 | 69,500 |
| Total Operating Expenses | 1,283,500 | 1,298,100 | 1,294,800 | 1,404,200 |
| Operating Income (Loss) | (171,100) | (73,100) | (432,800) | (151,200) |
| Nonoperating Income (Expense) | | | | |
| Capital-Infrastructure & Equipment | (96,900) | - | (19,000) | - |
| Debt Service Payments | (78,600) | (80,500) | (80,500) | (53,000) |
| Interest expense | (12,200) | (19,200) | (19,200) | (17,500) |
| Total Non-operating | (187,700) | (99,700) | (118,700) | (70,500) |
| Fund Balance - use of(-) cont to + | (358,800) | (172,800) | (551,500) | (221,700) |

FLEET FUND
REVENUE AND EXPENDITURES
ACTUAL, BUDGET, PROJECTED AND RECOMMENDED

| | Actual | Budget | Projected | Recommended |
|--|------------------|------------------|------------------|--------------------|
| | FY 2019 | FY 2020 | FY 2020 | FY 2021 |
| Operating Revenues | | | | |
| Charges for services: | \$ 365,500 | \$ 381,600 | \$ 378,700 | \$ 467,700 |
| Capital replacement charge | 526,500 | 588,600 | 588,000 | - |
| Intergovernmental- grants | - | - | 127,000 | - |
| Total Operating Revenues | <u>892,000</u> | <u>970,200</u> | <u>1,093,700</u> | <u>467,700</u> |
| Operating Expenses | | | | |
| Salaries and benefits | 187,900 | 177,600 | 185,000 | 212,800 |
| Equipment - supplies and maintenance | 191,900 | 204,000 | 202,000 | 258,000 |
| Total Operating Expenses | <u>379,800</u> | <u>381,600</u> | <u>387,000</u> | <u>470,800</u> |
| Operating Income (Loss) | <u>512,200</u> | <u>588,600</u> | <u>706,700</u> | <u>(3,100)</u> |
| Nonoperating Income (Expense) | | | | |
| Interest income | 8,300 | 5,000 | 8,000 | 8,000 |
| Gain (loss) from sale of capital assets | 79,300 | 12,000 | 40,000 | - |
| Interest expense | (12,400) | (11,500) | (11,500) | (7,700) |
| Debt Service Payments | (129,300) | (133,000) | (133,000) | (136,000) |
| Capital-Infrastructure & Equipment | (545,400) | (250,100) | (377,100) | - |
| Total Nonoperating Income (Expense) | <u>(599,500)</u> | <u>(377,600)</u> | <u>(473,600)</u> | <u>(135,700)</u> |
| Fund Balance - use of(-) cont to + | (87,300) | 211,000 | 233,100 | (138,800) |



CITY OF NORTH SALT LAKE

10 East Center Street
North Salt Lake, Utah 84054
(801) 335-8700
(801) 335-8719 Fax

Len Arave
Mayor

Ken Leetham
City Manager

MEMORANDUM

TO: Honorable Mayor and City Council

FROM: Ken Leetham, City Manager

DATE: June 2, 2020

SUBJECT: Proposed Resolution No. 2020-15R: A resolution authorizing the City to “pick up” the employee portion of the Tier 2 Public Safety & Firefighter Retirement System 2020 Enhancements.

RECOMMENDATION

I recommend approval of Resolution 2020-15R which authorizes the City to “pick up” the employee portion of the Tier 2 Public Safety & Firefighter Retirement System 2020 Enhancements.

BACKGROUND

Recently, the State of Utah Retirement System announced an increase of 2.27% in the Tier 2 Public Safety & Firefighter Retirement contribution rates. This was done as an employee contribution and so the City is not obligated to pay this amount. The IRS allows for the City to pay this increase on behalf of its qualifying employees if we adopt a resolution or take other formal action that can be documented. The statute defines what we are proposing to do as an employer “pick up” of this increase.

You may recall that public employees are divided into different retirement systems, programs and benefits depending upon their job classification and start date. The major distinction is that Tier 1 employees (hired prior to July, 2011) have a far superior benefit than Tier 2 employees. As time goes on, this discrepancy creates inequities and very real unfairness in the workplace, particularly among public safety and firefighter groups who are working side by side, but have very different retirement benefits.

I have spoken to numerous cities and reviewed survey work recently completed by the Utah City Management Association to try and learn what other communities are doing with this issue. The majority of cities that responded are planning to pick up the additional 2.27%, including Bountiful, Centerville and West Bountiful. The State of Utah is funding this for its qualifying employees up to a maximum amount of 2%. The South Davis Metro Fire District intends to also pick up this amount for its Tier 2 employees and has included that in its proposed budget.

The City has 7 Police Department employees who are affected by this legislation. The total annual cost of this will be \$8,200.

PROPOSED MOTIONS

I move that the City Council adopt Resolution 2020-15R: Authorizing the City to pick up the employee portion of the Tier 2 Public Safety 2020 increase in retirement contribution rates.

RESOLUTION NO. 2020-15R

A RESOLUTION OF THE GOVERNING BODY OF THE CITY OF NORTH SALT LAKE AUTHORIZING THE CITY TO “PICK-UP” THE EMPLOYEE PORTION OF THE TIER 2 PUBLIC SAFETY & FIREFIGHTER RETIREMENT SYSTEM 2020 ENHANCEMENTS.

WHEREAS, the Utah Retirement System has increased the employee contribution rates for Tier 2 Public Safety & Firefighter employees by 2.27% effective July 1, 2020; and

WHEREAS, the IRS allows employers to “pick-up” the employee portion of this retirement contribution by adopting a formal action such as a resolution; and

WHEREAS, the City desires to provide a competitive and fair compensation and benefits package to all of its public safety employees and further desires to include this increase in its compensation package for its Tier 2 Public Safety employees; and

WHEREAS, the South Davis Metro Fire District also intends to pay its qualified Tier 2 Firefighter employees for their portion of the employee contribution increase.

NOW THEREFORE, BE IT RESOLVED by the City Council of the City of North Salt Lake, that:

Section 1. In compliance with Section 414(h)(2), IRS Code, the City of North Salt Lake hereby confirms that it will pay the full costs of the Utah Retirement System 2020 Enhancements for its Tier 2 Public Safety employees.

Section 2. Effective Date. This Resolution shall become effective immediately upon passage.

APPROVED AND ADOPTED by the City of North Salt Lake, Utah, on this 2nd day of June, 2020.

BY THE CITY COUNCIL:

Len Arave, Mayor

City Council Vote as Recorded:

| <u>Name</u> | <u>vote</u> |
|----------------|-------------|
| Lisa Baskin | _____ |
| Natalie Gordon | _____ |
| Brian Horrocks | _____ |
| Ryan Mumford | _____ |
| Stan Porter | _____ |

ATTEST:

Linda Horrocks, City Recorder



NORTH SALT LAKE PUBLIC WORKS

10 East Center Street
North Salt Lake, Utah 84054
801-335-8700
www.nslcity.org

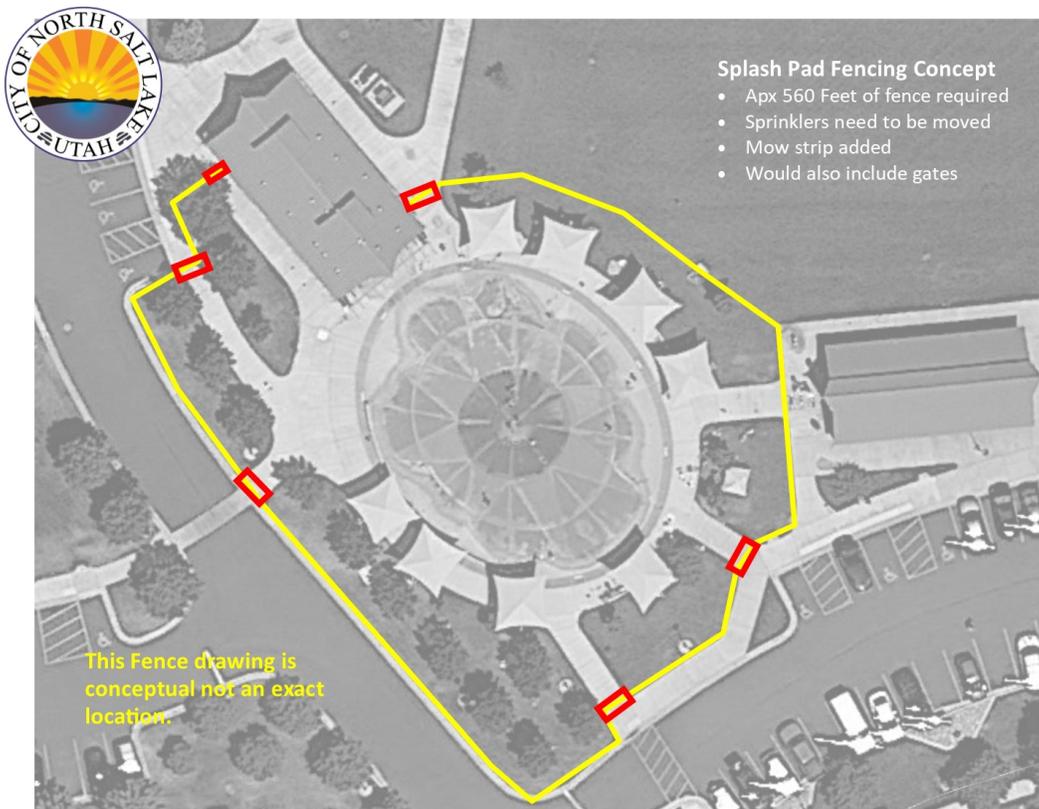
Leonard K. Arave
Mayor
David Frandsen
Public Works Director

TO: Honorable Mayor and City Council
FROM: David Frandsen, Public Works Director
DATE: May 28, 2020
SUBJECT: Splash Pad Fencing

Honorable Mayor and City Council,
The Parks and Arts Committee would like to recommend the addition of a 6' ornamental iron fence to be constructed around the splash pad. This decorative fence would be put in place to protect one of the cities most popular and valuable assets. We are currently working to get pricing for the construction of the fence and look forward to your guidance regarding this proposal.

Regards,

David Frandsen
Public Works Director



Splash Pad Fencing Concept

- Apx 560 Feet of fence required
- Sprinklers need to be moved
- Mow strip added
- Would also include gates

This Fence drawing is conceptual not an exact location.



CITY OF NORTH SALT LAKE

10 East Center Street
North Salt Lake, Utah 84054
(801) 335-8700
(801) 335-8719 Fax

Len Arave
Mayor

Ken Leetham
City Manager

MEMORANDUM

TO: Honorable Mayor and City Council

FROM: Ken Leetham, City Manager

DATE: June 2, 2020

SUBJECT: Consideration of a motion to award a bid for solid waste services.

As you know, we have gone out to bid for solid waste services since our contract with Waste Management ends on June 30. At the time of publishing the Council materials, we do not have all of the bids returned to us. We will have all of the bids at the end of the day on Thursday and so on Friday I will put together the information you need in an additional staff report so that you will have time to properly evaluate those bids and be prepared to make a decision at your meeting.

We have had a number of haulers interested in providing this service and we hope that we will be able to improve contract terms and pricing through this process.

1 CITY OF NORTH SALT LAKE
2 CITY COUNCIL MEETING-REGULAR SESSION
3 MAY 19, 2020
4

5 **DRAFT**
6

7 This meeting was held electronically via Zoom. The host site was located at 10 East Center
8 Street in North Salt Lake.
9

10 Mayor Arave called the meeting to order at 6:00 p.m.
11

12 PRESENT: Mayor Len Arave
13 Council Member Lisa Watts Baskin
14 Council Member Natalie Gordon
15 Council Member Brian Horrocks
16 Council Member Ryan Mumford
17 Council Member Stan Porter
18

19 STAFF PRESENT: Ken Leetham, City Manager; Paul Ottoson, City Engineer; David Frandsen,
20 Public Works Director; Janice Larsen, Finance Director; Craig Black, Police Chief; David
21 Church, City Attorney; Brent Moyes, Golf Course Director; Sherrie Llewelyn, Community
22 Development Director; Ali Avery, Long Range Planner; Linda Horrocks, City Recorder; Andrea
23 Bradford, Minutes Secretary.
24

25 OTHERS PRESENT: Mark Morris, VODA Landscape + Planning; Tom Freeman, Jonathan
26 Gardner, Gardner Batt; Dee Lalliss, resident.
27

28 1. CITIZEN COMMENT
29

30 There were no citizen comments.
31

32 2. CONSIDERATION OF A SITE PLAN APPROVAL FOR AN ONLINE
33 RETAILER/DISTRIBUTION FACILITY AT 989 WEST CENTER STREET, GB NSL
34 INDUSTRIAL, LLC, JONATHAN GARDNER, APPLICANT
35

36 Sherrie Llewelyn reported that the proposed site plan property consisted of 56 acres located at
37 989 West Center Street and was the former location of the NSL Gun Club. She stated that
38 Gardner Batt, a commercial developer, was in the process of purchasing the property from the
39 Kimball family. The developer was proposing to construct a 201,000 square foot
40 warehouse/office/distribution facility. The use "Electronic Shopping & Mail Order House" was
41 listed as a conditional use in the General Commercial (CG) Zone. The Planning Commission
42 issued a conditional use permit for the use on March 24, 2020. Gardner Batt would own the
43 property and building and would lease the facility to an online sales and distribution company for

44 their last mile program and one-day delivery services. Packages would be shipped to the facility
45 from the fulfillment center for customer delivery. The developer would construct a private road
46 across the former Kelly property, which would require the razing of the existing buildings.

47
48 Sherrie Llewelyn reported that the haul trucks would enter the property solely from Redwood
49 Road via this private road. The packages would then be unloaded, sorted in the building based on
50 zip codes, and then loaded into delivery vans that were operated by delivery service partners or
51 personal vehicles. She showed the site plan to those present and highlighted the location of the
52 loading docks, parking lots, and access from Redwood Road.

53
54 Sherrie Llewelyn then reported that this facility would operate 24/7 with most of the sorting
55 completed in the early morning when the line haul trucks arrived with customer packages. Line
56 haul trucks would deliver packages to the facility each day, primarily between the hours of 10
57 p.m. to 8 a.m. Associates would then sort the packages by routes, place the packages onto
58 movable racks and load the packages into the delivery vans primarily between 12:30 AM and
59 11:00 AM. This facility would employ approximately 800 people. The employees who drive
60 delivery vans would park their personal vehicles in the van parking area when they pick up their
61 van. The employees working within the facility would park in the north lot.

62
63 The first “wave” of drivers would arrive at the delivery station at approximately 10 a.m. to pick
64 up their delivery vans. The drivers would then load their delivery vans and depart to deliver
65 packages directly to customers. Each delivery wave would take about 20 minutes to load and
66 depart. As a wave of drivers prepared to depart, a new wave of drivers would then queue and
67 prepare to load their delivery vans. The last wave of drivers would depart the delivery station
68 around 12:30 p.m. Delivery vans would depart the delivery station between 10 a.m. and 12:30
69 p.m. and return between 7:30 p.m. and 9:30 p.m.

70
71 After drivers have completed their routes, they would return to the delivery station with any
72 packages that may have been non-deliverable. After proper checkout and release the driver
73 would park the delivery van either onsite or at the offsite location and leave using their personal
74 vehicle or public transport. The company would also use contracted employees with personal
75 vehicles to deliver packages. This would be a new innovation from the company that would
76 allow individuals to use their own vehicles to deliver packages to customers. These traditional
77 passenger vehicles would enter the facility staggered between 4 p.m. and 6 p.m. The loading of
78 personal vehicles would be similar to the van loading waves and would take 20 minutes to
79 complete.

80
81 Sherrie Llewelyn reported that the proposed facility would be approximately 201,000 square feet
82 with approximately 2,577 square feet of dedicated office space, 8,942 square feet of assembly
83 area, and 189,583 square feet of warehouse space. The building would have primary access from
84 Center Street for employee parking and for delivery van deployment. All large truck deliveries
85 would be made per the secondary access from Redwood Road that would be shared with the

86 Kimball Retail Development. The second access would be located at the midpoint between the
87 traffic signals at Center Street and the I-215 interchange. She explained that this was an ideal
88 intersection for a traffic signal in the future if the traffic volumes warranted a light there. The
89 Kimball investment group and the City have acquired the Kelly property for private access. A
90 copy of the recorded ingress/egress agreement with the Kimballs would be required for this
91 project.

92

93 Jonathan Gardner, Gardner Batt, commented that he had just received the recorded document for
94 the shared access agreement.

95

96 Sherrie Llewelyn stated that on-site parking has been provided for both the employees and the
97 delivery van area. The parking provided exceeds the minimum requirements for the office space
98 and warehouse uses. Pedestrian access has been provided within the parking areas that were
99 greater than 75,000 square feet as required by the code. There would also be a pedestrian
100 walkway, which would extend all the way to Center Street. The developer would coordinate with
101 UTA to obtain a bus stop in that location. The north parking lot contained 352 stalls and the
102 east/west parking lots would have 1,134 stalls for a total of 1,486 stalls. The minimum required
103 ADA parking stalls would be eight with a proposal for ten stalls in the north parking area. There
104 would be 15 stalls for semi-truck loading at the south loading dock, 160 loading stalls for van
105 and delivery vehicles adjacent to both the east and west side of the building. The minimum
106 requirement under the code would be 210 parking stalls, thus the applicant has well exceeded
107 this with the proposal for 1,486 stalls.

108

109 Sherrie Llewelyn then presented the landscape plan, which included 40,500 square feet of turf
110 area and 410,150 square feet of planter areas with native grasses, planted shrubs, rock mulch and
111 248 trees. This equates to 10.35 acres or approximately 18% of the site. An additional 3.3 acres
112 would remain in native vegetation. Tree buffers and landscaped berms would be planted along
113 the western property lines to buffer the van parking areas from view of the Legacy Trail. Parking
114 lot trees would be included internal to the parking areas as well, with the exception of the van
115 parking areas where the required islands for every 20 spaces has been waived in favor of
116 additional perimeter trees. Additional trees and manicured landscaping along Center Street
117 exceed the minimum required. The total trees to be planted on the site would be 248.

118

119 The developer has also agreed to dedicate an additional 12' of right of way along Center Street to
120 the City for any future widening necessary by other development in the area. One small section
121 of Center Street would be widened at this time to accommodate a center turn lane into the
122 western most entrance. This would also require a small section of the trail to be relocated a few
123 feet south of the new curb. The city engineer has received a traffic study, which demonstrated
124 that no additional improvements to Center Street or Redwood Road are required by this project.
125 An addendum has also been submitted which demonstrates the possible impact of additional
126 retail development along Redwood Road on the remaining portion of the Kimball properties

127 when developed. The only fencing on site would be between the loading areas and the van
128 parking areas.

129
130 Mayor Arave asked about fencing. Sherrie Llewelyn replied that the existing chain-link fencing
131 along Center Street would be removed and not replaced. She said that no perimeter fencing was
132 proposed at this time but if it was installed at a later date it must conform to adopted standards.

133
134 Sherrie Llewelyn showed the proposed exterior elevations and said the architecture met all of the
135 standards of the design criteria related to horizontal and vertical articulation with recesses,
136 parapets and covered entryways. The materials would be tilt-up concrete, which would be
137 painted and finished to meet the requirements. The building would be 46 feet in height, which is
138 under the maximum height limit of 60 feet. The west and east sides of the building would have
139 lean-to structures to provide coverage from the weather for the purpose of loading the delivery
140 vans.

141
142 Mayor Arave asked about a ditch on the east side of the property. Sherrie Llewelyn replied that
143 Davis County asked the property owner to maintain a 20-foot access easement there.

144
145 Sherrie Llewelyn then said the Development Review Committee (DRC) and the Planning
146 Commission recommended approval with the conditions that a streetlight be required at the new
147 intersection with Redwood Road, recordation of an ingress/egress agreement for this property
148 across the Kimball property to Redwood Road, submission of approved UDOT access permit for
149 Redwood Road and Davis County Flood Control Permit, and the verification of completion of
150 engineering redlines.

151
152 Council Member Horrocks asked if the name of the tenant was still confidential. Jonathan
153 Gardner replied that they were still acting somewhat confidential but said they could coordinate a
154 future press release with the City to announce their identity.

155
156 Council Member Horrocks asked if the sales tax component would be favorable to the City.
157 Jonathan Gardner responded that the point of sale would not be at the building and there would
158 be no sales tax component for the City.

159
160 Sherrie Llewelyn clarified that the benefit to the City would be the increase of the tax increment.
161 She also said the number of proposed employees would drive retail development on Redwood
162 Road.

163
164 Council Member Baskin commented that there was an archeological site in this area. She asked
165 if there were any written protections for the site. Sherrie Llewelyn replied that UDOT would be
166 responsible for protecting the archeological site, as it was located on a UDOT parcel. She said
167 this property should not encroach on that area.

168

169 Council Member Mumford asked for clarification on the access road off Redwood Road as it
170 was a private road. He asked if there would be access for the commercial properties or if an
171 easement was needed. Sherrie Llewelyn replied that there would be access to the retail. She
172 explained that the Kimballs would have another access further north as well as cross easement
173 access.

174
175 Sherrie Llewelyn showed the site plan to those present and emphasized the three access points
176 off Center Street. This included an access for delivery vans and employees. She said Center
177 Street would be widened for a left turn lane into the property.

178
179 Council Member Mumford asked if there were plans for a cafeteria onsite as there would be 800
180 employees. Jonathan Gardner replied that there would be a break room but as the majority of the
181 employees would be the delivery van drivers that they would utilize the surrounding restaurants.

182
183 Council Member Mumford also asked if there were plans for outdoor seating and tables.
184 Jonathan Gardner responded that they were promoting an efficient process with no loitering so
185 no outdoor seating would be provided.

186
187 Council Member Porter asked about drones and the potential for drone deliveries. Jonathan
188 Gardner replied that the company had a large investment in electric vehicles with the site to
189 provide electric vehicle charging, etc.

190
191 Council Member Baskin asked for clarification on local residents using personal vehicles for 20
192 minute deliveries. Jonathan Gardner responded that the majority of deliveries would be
193 accomplished with company vans as they had made a large investment in electric vehicles.

194
195 Tom Freeman then explained that the company would employ seasonal drivers during the
196 holidays, which may entail drivers using their personal vehicles.

197
198 **Council Member Horrocks moved that the City Council approve the site plan. Council**
199 **Member Horrocks seconded the motion.**

200
201 **Council Member Horrocks amended his motion to read: the City Council approve the site**
202 **plan for the NSL GB Distribution Facility at 989 West Center Street, subject to the**
203 **following conditions:**

- 204
205 **1) A street light will be required at the new intersection with Redwood Road per the**
206 **newly adopted Redwood Road Street Light Standard;**
207 **2) Recordation of an ingress/egress agreement for this property across the Kimball**
208 **property to Redwood Road;**
209 **3) Submission of approved UDOT Access Permit for Redwood Road and Davis County**
210 **Flood Control Permit; and**

211 **4) Verification of completion of minor engineering redlines.**

212

213 **Council Member Porter seconded the amended motion. The motion was approved by**
214 **Council Members Baskin, Gordon, Horrocks, Mumford and Porter via Zoom chat.**

215

216 **3. DISCUSSION ITEMS: TOWN CENTER BRANDING & WAYFINDING PROGRESS**
217 **REPORT**

218

219 Ali Avery reported that this project was being funded in part by the Wasatch Front Regional
220 Council (WFRC) Transportation and Land Use Connection grant. She explained the process for
221 the Town Center projects included completion of the form based code, branding, and
222 wayfinding. Ms. Avery explained that branding entailed creating a sense of place with logos,
223 banners, themed amenities, etc. along with wayfinding signage for streets and trails.

224

225 Mark Morris, VODA Landscape + Planning, shared a presentation with those present. He spoke
226 on branding and showed two themed options including “historical” and “nature”. The historical
227 concept was based on the Bamberger Railroad and trail and included the theme of a railroad type
228 badge with mountains and a lake surrounding the name of the City. The nature concept was
229 based on the “north” direction with a compass arrow and elements of nature such as topography,
230 leaf/fruit orchard, and a railroad tie.

231

232 Council Member Porter commented that he preferred the historical concept and said that an old
233 train station still existed in the City.

234

235 Ken Leetham showed an example of a wayfinding map and talked about different sign types, and
236 how to brand the Town Center. He discussed the cost and staff review of different concepts. Mr.
237 Leetham explained that the train concept was more traditional while the nature concept was more
238 contemporary.

239

240 Mayor Arave commented that while he was thinking about what the City was known for in his
241 opinion he would rather it be known for leaves, life, and green instead of highlighting the
242 industrial aspect.

243

244 Ali Avery said that as the City Council reviewed the options to keep in mind that there would be
245 more contemporary buildings constructed along Highway 89 but the streetlights would be more
246 historical in design. She also said that the banners would be placed along Highway 89, 130 East,
247 and Hatch Park.

248

249 Council Member Baskin commented that she preferred the option with the name of the City in
250 between the mountains and the water on the green background as it represented the geographic
251 distinction of the City.

252

253 Ali Avery stated that as the grant deadline ended in July that staff would need direction and
254 approval from the City Council soon.

255
256 Council Member Gordon commented that she preferred the first set better and recommended
257 removal of the badge around the image. Council Member Porter was in agreement and suggested
258 that the mountain peaks be adjusted.

259
260 Council Member Horrocks commented that while he liked the sideways “NSL” lettering that if
261 the mountains were adjusted and the badge removed that he was ok with the historical concept as
262 well.

263
264 Council Member Mumford preferred the nature concept.

265
266 The City Council discussed the banner options and wayfinding signage.

267
268 Ken Leetham commented that the revisions could potentially be placed on the next City Council
269 agenda for review and approval.

270
271 Council Member Baskin suggested that as the City was a member of Tree City USA that perhaps
272 a tree or scrub oak could be added to the mountain logo as long as it did not detract from the
273 cleanliness of the image.

274
275 Ken Leetham commented that logos and markings could potentially be added to the bottom of
276 the signage such as the Tree City USA logo.

277
278 4. CONSIDERATION OF DONATION TO THE BOUNTIFUL DAVIS ARTS CENTER
279 FOR SUMMERFEST ‘20

280
281 Ken Leetham reported that the City received a request from the Bountiful Davis Art Center
282 (BDAC) for a donation to their annual Summerfest event. He said in the past the City had
283 donated \$500 annually to this event but that this year BDAC was requesting \$1,000 for
284 exhibitions, summer classes, and Summerfest 2020.

285
286 Council Member Porter asked if this event would still occur this year due to the current
287 restrictions per COVID-19, which limited large group gatherings. He said the City had cancelled
288 many of their events this year. Council Member Baskin was in agreement. She said she was not
289 willing to donate money if Summerfest was not occurring this year.

290
291 Ken Leetham commented that he could contact BDAC to see if the events were still scheduled to
292 occur this year.

293

294 Mayor Arave suggested that the City could donate the usual \$500 that they had contributed in the
295 past. Ken Leetham said staff would work with BDAC on a donation.

296

297 5. APPROVE CITY COUNCIL MINUTES

298

299 The City Council minutes of March 31, 2020 were reviewed and approved. **Council Member**
300 **Horrocks moved to approve the City Council minutes of March 31, 2020. Council Member**
301 **Porter seconded the motion. The motion was approved by Council Members Baskin,**
302 **Gordon, Horrocks, Mumford and Porter.**

303

304 The City Council minutes of May 4, 2020 were reviewed and approved. **Council Member**
305 **Porter moved to approve the City Council minutes of May 4, 2020. Council Member**
306 **Horrocks seconded the motion. The motion was approved by Council Members Baskin,**
307 **Gordon, Horrocks, Mumford and Porter.**

308

309 The City Council minutes of May 5, 2020 were reviewed and approved. **Council Member**
310 **Baskin moved to approve the City Council minutes of May 5, 2020 as amended. Council**
311 **Member Horrocks seconded the motion. The motion was approved by Council Members**
312 **Baskin, Gordon, Horrocks, Mumford and Porter.**

313

314

315 6. ACTION ITEMS

316

317 The action items list was reviewed. Completed items were removed from the list.

318

319 7. COUNCIL REPORTS

320

321 Council Members Horrocks and Baskin reported on the great Arbor Day event and thanked staff
322 for their efforts.

323

324 Council Member Mumford reported on the sewer treatment plant smell in Foxboro. He also
325 asked if the noise issue at the pump house had been resolved. Council Member Baskin
326 commented that the noise level had not been as significant.

327

328 Council Member Mumford reported that the Parks and Trails Committee would most likely still
329 hold the Saturday trails events this summer. He also said that as the plan to redesign Palmquist
330 Park had been put on hold that the focus was now on a dog park. He suggested that Palmquist
331 Park may be a good location for a water tank in the event of the annexation. Ken Leetham
332 replied that he had not heard anything about an impact on Palmquist Park related to the
333 annexation.

334

335 David Frandsen reported on the spring cleanup. He said this year's event was slow compared to
336 past years but that the residents who did utilize the service were grateful.

337
338 Council Member Porter reported that the Jordan River Commission meeting was well attended
339 with over 40 people in attendance on the Zoom call.

340

341 8. MAYOR'S REPORT

342

343 Mayor Arave reported that the Recreation District would reopen on May 21st. He said there
344 would be a meeting held on June 21st to determine when public swimming would reopen.

345

346 Mayor Arave reported that the Fire District budget was approved with a 4% increase for the City
347 due to increased growth and dealing with the wage gap.

348

349 9. CITY ATTORNEY'S REPORT

350

351 David Church had nothing to report.

352

353 10. CITY MANAGER'S REPORT

354

355 Ken Leetham reported on the landslide repair. He said the project would go out for bid on June
356 11th. Mr. Leetham said that while some of the parties were arguing about the details that these
357 issues should be resolved. He said the cost for repair would be approximately \$2 million plus
358 \$900,000.

359

360 Ken Leetham asked about extending the discounted golf rate that City employee and City council
361 members received, to the Golf Advisory Board. The Council agreed to allow this during their
362 terms of service.

363

364 Ken Leetham then reported on the South Davis Sewer District request for an extension on their
365 violation. He said if this was a typical code enforcement case that the City would allow them an
366 extension if they were making progress. Mr. Leetham said the solution to the odor issue would
367 not be resolved until they completed the study with Jacobs Engineering.

368

369 Council Member Mumford commented that he felt South Davis needed a little pressure to
370 continue to resolve the issue quickly. Council Member Gordon said that while the City could
371 work with South Davis on the fees/fines that she did not want to offer an extension of time.

372

373 Sherrie Llewelyn explained the fines and code enforcement process with the hearing officer. She
374 said the City would work with the Sewer District as long as they had a remediation plan. She
375 said it was reasonable to give them a 30-day extension but they would need to provide status
376 updates. Ken Leetham commented that this would keep pressure on them but did not feel that the

377 issue would be resolved in 30 days. He said that he felt compelled to keep the pressure on South
378 Davis without harming the relationship.

379

380 Council Member Gordon asked why the City was worrying about the relationship at this point.
381 She said that South Davis was not serious about fixing the issue until the City gave them notice.
382 She said the City could give them an extension but she wanted the issue fixed as soon as
383 possible. Council Member Mumford commented that residents were not interested in
384 maintaining the relationship and had discussed filing complaints with the EPA.

385

386 Mayor Arave suggested that Dal Wayment, of the District, report to the City Council. Ken
387 Leetham replied that he would try to arrange for Dal Wayment to report at the next City Council
388 meeting.

389

390 Mayor Arave asked what would happen if the City did not grant the time extension. David
391 Church replied that if South Davis Sewer did not comply the City would get an order from the
392 administrative law judge requiring them to comply in addition to a \$1,000 fine. He explained that
393 there was also the option to take South Davis Sewer to court. He asked if there was something
394 the City wanted South Davis Sewer to shut down that was proven to be causing the issue. Ken
395 Leetham replied that the City wanted South Davis Sewer to stop emitting noxious odors.

396

397 Mayor Arave explained that the Sewer District had spent money trying to fix the problem. He
398 said they felt the issue was the trickling filter and had plans to fix it by May 31st. Mayor Arave
399 said that the issue seemed to stem from someone putting toxic chemicals in the system and that
400 fixing the filter should resolve the issue.

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402 The City Council discussed options to apply pressure such as with fines or a bond without
403 resulting in further injury to residents.

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405 David Church clarified that the district court would require that the City specify what they
406 wanted South Davis Sewer to do or stop doing. He asked if the smell was coming from existing
407 services or the food digesting services. Ken Leetham replied that if this issue went before the
408 district court that staff would have a set of specific requests prepared for the court. He said that
409 while Dal Wayment had been very transparent about what was wrong he did not think this issue
410 was to that point yet.

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412 Council Member Mumford suggested that Dal Wayment attend the next City Council meeting
413 with Jacobs Engineering to present solutions to the Council. He said that the entire South Davis
414 Sewer District area would carry the brunt of this issue if rates increased.

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416 Ken Leetham then reported on COVID-19 and spoke on reservations at the pavilions, sports and
417 recreation, Food Truck Monday, and the splash pad. He said the City was planning to open the
418 pavilions and host Food Truck Monday.

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Ken Leetham brought up the issue of the Legacy Park splash pad and said it could not be reopened without extra precautions. He said one proposal was to put a wrought iron fence around the splash pad. This would keep dogs, skateboards, bikes and other things that could damage the splash pad out of the area. Mr. Leetham showed a map of the proposed location for the fence and said it would also help to limit the number of people accessing the splash pad. He said the City could use colored wristbands to allow an employee to monitor the amount of time people were in the splash pad area. Other options for limiting access included a turnstile and signage. He then spoke on staffing projections and presented a chart showing how much it would cost to staff the splash pad with two employees for the summer. There would be a total of four employees at an hourly rate of \$12 per hour at 33 hours per week for a total of \$23,760 for 15 weeks.

Ken Leetham said the wrought iron fencing could be installed within two to three weeks and paid for with park impact fees. He felt that it was a great short and long-term idea for the splash pad.

Mayor Arave commented that it was currently against State guidelines to have mass gatherings over 50 people. Ken Leetham said that if the City could control social distancing they would be authorized to allow more than 50 people. He felt that this would be controlling access into the splash pad.

Council Member Baskin felt that it may be too soon to build the fence or open the splash pad as this may last longer than anticipated. She said the fence was a good idea to protect the splash pad. Ken Leetham suggested that maybe the idea could be reevaluated in two weeks.

Ken Leetham then reported on the South Davis Fire paramedic issue and said that there were eight units but the County needed eleven. He said there was a funding gap as well as the desire by the Davis County Sheriff to end dual paramedic services and transition to a traditional paramedic service in conjunction with the fire department. Mr. Leetham said there was a countywide paramedic tax and the City generated more real dollars than they received. He felt that the property tax inequity would be resolved soon as there was a desire to make these changes and move forward.

Council Member Baskin suggested that the City could provide a thank you to the outgoing Youth City Council members. Council Member Gordon agreed that this would be a good idea.

11. ADJOURN

Mayor Arave adjourned the meeting at 8:34 p.m.

Mayor

City Recorder

Action Items for June 2, 2020

| Item | Staff | Description |
|----------------|---|--|
| New | | |
| 1 | Sherrie | Review and approval of the revisions to the branding and wayfinding signage and banners for the Town Center. <i>Will be on the second meeting in June.</i> |
| 2 | Ken | Staff to determine if Summerfest activities through the Bountiful Davis Art Center were still occurring this year and the potential to donate \$500. |
| 3 | Ken | Staff to prepare thank you note for graduating Youth City Council members. <i>Draft complete and being reviewed by the Mayor (his signature).</i> |
| Current | | |
| 1 | Ken Sherrie | Future agenda item for council to discuss Misty River annexation and the City's preparation including facility work, impact fee revenue, and water issues. <i>Will be on 2nd Meeting in June agenda.</i> |
| 2 | Ken | Ken Leetham to provide the proposals for solid waste services to the City Council. <i>RFP has been advertised and distributed. Proposals are due back to the City May 27, Council to consider bid awards on June 2.</i> |
| 3 | Paul, Janice, Ken | Staff to monitor contractor pricing related to road projects and report back to City Council on any savings/decrease in pricing for the potential to go out for bid/perform road projects now. <i>This analysis is being done and will be presented to the City Council in July and continually monitored and updated.</i> |
| 4 | David, Linda | Reschedule service projects -- including Purge the Spurge at Wild Rose Trail (with YCC and residents help). <i>Staff will evaluate the feasibility of projects depending on COVID-19 restrictions.</i> |
| 5 | Sherrie (Brian H) | Staff to look into possible annexation into mosquito abatement district related to North Point (annexation) development. <i>The mosquito abatement district would have to take specific action to annex the area and the existing abatement district would need to release the area as well. (5/26/2020)</i> |
| 6 | David, Sherrie | Staff to prepare policy (or review current policy) related to tree removal particularly when related to sidewalk damage. <i>Staff is working on a follow-up report to the City Council.</i> |
| 7 | Paul | Ken Leetham suggested staff review the arterial roadways with heavy traffic to determine if increased standards were required. |
| 8 | Ken Tyler (Golf General Manager) | Staff to pursue the proposal from the wedding venue operator for the upcoming needs at the golf course. Staff to also look into adjusting the contract with the current concessionaire to allow for a professional wedding group to provide those services. <i>This project is currently on hold since weddings and other gatherings are impacted by COVID-19 restrictions. The new golf course GM will also be taking this on as part of his duties and responsibilities.</i> |
| 9 | David | Staff to create a to do list for park projects this year with the help of the Parks and Arts Board and Ken Leetham |
| 10 | David/Ken /Linda? | Provide information on leash law and fines to City Council (potentially through social media as well?) |
| 11 | David, Ken | Staff to follow-up on adding trees to park strips on Fox Hollow at roundabout. <i>Ken will report during FY21 budget meetings.</i> |
| 12 | Janice | Provide analysis to City Council for whether to pay off Water Revenue Refunding Bonds. <i>Staff will provide analysis during upcoming budget meetings.</i> |
| 13 | CD Dept. | Staff to work with Bountiful Veterans Park Foundation to reach out to the community to obtain the names of veterans in the community that would like to be honored on the memorial wall at the park. Staff to also work with Stan Porter and the PTAR Board to plan for next phases of possible improvements in the City's Veterans Memorial Park. <i>Ali has received the name list from Bountiful and is researching grant opportunities. (UPDATED 5/26/2020)</i> |
| 14 | Sherrie, Ken | Mayor Arave requested setting up a community wellness committee by ordinance so that we could make efforts similar to Centerville related to wellness in the community. <i>NAMI free on-line mentalhealth support group during COVID-19. Sign up:</i> |

| | | |
|----|-------------------|--|
| | | https://form.jotform.com/200846724854158 NAMI Mentor hotline 9am-4:15 pm M-F. (801) 323-9900 or (877) 230-6264. (updated 5/26/2020) |
| 15 | Linda | Coordinate an afternoon time with UTA and Council for Frontrunner/UVX tour to Provo. <i>Linda has contacted Hal Johnson – He is coordinating with Beth Holbrook and will get back to us on potential dates. (Postponed until after COVID-19 restrictions.)</i> |
| 16 | Ken | Renewed effort to discuss and prepare for cyber security. <i>ETS provided cyber security workshop for City staff and the City has purchased some additional software to prevent attacks on City system.</i> |
| 17 | Ken | Contact the SD Rec District and see if there is a possibility of a “free” North Salt Lake day. <i>Ken talked to Tiff Miller and he said that we can schedule this anytime we wish and that some of our other cities already do this every year. (Postponed until after COVID-19 restrictions.)</i> |
| 18 | Brent, Julie Mc | Look at the possibility of expanding a recreation program up at the golf course. Clinics, lessons, paid classes/workshops, etc. <i>This idea will be included in the new proposals related to the golf course and efforts to increase revenues.</i> |
| 19 | Sherrie, DRC | Council requested zoning recommendations from staff for two parcels on the east side of Orchard Drive north of Center Street, Odell Lane, and the RM-20-zoned neighborhood on the west side of Orchard Drive south of Center Street. <i>The DRC has reviewed the parcels and is currently considering options for rezoning the property.(3/5/20)</i> |
| 20 | Ken, David Church | Staff (David Church) to review current law related to annexation of unincorporated areas and to send an email to Senator Weiler ASAP (for the current legislative session) if the current law is not sufficient for the City’s needs. <i>Sherrie has provided a memo to Ken (3/5/20)</i> |
| 21 | Sherrie Ken etc. | Get number for Jeremy Holt at LDS Hospital from Mayor re: partnering with NSL on mental illness outreach. Also, the Council discussed the possibility of staff preparing outreach/educational information in the newsletter and on the City's website some sources of help for suicide and mental illness. Council also discussed working with LDS Hospital, League of Cities and Towns, creating a citizen committee/group, hosting an educational class, and preparing a packet related to mental illness. <i>Ken has spoken with a non-profit group who may host a social services open house in NSL.</i> |
| 22 | Ken | Staff would prepare a proposal related to small insurance claims and a fund to pay for these types of items in-house rather than submitting them through insurance. |
| 23 | Linda | Digital PDF of new resident information packet on the website with link on social media – <i>Linda is working on new packet.</i> |
| 24 | David Ken | Staff to work with Woods Cross to improve their dog park and discuss potential for a new dog park in the area. <i>City Staff is reviewing other communities’ dog parks and preparing a recommendation for the City Council. Woods Cross City has tentatively indicated a willingness to participate.</i> |
| 25 | Ken Craig | Staff to work on emergency preparedness reporting and coordination with Davis County rather than NSL – and whether it should be organized and run by South Davis Fire. <i>Staff is working with surrounding communities and Fire District to evaluate staffing needs and possible employee sharing</i> |
| 26 | Paul David Ken | Various assignments related to water and water planning including: collection of water usage data by area, analysis and recommendation related to water conservation rate structure, and long-range planning for water needs. <i>Staff proposal to engage a 3rd party to perform water comprehensive plan in FY 2021 Budget.</i> |
| 27 | Linda Ken | CM Porter asked for recognition/formalization of the City’s History Committee on a future agenda. <i>Staff reviewing history committees of other cities and will draft resolution.</i> |
| 28 | Linda | Staff to arrange a tour of Wasatch Resource Recovery Plant for interested City Council members and staff. <i>Scheduled for early April. Now postponed until after COVID-19 passes.</i> |